

## GENTRY CITY COUNCIL AGENDA

### MONDAY, NOVEMBER 1, 2021

Meeting Called to Order  
Invocation  
Roll Call  
Review of Minutes: October 4, 2021 Regular Council Meeting

### COMMUNITY COMMENTS

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
  - a. Splashpad
  - b. Sports Complex
2. Water Storage Facility Update
3. 119 N. Nelson Ave. Cleanup Update
4. 117 N. Smith Ave. Cleanup Update
5. Proposed Ordinance Amending Description of R-N Zone

### NEW BUSINESS

1. Wastewater Master Plan RFQ
2. Annexation Ordinance (Jones/Stricker)
3. Ordinance – Administrative Fees (City Hall/Library)
4. Ordinance – Business (Occupational) License Late Fees
5. Ordinance – Microchip Fees
6. Ordinance – Hydrant Meter Fees
7. Ordinance – Amending/Removing/Rescinding Obsolete Language (Board of Review/Amusements Games/Water Service Reconnections)
8. Ordinance – Building/Plumbing/Electrical Permit Fees
9. Ordinance – HVAC Permit Fees
10. Ordinance – Park Reservation Fees
11. Resolution – Alley Vacate (Block 3 Pierson’s Addition) Public Hearing
12. 2022 Budget
- 13.

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, November 18, 2021 @ 7pm
- Citywide Cleanup Update
- WFF Trees

	<u>2019</u>	<u>2020</u>	<u>2021</u>
City Sales & Use	\$100,127.07	\$121,135.03	\$148,047.50
County Tax	\$78,023.84	\$79,452.93	\$82,988.58

**CITY OF GENTRY  
REGULAR CITY COUNCIL MEETING  
MONDAY, OCTOBER 4, 2021**

The City Council of the City of Gentry, Arkansas, met in person and virtually, at the Council Chambers and, at various other locations, at 6:30 p.m. on October 4, 2021. Mayor Kevin Johnston called the meeting to order. City Attorney Joel Kurtz gave the invocation.

**COUNCIL MEMBERS ANSWERING ROLL CALL:** Janice Arnold, Jason Barrett, Michael Crawford, Dan Erskin, Kristi Reams, Jimmy Thorburn and Jason Williams

**COUNCIL MEMBERS ABSENT:** Cindy Philpott

**Others in attendance:** Mayor Kevin Johnston, City Attorney Joel Kurtz, City Clerk Jenny Trout, Chamber of Commerce Director Janie Parks, Police Chief Clay Stewart, Fire Chief Vester Cripps, Randy Moll (virtually), and Justin Spafford (virtually).

**REVIEW OF MINUTES: September 13, 2021- Regular Council Meeting**

**Motion:** Arnold- to approve the minutes as presented

**Second:** Reams

<b>Roll Call:</b> Arnold-yes	Barrett- pass	Crawford-pass	Erskin-yes
Reams-yes	Thorburn-yes	Williams-yes	

**Motion passed.**

**COMMUNITY COMMENTS**

- Public Comment (Items Not on Presented Agenda):** None.
- Main Street Gentry Chamber of Commerce – Janie Parks** presented a schedule of past and upcoming events including: There were approximately 300 riders for the Glow Ride; Pickin’ Time on 59 was very successful; Trick or Treat on Main Street has been set for Saturday, October 30<sup>th</sup> and will begin at 5:30p.m.; Congressman Womack’s Mobile Office will be at the Gentry Chamber of Commerce building on November 4<sup>th</sup> from 1-3:00p.m.; Gentry Christmas parade is scheduled for December 11<sup>th</sup> at 6:30p.m on Main Street.  
  
Downtown Revitalization 2<sup>nd</sup> Town Hall Meeting is set for October 26, 2021, at 6:30p.m. in the McKee Room of the Gentry Public Library.
- Gentry Public Schools:** No comments

**UNFINISHED BUSINESS**

1) **Park Master Plan Update:**

- a) **Splashpad:** Mayor Johnston announced the last day of the 2021 season was October 3<sup>rd</sup> and winterization of the splashpad would begin later this week, with a final walk-through set for Friday, October 8, 2021.
- b) **Sports Complex:** Justin Spafford with Flintco, provided an updated project report.

2) **Water Storage Facility Update:** Mayor Johnston mentioned the welding was complete and, painting, coating and logo on the tank were next to come. Mayor Johnston also stated field lines would be laid sometime in the coming week. When asked about a projected date of completion, Mayor Johnston responded with, mid-June/July 2022.

3) **119 N. Nelson Ave. Cleanup Update:** Mayor Johnston announced cleanup for this location will be wrapping up this week.

4) **117 N. Smith Ave. Cleanup Update:** Mayor Johnston stated cleanup was still progressing for this location, with the property owner keeping in touch with updates.

**NEW BUSINESS:**

1) **Country Lots Annexation Ordinance w/Emergency Clause:** An Ordinance Accepting the Annexation of Certain Lands to the City of Gentry; Assigning Said Lands to a Ward; Designating the Zoning of Said Lands; Declaring an Emergency; And for Other Purposes, was presented for review and consideration:

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

**Second:** Thorburn

**Roll Call:** Williams-yes      Arnold-yes      Barrett-yes      Crawford-yes  
   Erskin-yes      Reams-yes      Thorburn-yes

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

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

**Second:** Arnold

**Roll Call:** Williams-yes      Arnold-yes      Barrett-yes      Crawford-yes  
   Erskin-yes      Reams-yes      Thorburn-yes

**Motion passed.**

**Motion:** Crawford- to pass on Emergency Clause

**Second:** Erskin

**Roll Call:** Williams-yes      Arnold-yes      Barrett-yes      Crawford-yes  
   Erskin-yes      Reams-yes      Thorburn-yes

**Motion passed.**

- 2) **Proposed Ordinance Amending Description of R-N Zone:** An Ordinance Amending the Gentry Municipal Code to Revise the Description of the Residential Neighborhood Zoning District; and for Other Purposes, was presented for review and consideration: City Attorney Joel Kurtz explained the reason for the Ordinance, as well as the differences between the zones regarding lot sizes and setbacks:

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

**Second:** Thorburn

**Roll Call:** Williams-yes      Arnold-yes      Barrett-yes      Crawford-yes  
   Erskin-yes      Reams-yes      Thorburn-yes

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

**Motion:** Barrett- to pass on first reading to allow for further consideration

**Second:** Williams

**Roll Call:** Williams-yes      Arnold-yes      Barrett-yes      Crawford-yes  
   Erskin-yes      Reams-yes      Thorburn-yes

**Motion passed.**

- 3) **2021 Millage Resolution:** City of Gentry, Arkansas 2021 Millage Resolution was presented for review. After discussion:

**Motion:** Barrett- to approve the Resolution with an amendment to the date listed in Section 1 reflecting 2022 in place of 2021

**Second:** Arnold

**Roll Call:** Williams-yes      Arnold-yes      Barrett-yes      Crawford-yes  
   Erskin-yes      Reams-yes      Thorburn-yes

**Motion passed.**

- 4) **2022 Water/Sewer Rate Ordinance:** An Ordinance Establishing Sewer and Water Rates for the City of Gentry, Arkansas, to be Effective on the Billing Due January 10, 2020; and for Other Purposes, was presented for review and consideration. Council Member Jason Williams provided information related to budget numbers and concerns regarding profit/loss pertaining to this issue. City Attorney Joel Kurtz stated a rate study would have to be completed by 2026:

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

**Second:** Crawford

**Roll Call:** Williams-yes      Arnold-yes      Barrett-yes      Crawford-yes  
   Erskin-yes      Reams-yes      Thorburn-yes

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

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

**Second:** Thorburn

**Roll Call:** Williams-pass      Arnold-yes      Barrett-yes      Crawford-yes  
   Erskin-yes      Reams-yes      Thorburn-yes

**Motion passed.**

**ANNOUNCEMENTS AND COMMENTS**

- \*Planning Commission Meeting, October 21, 2021 @ 7:00p.m.:**
- \*Citywide Cleanup Event October 23-24, 2021 8am to 4pm.**
- \*City Sales and Use & County Tax numbers for 2019-2021 were listed**

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

**Motion:** Thorburn  
**Second:** Arnold  
**All in favor. None opposed.**  
**Motion passed. Meeting adjourned.**

---

**CITY CLERK:**  
**JENNY TROUT**

---

**MAYOR: KEVIN JOHNSTON**  
**CITY OF GENTRY**

ORDINANCE NO. \_\_\_\_\_

**AN ORDINANCE AMENDING THE GENTRY MUNICIPAL CODE TO  
REVISE THE DESCRIPTION OF THE RESIDENTIAL  
NEIGHBORHOOD ZONING DISTRICT; AND FOR OTHER PURPOSES.**

WHEREAS, it has come to the attention of the Gentry City Council that there is a need to amend the Gentry Municipal Code to revise the description of the Residential Neighborhood (R-N) District to clarify its intended uses;

WHEREAS, notice has been given and a public hearing has been held in accordance with the requirements of Gentry Municipal Code Section 14.04.14; and

WHEREAS, the Gentry Planning Commission has recommended adoption of the proposed amendment;

NOW, therefore, be it ordained by the City Council of the City of Gentry, Arkansas:

**Section 1:** Section 14.04.06.C.8. of the Gentry Municipal Code is hereby canceled, annulled and rescinded, and in lieu thereof the following shall be, and the same is hereby substituted:

8. R-N Residential Neighborhood District. The intent of the Residential Neighborhood District is to evoke the look and feel of a traditional small-town neighborhood by providing for single-family residences on smaller lots than are permitted in the R-1 Low Density Residential or R-2 Medium Density Residential Districts.

**Section 2:** Any Code provision, Resolution, or Ordinance contrary to the provisions of this Ordinance is hereby repealed to the extent of such conflict.

PASSED AND APPROVED THIS ~~4<sup>th</sup>~~ day of ~~October~~, 2021.

\_\_\_\_\_  
Kevin D. Johnston, Mayor

ATTEST:

\_\_\_\_\_  
Tonya Carney, Director of Finance

REQUEST FOR QUALIFICATION: RFQ 21-01, Engineering Services

DEADLINE: Tuesday, October 19, 2021 prior to 2:00:00 PM, local time

DELIVERY LOCATION: 101 W. Main St., Gentry, AR 72734

The City of Gentry intends to use funding from the American Rescue Plan Act of 2021 (ARPA) and other sources for improvements to their municipal wastewater system. It is the intent for the accepted responses to this solicitation to be considered for preparation of a Wastewater Master Plan for the City and other projects associated with the wastewater collection and treatment facilities. The City reserves the right to issue a separate RFQ at any time for any job specific engineering selection. Details can be found on our website at <https://www.gentryarkansas.us/projects-2>.

Published in the Arkansas Democrat Gazette September 19<sup>th</sup> & 26<sup>th</sup>, 2021.

City of Gentry, AR  
101 W. Main Street  
Gentry, AR 72734  
Phone: 479-736-2555

## RFQ (REQUEST FOR QUALIFICATION)

REQUEST FOR QUALIFICATION: RFQ 21-01, Engineering Services **DEADLINE: Tuesday, October 19, 2021 prior to 2:00:00 PM, local time**

DELIVERY LOCATION: 101 W. Main St., Gentry, AR 72734

DATE OF ISSUE AND ADVERTISEMENT: September 19, 2021 and September 26, 2021

### REQUEST FOR STATEMENT OF QUALIFICATIONS RFQ 21-01, Engineering Services

The City of Gentry intends to use funding from the American Rescue Plan Act of 2021 (ARPA) and other sources for improvements to their municipal wastewater system. It is the intent for the accepted responses to this solicitation to be considered for preparation of a Wastewater Master Plan for the City and other projects associated with the wastewater collection and treatment facilities.

The City reserves the right to issue a separate RFQ at any time for any job specific engineering selection.

Submittals shall be submitted in sealed envelopes labeled with the solicitation number, solicitation name, and the name and address of the firm.

All statements of qualification shall be submitted in accordance with the attached City of Gentry specifications and documents attached hereto. Each Proposer is required to fill in every blank and shall supply all information requested; failure to do so may be used as basis of rejection. Any bid, proposal, or statements of qualification will be rejected that violates or conflicts with state, local, or federal laws, ordinances, or policies.

RFQ 21-01, Engineering Services Request for  
Statement of Qualifications  
City of Gentry, Arkansas

The City of Gentry, Arkansas, is requesting statements of qualifications from firms interested in providing engineering services for preparation of a Wastewater Master Plan for the City and other work associated with the municipal wastewater system. The work will generally consist of research and analysis of the existing sanitary sewer collection system and wastewater treatment facility within the City's service boundary, planning and recommendations for improvements for a 20-year horizon, and considerations for ultimate build-out.

To be considered, statements of qualification shall be received at the City Administration Building, City Hall, 101 W. Main St., Gentry, Arkansas before Wednesday, October 19, 2021 prior to 2:00:00 PM, local time. **No late submittals will be accepted.**

Forms & addendums can be downloaded from the City's web site at <https://www.gentryarkansas.us/projects-2>  
All questions regarding the process should be directed to Kevin Johnston at [Kevin.Johnston@cityofgentry.com](mailto:Kevin.Johnston@cityofgentry.com) or (479)736-2555.

Statements of qualification submitted shall be qualified to do business and licensed in accordance with all applicable laws of the State of Arkansas and local governments where the project is located.

Pursuant to Arkansas Code Annotated §22-9-203, The City of Gentry encourages all *qualified* small, minority- and women-owned business enterprises to bid on and receive contracts for goods, services, and construction. Also, the City of Gentry encourages all general contractors to subcontract portions of their contract to *qualified* small, minority- and women-owned business enterprises.

The City of Gentry reserves the right to reject any or all proposals and to waive irregularities therein, and all Proposers shall agree that such rejection shall be without liability on the part of the City of Gentry for any damage or claim brought by any Proposer because of such rejections, nor shall the Proposers seek any recourse of any kind against the City of Gentry because of such rejections. The filing of any Proposal in response to this invitation shall constitute an agreement of the Proposer to these conditions.

CITY OF GENTRY, ARKANSAS

By: Kevin Johnston

Title: Mayor

Ad date: 09/19/2021 & 09/26/2021

SECTION:	PAGE NUMBER
Cover Page	01
Advertisement	02
SECTION A: General Terms & Conditions	04
SECTION B: Vendor References	10
SECTION C: Signature Submittal	11
SECTION D: Summary Form	13

1. SUBMISSION OF A STATEMENT OF QUALIFICATION SHALL INCLUDE:

- a. A written narrative describing the method or manner in which the Proposer proposes to satisfy requirements of this RFQ in the most cost-effective manner. The term Proposer shall be in reference to a firm or individual responding to this solicitation. The term proposal is used in this document as equal to statement of qualification.
- b. A description of the Proposer's experience in providing the same or similar services as outlined in the RFQ. This description should include the names of the person(s) who will provide the services, their qualifications, and the years of experience in performing this type of work. Also, include the reference information requested in this RFQ.
- c. Statement should be no more than twenty-five (25) pages; single sided, standard, readable, print on standard 8.5x11 papers. Proposers are also allowed to submit a two (2) page (maximum) executive summary. The following items will not count toward the page limitations: appendix, cover sheet, two-page executive summary, resumes (resumes shall be no more than 1 page per person), and forms provided by the City for completion.
- d. All Proposers shall submit one (1) paper copy of their statement of qualification as well as one (1) electronic copy on a properly labeled CD or other electronic media device (thumb drive or flash drive). The electronic copy submitted should be submitted as a SINGLE FILE in Adobe PDF format. Electronic files shall not be restricted against saving or printing. The electronic copy shall be identical to the original papers submitted.
- e. Proposals will be reviewed following the stated deadline, as shown on the cover sheet of this document. Only the names of Proposers will be available after the deadline until a contract has been awarded by the Gentry City Council. All interested parties understand proposal documents will not be available until after a valid contract has been executed and at that time only for the intended selection.
- f. Proposers shall submit a statement of qualification based on documentation published by the City of Gentry.
- g. Proposals shall be enclosed in sealed envelopes or packages addressed to the City of Gentry, 101 W. Main St., Gentry, AR 72734. The name, address of the firm and RFQ number shall be on the outside of the packaging as well as on any packages enclosed in shipping containers or boxes.
- h. Proposals must follow the format of the RFQ. Proposers should structure their responses to follow the sequence of the RFQ, if provided.
- i. Proposers shall have experience in work of the same or similar nature and must provide references that will satisfy the City of Gentry. Proposer may furnish a reference list of clients for whom they have performed similar services and must provide information as requested in this document.
- j. Proposer is advised that exceptions to any of the terms contained in this RFQ or the attached service agreement must be identified in its response to the RFQ. Failure to do so may lead the City to declare any such term non-negotiable. Proposer's desire to take exception to a non-negotiable term will not disqualify it from consideration for award.
- k. Local time shall be defined as the time in Gentry, Arkansas on the due date of the deadline. Documents must be received before the deadline time.

2. WRITTEN REQUESTS FOR INTERPRETATIONS OR CLARIFICATION:

No oral interpretations will be made to any firms as to the meaning of specifications or any other contract documents. All questions pertaining to the terms and conditions or scope of work of this proposal must be sent in writing via e-mail to the Mayor. Responses to questions may be handled as an addendum if the response would provide clarification to the requirements of the proposal. All such addenda shall become part of the contract documents. The City will not be

responsible for any other explanation or interpretation of the proposed RFQ made or given prior to the award of the contract.

3. RIGHTS OF CITY OF GENTRY IN THIS PROCESS:

In addition to all other rights of the City of Gentry, under state law, the City specifically reserves the following:

- a. The City of Gentry reserves the right to rank firms and negotiate with the highest-ranking firm. Negotiation with an individual Proposer does not require negotiation with others.
- b. The City of Gentry reserves the right to select the proposal that it believes will serve the best interest of the City.
- c. The City of Gentry reserves the right to accept or reject any or all proposals.
- d. The City of Gentry reserves the right to cancel the entire request.
- e. The City of Gentry reserves the right to remedy or waive technical or immaterial errors in the request for statements of qualification or resulting submittal.
- f. The City of Gentry reserves the right to request any necessary clarifications, additional information, or proposal data without changing the terms of the proposal.
- g. The City of Gentry reserves the right to make selection of the Proposer to perform the services required on the basis of the original proposals without negotiation.

4. EVALUATION CRITERIA:

The evaluation criterion defines the factors that will be used to evaluate and score responsive, responsible, and qualified proposals. Proposers shall include sufficient information to allow the City to thoroughly evaluate and score proposals. Each proposal submitted shall be evaluated and ranked. The contract will be awarded to the most qualified Proposer, per the evaluation criteria listed in the SELECTION CRITERIA section of this RFQ. Proposers are not guaranteed to be ranked.

5. COSTS INCURRED BY PROPOSERS:

All expenses involved with the preparation and submission of proposals to the City, or any work performed in connection therewith, shall be borne solely by the Proposer(s). No payment will be made for any responses received, or for any other effort required of, or made by, the Proposer(s) prior to contract commencement.

6. ORAL PRESENTATION:

An oral presentation and/or interview may be requested of any firm, at the City's discretion.

7. CONFLICT OF INTEREST:

- a. The Proposer represents that it presently has no interest and shall acquire no interest, either direct or indirect, which would conflict in any manner with the performance or services required hereunder, as provided in City of Gentry Resolution 19-585 "Conflict of Interest Policy".
- b. The Proposer shall promptly notify Kevin Johnston, Mayor, in writing, of all potential conflicts of interest for any prospective business association, interest, or other circumstance which may influence or appear to influence the Proposer's judgment or quality of services being provided. Such written notification shall identify the prospective business association, interest or circumstance, the nature of which the Proposer may undertake and request an opinion to the City as to whether the association, interest or circumstance would, in the opinion of the City, constitute a conflict of interest if entered by the Proposer. The City agrees to communicate with the Proposer its opinion via e-mail or first-class mail within thirty days of receipt of notification.

8. WITHDRAWAL OF PROPOSAL:

A proposal may be withdrawn at any time.

9. LATE PROPOSAL OR MODIFICATIONS:

- a. Proposal and modifications received after the time set for the proposal submittal shall not be considered. Modifications in writing received prior to the deadline will be accepted. The City will not be responsible for misdirected bids. Proposers should call the City Administration at 479.736.2555 to ensure receipt of their submittal documents prior to opening time and date listed.

10. LOCAL, STATE, AND FEDERAL COMPLIANCE REQUIREMENTS:

- a. The laws of the State of Arkansas apply to any purchase made under this request for statements of qualification. Proposers shall comply with all local, state, and federal directives, orders, and laws as applicable to this proposal and subsequent contract(s) including but not limited to Equal Employment Opportunity (EEO), Disadvantaged Business Enterprises (DBE), and OSHA as applicable to this contract.
- b. Pursuant to Arkansas Code Annotated §22-9-203 The City of Gentry encourages all *qualified* small, minority- and women-owned business enterprises to bid on and receive contracts for goods, services, and construction. Also, the City of Gentry encourages all general contractors to subcontract portions of their contract to *qualified* small, minority- and women-owned business enterprises.

11. COLLUSION:

The Proposer, by affixing his or her signature to this proposal, agrees to the following: "Proposer certifies that his proposal is made without previous understanding, agreement, or connection with any person, firm or corporation making a proposal for the same item(s) and/or services and is in all respects fair, without outside control, collusion, fraud, or otherwise illegal action."

12. RIGHT TO AUDIT, FOIA, AND JURISDICITON:

- a. The City of Gentry reserves the privilege of auditing a vendor's records as such records relate to purchases between the City and said vendor.
- b. Freedom of Information Act: City contracts and documents prepared while performing City contractual work are subject to the Arkansas Freedom of Information Act. If a Freedom of Information Act request is presented to the City of Gentry, the Contractor will do everything possible to provide the documents in a prompt and timely manner as prescribed in the Arkansas Freedom of Information Act (A.C.A. §25-19-101 et. seq.). Only legally authorized photocopying costs pursuant to the FOIA may be assessed for this compliance.
- c. Legal jurisdiction to resolve any disputes shall be in Benton County, Arkansas, with Arkansas law applying to the case.

13. CITY INDEMNIFICATION:

The successful Proposer(s) agrees to indemnify the City and hold it harmless from and against all claims, liability, loss, damage, or expense, including but not limited to counsel fees, arising from or by reason of any actual or claimed trademark, patent or copyright infringement or litigation based thereon, with respect to the services or any part thereof covered by this order, and such obligation shall survive acceptance of the services and payment thereof by the City.

14. VARIANCE FROM STANDARD TERMS & CONDITIONS:

All standard terms and conditions stated in this request for statements of qualification apply to this contract except as specifically stated in the subsequent sections of this document, which take precedence, and should be fully understood by Proposers prior to submitting a proposal on this requirement.

15. ADA REQUIREMENT FOR PUBLIC NOTICES & TRANSLATION:

Persons with disabilities requiring reasonable accommodation to participate in this proceeding/event, should call 479.736.2555 not later than seven days prior to the deadline. Persons needing translation of this document shall contact the City of Gentry, City Administration Office, immediately.

16. PAYMENTS AND INVOICING:

The Proposer must specify in their proposal the exact company name and address which must be the same as invoices submitted for payment as a result of award of this RFQ. Further, the successful Proposer is responsible for immediately notifying the Mayor of any company name change, which would cause invoicing to change from the name used at the time of the original RFQ. Payment will be made within thirty days of invoice received. The City of Gentry is very credit worthy and will not pay any interest or penalty for untimely payments. The City will not agree to allow any increase in hourly rates by the contract without PRIOR Gentry City Council approval.

17. CANCELLATION:

- a. The City reserves the right to cancel this contract without cause by giving thirty (30) days prior notice to the Contractor in writing of the intention to cancel or with cause if at any time the Contractor fails to fulfill or abide by any of the terms or conditions specified.
- b. Failure of the contractor to comply with any of the provisions of the contract shall be considered a material breach of contract and shall be cause for immediate termination of the contract at the discretion of the City of Gentry.
- c. In addition to all other legal remedies available to the City of Gentry, the City reserves the right to cancel and obtain from another source, any items and/or services which have not been delivered within the period of time from the date of order as determined by the City of Gentry.
- d. In the event sufficient budgeted funds are not available for a new fiscal period, the City shall notify the vendor of such occurrence and the contract shall terminate on the last day of the current fiscal period without penalty or expense to the City.

18. ASSIGNMENT, SUBCONTRACTING, CORPORATE ACQUISITIONS AND/OR MERGERS:

- a. The Contractor shall perform this contract. No assignment or subcontracting shall be allowed without prior written consent of the City. If a Proposer intends to subcontract a portion of this work, the Proposer shall disclose such intent in the proposal submitted as a result of this RFQ.

In the event of a corporate acquisition and/or merger, the Contractor shall provide written notice to the City within thirty (30) calendar days of Contractor's notice of such action or upon the occurrence of said action, whichever occurs first. The right to terminate this contract, which shall not be unreasonably exercised by the City, shall include, but not be limited to, instances in which a corporate acquisition and/or merger represent a conflict of interest or are contrary to any local, state, or federal laws. Action by the City awarding a proposal to a firm that has disclosed its intent to assign or subcontract in its response to the RFQ, without exception shall constitute approval for purpose of this Agreement.

19. NON-EXCLUSIVE CONTRACT:

Award of this RFQ shall impose no obligation on the City to utilize the vendor for all work of this type, which may develop during the contract period. This is not an exclusive contract. The City specifically reserves the right to concurrently contract with other companies for similar work if it deems such an action to be in the City's best interest. In the case of multiple-phase contracts, this provision shall apply separately to each item.

20. ADDITIONAL REQUIREMENTS:

The City reserves the right to request additional services relating to this RFQ from the Proposer. When approved by the City as an amendment to the contract and authorized in writing prior to work, the Contractor shall provide such additional requirements as may become necessary.

21. INTEGRITY OF STATEMENT OF QUALIFICATION (RFQ) DOCUMENTS:

Proposers shall use the original RFQ form(s) provided by the City of Gentry and enter information only in the spaces where a response is requested. Proposers may use an attachment as an addendum to the RFQ form(s) if sufficient space is not available on the original form for the Proposer to enter a complete response. Any modifications or alterations to the original RFQ documents by the Proposer, whether intentional or otherwise, will constitute grounds for rejection of

such RFQ response. Any such modifications or alterations a Proposer wishes to propose shall be clearly stated in the Proposer's RFQ response and presented in the form of an addendum to the original RFQ documents.

22. LOBBYING:

Lobbying or communicating with City of Gentry employees, or elected officials regarding request for proposals, request for qualifications, bids or contracts, during the pendency of bid protest, by the bidder/proposer/protestor or any member of the bidder's/proposer's/protestor's staff, and agent of the bidder/proposer/protestor, or any person employed by any legal entity affiliated with or representing an organization that is responding to the request for proposal, request for qualification, bid or contract, or has a pending bid protest is strictly prohibited either upon advertisement or on a date established by the City of Gentry and shall be prohibited until either an award is final or the protest is finally resolved by the City of Gentry; provided, however, nothing herein shall prohibit a prospective/bidder/proposer from contacting the City to address situations such as clarification and/or questions related to the procurement process. For purposes of this provision, lobbying activities or communication shall include, but not be limited to, influencing or attempting to influence action or non-action in connection with any request for proposal, request for qualification, bid, or contract through direct or indirect oral or written communication or an attempt to obtain goodwill of persons and/or entities specified in this provision. Such actions may cause any request for proposal, request for qualification, bid or contract to be rejected.

23. DEBARRED ENTITIES:

By submitting a statement of qualification, vendor states submitting entity is not a debarred contractor with the federal, any state, or local government.

24. OTHER GENERAL CONDITIONS:

- a. Proposers shall provide the City with proposals signed by an employee having legal authority to submit proposals on behalf of the Proposer. The entire cost of preparing and providing responses shall be borne by the Proposer.
- b. The City reserves the right to request any additional information it deems necessary from any or all Proposers after the submission deadline.
- c. The request for statement of qualification is not to be construed as an offer, a contract, or a commitment of any kind; nor does it commit the city to pay for any costs incurred by Proposer in preparation. It shall be clearly understood that any costs incurred by the Proposer in responding to this request for statements of qualification is at the Proposer's own risk and expense as a cost of doing business. The City of Gentry shall not be liable for reimbursement to the Proposer for any expense so incurred, regardless of whether or not the proposal is accepted.
- d. Any uncertainties shall be brought to the attention to Kevin Johnston immediately via telephone (479.736.2555) or e-mail ([kevin.johnston@cityofgentry.com](mailto:kevin.johnston@cityofgentry.com)). It is the intent and goal of the City of Gentry to provide documents providing a clear and accurate understanding of the scope of work to be completed and/or goods to be provided. We encourage all interested parties to ask questions to enable all Proposers to be on equal terms.
- e. Any inquiries or requests for explanation in regard to the City's requirements should be made promptly to Kevin Johnston, City of Gentry, via e-mail ([kevin.johnston@cityofgentry.com](mailto:kevin.johnston@cityofgentry.com)) or telephone (479.736.2555). No oral interpretation or clarifications will be given as to the meaning of any part of this request for statements of qualification. All questions, clarifications, and requests, together with answers, if any, will be provided to all firms via written addendum. Names of firms submitting any questions, clarifications, or requests will not be disclosed until after a contract is in place.
- f. At the discretion of the City, one or more firms may be asked for more detailed information before final ranking of the firms, which may also include oral interviews.
- g. Any information provided herein is intended to assist the Proposer in the preparation of proposals necessary to properly respond to this RFQ. The RFQ is designed to provide qualified Proposers with sufficient basic information to submit proposals meeting minimum specifications and/or test requirements, but is not intended to limit a RFQ's content or to exclude any relevant or essential data.

- h. Proposers irrevocably consent that any legal action or proceeding against it under, arising out of or in any manner relating to this Contract shall be controlled by Arkansas law. Proposer hereby expressly and irrevocably waives any claim or defense in any said action or proceeding based on any alleged lack of jurisdiction or improper venue or any similar basis.
- i. The successful Proposer shall not assign the whole or any part of this Contract or any monies due or to become due hereunder without written consent of City of Gentry. In case the successful Proposer assigns all or any part of any monies due or to become due under this Contract, the Instrument of assignment shall contain a clause substantially to the effect that is agreed that the right of the assignee in and to any monies due or to become due to the successful Proposer shall be subject to prior liens of all persons, firms, and corporations for services rendered or materials supplied for the performance of the services called for in this contract.  
The successful Proposer's attention is directed to the fact that all applicable Federal and State laws, municipal ordinances, and the rules and regulations of all authorities having jurisdiction over the services shall apply to the contract throughout, and they will be deemed to be included in the contract as though written out in full herein. The successful Proposer shall keep himself/herself fully informed of all laws, ordinances and regulations of the Federal, State, and municipal governments or authorities in any manner affecting those engaged or employed in providing these services or in any way affecting the conduct of the services and of all orders and decrees of bodies or tribunals having any jurisdiction or authority over same. If any discrepancy or inconsistency should be discovered in these Contract Documents or in the specifications herein referred to, in relation to any such law, ordinance, regulation, order or decree, s/he shall herewith report the same in writing to City of Gentry.

25. INSURANCE:

- a. Any project selected under this RFQ shall require professional liability insurance in the amount of \$1 million US dollars, at minimum. Such Certificate of Insurance shall list the City as an additional insured and not be required unless firm is selected.

26. SELECTION CRITERIA:

The evaluation criterion below defines the factors which will be used to evaluate and score responsive, responsible, and qualified proposals. The evaluation factors are as follows:

- 1. 40 Points – Specialized experience and technical competence of the firm with respect to the type of professional services required
- 2. 30 Points – Capacity and capability of the firm the perform the work in question including specialized services, within the time limitations fixed for the completion of the project
- 3. 30 Points – Past record of performance of the firm with respect to such factors as control of costs, quality of work, and ability to meet schedules and deadlines

\*\*Note: Price shall not be a considered factor used to select a vendor. In the event the City is not able to negotiate a successful contract with the selected vendor, the City reserves the right to cease negotiations with such selected vendor and proceed on to the next selected vendor. Statements of Qualification/Proposals shall NOT include prices, hourly fees, consulting rates, etc. of any kind.

City of Gentry  
RFQ 21-01, Engineering Services  
SECTION B: Vendor References

---

The following information is required from all firms so all statements of qualification may be reviewed and properly evaluated:

COMPANY NAME: \_\_\_\_\_

NUMBER OF YEARS IN BUSINESS: \_\_\_\_\_ HOW LONG IN PRESENT LOCATION: \_\_\_\_\_

TOTAL NUMBER OF CURRENT EMPLOYEES: \_\_\_\_\_ FULL TIME \_\_\_\_\_ PART TIME

NUMBER OF EMPLOYEES PLANNED FOR THIS CONTRACT: \_\_\_\_\_ FULL TIME \_\_\_\_\_ PART TIME

PLEASE LIST FOUR (4) REFERENCES THAT YOU HAVE PREVIOUSLY PERFORMED CONTRACT SERVICES FOR WITHIN THE PAST FIVE (5) YEARS (All fields must be completed):

1. \_\_\_\_\_  
COMPANY NAME

\_\_\_\_\_  
CITY, STATE, ZIP

\_\_\_\_\_  
CONTACT PERSON

\_\_\_\_\_  
TELEPHONE

\_\_\_\_\_  
FAX NUMBER

\_\_\_\_\_  
E-MAIL ADDRESS

2. \_\_\_\_\_  
COMPANY NAME

\_\_\_\_\_  
CITY, STATE, ZIP

\_\_\_\_\_  
CONTACT PERSON

\_\_\_\_\_  
TELEPHONE

\_\_\_\_\_  
FAX NUMBER

\_\_\_\_\_  
E-MAIL ADDRESS

3. \_\_\_\_\_  
COMPANY NAME

\_\_\_\_\_  
CITY, STATE, ZIP

\_\_\_\_\_  
CONTACT PERSON

\_\_\_\_\_  
TELEPHONE

\_\_\_\_\_  
FAX NUMBER

\_\_\_\_\_  
E-MAIL ADDRESS

4. \_\_\_\_\_  
COMPANY NAME

\_\_\_\_\_  
CITY, STATE, ZIP

\_\_\_\_\_  
CONTACT PERSON

\_\_\_\_\_  
TELEPHONE

\_\_\_\_\_  
FAX NUMBER

\_\_\_\_\_  
E-MAIL ADDRESS

City of Gentry  
RFQ 21-01, Engineering Services  
SECTION C: Signature Submittal

---

1. Disclosure Information

Proposer must disclose any possible conflict of interest with the City of Gentry, including, but not limited to, any relationship with any City of Gentry employee. Proposer response must disclose if a known relationship exists between any principal or employee of your firm and any City of Gentry employee or elected City of Gentry official.

If, to your knowledge, no relationship exists, this should also be stated in your response. Failure to disclose such a relationship may result in cancellation of a purchase and/or contract as a result of your response. This form must be completed and returned in order for your bid/proposal to be eligible for consideration.

PLEASE CHECK ONE OF THE FOLLOWING TWO OPTIONS, AS IT APPROPRIATELY APPLIES TO YOUR FIRM:

\_\_\_\_\_ 1) NO KNOWN RELATIONSHIP EXISTS

\_\_\_\_\_ 2) RELATIONSHIP EXISTS (Please explain): \_\_\_\_\_

I certify that; as an officer of this organization, or per the attached letter of authorization, am duly authorized to certify the information provided herein are accurate and true; and my organization shall comply with all State and Federal Equal Opportunity and Non-Discrimination requirements and conditions of employment.

2. Additional Information

At the discretion of the City, one or more firms may be asked for more detailed information before final ranking of the firms, which may also include oral interviews. NOTE: Each Proposer shall submit to the City a primary contact name, e-mail address, and phone number (preferably a cell phone number) where the City can call for clarification or interview via telephone.

Name of Firm: \_\_\_\_\_

Name of Primary Contact: \_\_\_\_\_

Title of Primary Contact: \_\_\_\_\_

Phone#1 (cell preferred): \_\_\_\_\_ Phone#2: \_\_\_\_\_

E-Mail Address: \_\_\_\_\_

TAX ID#: \_\_\_\_\_ DUNS #: \_\_\_\_\_ Cage Code: \_\_\_\_\_

3. Please acknowledge receipt of addenda for this invitation to bid, request for proposal, or request for qualification by signing and dating below. All addendums are hereby made a part of the bid or RFQ documents to the same extent as though it were originally included therein. Proposers/Bidders should indicate their receipt of same in the appropriate blank listed herein. Failure to do so may subject vendor to disqualification.

ADDENDUM NO.	SIGNATURE AND PRINTED NAME	DATE ACKNOWLEDGED

4. Pursuant Arkansas Code Annotated §25-1-503, the Contractor agrees and certifies that they do not currently boycott Israel and will not boycott Israel during any time in which they are entering into, or while in contract, with any public entity as defined in §25-1-503. If at any time during contract the contractor decides to boycott Israel, the contractor must notify the contracted public entity in writing.
5. Contractor agrees that no solicitation of City employees will take place.
6. As an interested party on this project, you are required to provide debarment/suspension certification indicating in compliance with the below Federal Executive Order. Certification can be done by completing and signing this form. Federal Executive Order (E.O.) 12549 "Debarment and Suspension" requires that all contractors receiving individual awards, using federal funds, and all sub-recipients certify that the organization and its principals are not debarred, suspended, proposed for debarment, declared ineligible, or voluntarily excluded by any Federal department or agency from doing business with the Federal Government.
7. Signature certifies that neither you nor your principal is presently debarred, suspended, proposed for debarment, declared ineligible, or voluntarily excluded from participation in this transaction by any federal department or agency.

Questions regarding this form should be directed to the City of Gentry Administration Office.

NAME: \_\_\_\_\_

COMPANY: \_\_\_\_\_

TAX ID: \_\_\_\_\_

PHYSICAL ADDRESS: \_\_\_\_\_

MAILING ADDRESS: \_\_\_\_\_

PHONE: \_\_\_\_\_ FAX: \_\_\_\_\_

E-MAIL: \_\_\_\_\_

Signed by :

SIGNATURE: \_\_\_\_\_

PRINTED NAME : \_\_\_\_\_

TITLE: \_\_\_\_\_

DATE: \_\_\_\_\_

**SECTION E: 2021 Annual Statement of Qualifications Summary Form**

ATTENTION: This form shall be completed and returned with EACH SUBMITTED Statement of Qualification. The City will utilize the selection marked by each firm to correspond with the scope of work for each project.

NAME OF FIRM: \_\_\_\_\_

SUMMARY STATEMENT:

Proposer should provide summary information on this form by checking the areas of expertise based on experience and qualifications.

This form must be completed and returned in order for your proposal to be eligible for consideration.

- |   |  |
|---|--|
| _____ Airport   | _____ Parks: Campground Planning             |
| _____ Architecture                                      | _____ Parks: Land Dedication Fees Consultant |
| _____ Bridges   | _____ Parks: Aquatics Consultant             |
| _____ Civil/Structural Design                           | _____ Site Utility                           |
| _____ Construction Administration                       | _____ Studio Design                          |
| _____ Drainage Design, Analysis, & Planning             | _____ Storm Water Management                 |
| _____ Electrical  | _____ Stormwater Modeling                    |
| _____ Environmental Analysis, Remediation, & Permitting | _____ Stormwater Design                      |
| _____ Environmental Water Services                      | _____ Structural Design                      |
| _____ Floodplain Services                               | _____ Surveying                              |
| _____ GIS Mapping                                       | _____ Sustainability Design                  |
| _____ Geotechnical Engineering                          | _____ Testing Services: Soil/Materials       |
| _____ Hydrology   | _____ Traffic Studies                        |
| _____ Independent Fee Estimates                         | _____ Value Engineering                      |
| _____ Interior Design                                   | _____ Wastewater Design                      |
| _____ Landscape Architecture                            | _____ Wastewater Management                  |
| _____ LEED Certification                                | _____ Wastewater Modeling                    |
| _____ Lighting Design                                   | _____ Wastewater Rate Studies                |
| _____ Master Planning: City/Government                  | _____ Wastewater SSES                        |
| _____ Master Planning: Parks                            | _____ Water/ Sewer Rate Studies              |
| _____ Master Planning: Streets                          | _____ Water Design                           |
| _____ Master Planning: Wastewater                       | _____ Water Management                       |
| _____ Master Planning: Water                            | _____ Water Modeling                         |
| _____ Mechanical  | _____ Water Quality Monitoring               |
| _____ Natural Resource Planning                         | _____ Wetlands                               |

2.) PLEASE FILL OUT THE SECTION BELOW AND SUBMIT THIS FORM WITH YOUR STATEMENT OF QUALIFICATIONS:

- a) I, as an officer of this organization, or per the attached letter of authorization, I am duly authorized to certify the information provided herein is accurate and true.

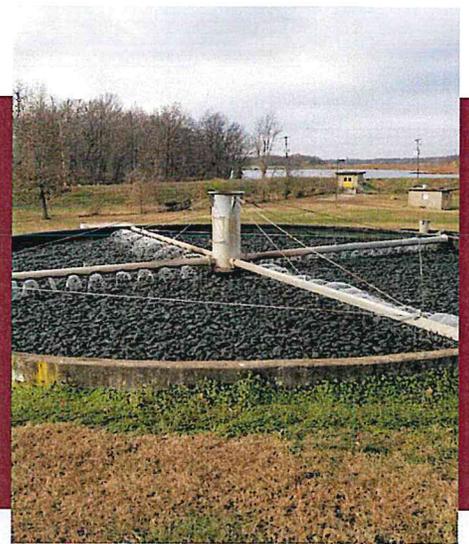
\_\_\_\_\_  
Name of Firm

\_\_\_\_\_  
Printed Name

\_\_\_\_\_  
Signature

\_\_\_\_\_  
Title

\_\_\_\_\_  
Date



**A trusted advisor with local expertise**  
*Identifying the best-value solution for Gentry*



RFQ 21-01  
**City of Gentry, Engineering Services**

**October 19, 2021**  
4300 South J.B. Hunt Drive  
Suite 240  
Rogers, AR 72758



4300 South J.B. Hunt Drive  
Suite 240  
Rogers, AR 72758  
TEL: 479-257-9188

October 19, 2021

Mayor Kevin Johnston  
City of Gentry  
101 W. Main Street  
Gentry, AR 72734

**RE: RFQ 21-01 Engineering Services**

Dear Mayor Johnston and Selection Committee,

With Gentry experiencing continued growth, you need a consultant that you can trust to find not only the most cost-effective solution but one that is the best for Gentry's future. So, you need a consultant you can trust to make the right decision for the short-term and long-term for Gentry. ***As your trusted advisor, we have the local expertise and detailed understanding of your system to identify the best-value solution for Gentry's growth.***

**We have the local planning and modeling resources to identify a solution that works specifically for Gentry.**

We know that resilient hydraulic models can mean the difference between efficient systems and low-quality operations, so, we've structured our modeling team around the vast hydraulic services that we provide. For over 20 years, Garver has been providing hydraulic modeling services for water transmission, wastewater collection, studies, and master plans across the nation.

Developing and applying detailed system hydraulic models helps improve understanding of the wastewater collection system by providing results across the system over the range of operational conditions, rather than only seeing values at certain locations or instances in time. This allows the project team to identify existing challenges and limitations in the system, including those that adversely impact the ability to meet level of service goals. Most importantly, it allows the project team to leverage existing assets first, develop and assess improvement alternatives, and prioritize improvement based on utility and stakeholder drivers for the near-, medium-, and long-term horizons.

**With our familiarity and detailed understanding of your system, we've built a relationship as your trusted advisor.**

Our team has been working with your staff for four years, providing cost-effective designs to meet your system's needs. From that experience, we've become thoroughly familiar with your system and staff, which will allow us to customize solutions to your specific needs. We've also conducted flow monitoring of your system and gained detailed knowledge of the whole system, understanding the issues you face with a growing population. We know your system so well that we know the location of every manhole within it and have guided you on how to find data and survey every manhole.



---

**Garver's local Water Design Center provides resources dedicated solely to water and wastewater projects for streamlined coordination.**

Garver's resources go beyond our proposed team. You'll receive the full depth of all our resources, which includes our Water Design Center (WDC) located locally in Fayetteville for responsive support. We employ an integrated team of disciplined engineers dedicated solely to water and wastewater projects, delivering highly creative and coordinated services for efficient project delivery.

The WDC provides all the necessary professional engineering services under one roof, serving as a one-stop shop. Because the WDC has a wide range of multi-discipline services, we're capable of handling any project concern and identifying them early on to mitigate their impact. These services included support beyond just technical project features like process, structural, civil, etc. The WDC provides support staff capable of handling grant applications and determining the best funding method for projects, GIS applications, permitting, and regulatory compliance.

Additionally, the WDC houses our quality control manager who oversees all project deliverables, checking them for efficiency, effectiveness, and alignment with client goals. Our quality control manager is dedicated solely to reviewing the quality of deliverables at each project phase.

We value our trusted relationship with Gentry, and we want to continue to build that relationship by finding the best value solution for your community, both now and for the future. If you have any questions, please contact me at 479-257-9188 or [LFGregory@GarverUSA.com](mailto:LFGregory@GarverUSA.com)

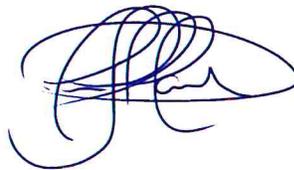
Sincerely,

Garver



Larry Gregory, PE

Project Manager



Jerry Martin, PE

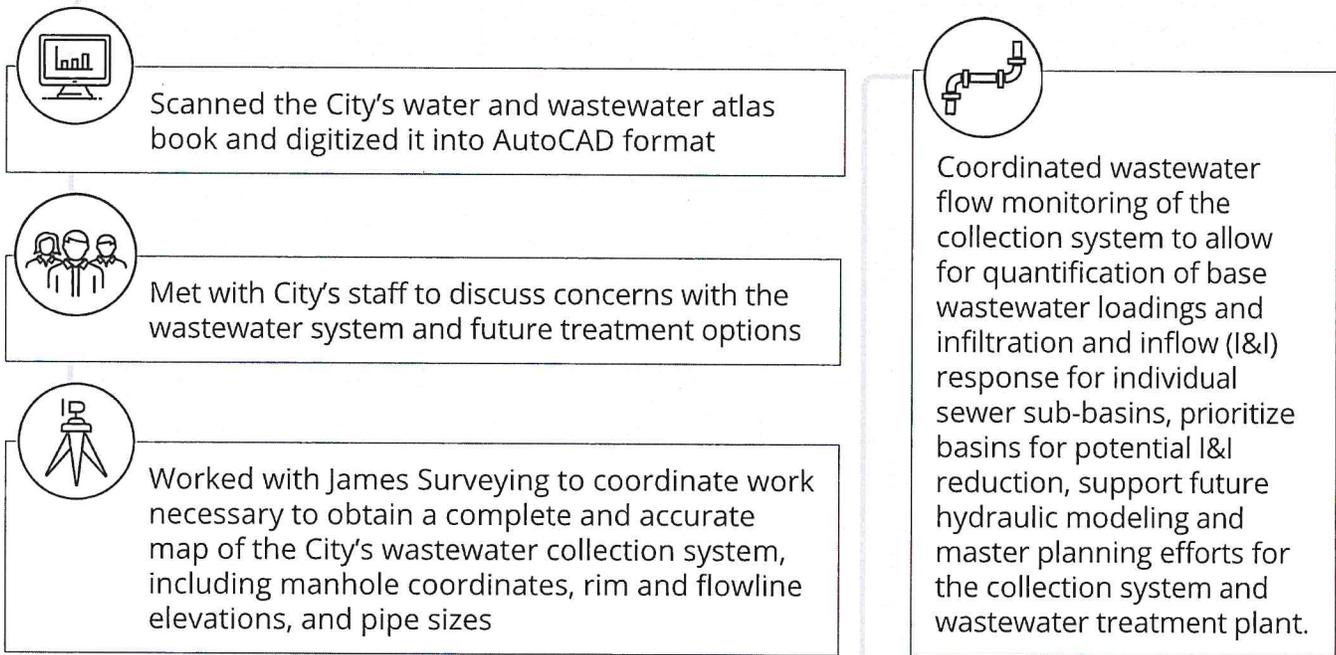
Water Team Leader

# Project Approach

We'll apply our detailed understanding of your system to deliver quality results. This know-how is supported by our local design center and planning and modeling resources.

## BACKGROUND & UNDERSTANDING

Over the past four years, Garver has worked with the City of Gentry to evaluate the City's wastewater system and provide solutions to improve the efficiency and maintainability of the system. As part of this work, we have provided the following services:



From our experience with the City, we've learned that most of the wastewater collection system consists of smaller clay pipe, and the largest pipe in the system is only 15-inch. The combination of these two items results in a system that is prone to I&I and surcharges. The City's crews have been able to repair or replace lines that are known to cause problems, such as the line along Little Flint Creek, immediately downstream of the McKee Foods plant. **However, a well-planned and prioritized list of improvements to both the collection system and the wastewater treatment plant is critical for optimized capital investments that address existing challenges and provide long-lasting benefits.**



## OUR APPROACH

Our project approach detailed on the following pages will follow this five-step workplan:

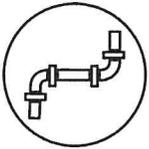




## PROJECT KICKOFF

To start the project, we will review the recent flow monitoring data (see above) and our notes from previous meetings with the City, stakeholders, and project team to bring everyone up to speed. We will then host a project Kickoff Meeting where we'll meet with key members of the City's staff, including Laymon, Jeremy, Rick, and Mayor Johnston to discuss the flow monitoring results

and the history of surcharges throughout the system. Knowing this information will allow us to focus specifically on problem areas and how they can be improved. We will also confirm system evaluation and design criteria based on regulatory requirements and industry standards. This allows for a complete, non-biased starting point based on the information and City's goals.



## DATA COLLECTION

James Surveying recently surveyed all manholes in Gentry and gathered data that Garver recommended, including pipe and manhole materials, pipe sizes, MH rim and flowline elevations. This information will be critical in preparing an accurate system model, assessing the operation of lines and manholes, and developing a master plan.

industrial growth driving capacity improvements for the collection system and WWTP.

Garver will work with the major stakeholders, including both the City and McKee Foods, to better understand the potential for additional flows, changes in flow makeup, and system expansion. The end goal is to identify the magnitude, timing, and spatial distribution of anticipated residential, commercial, and

A key aspect of any planning study is developing implementable solutions. Garver will review current property and easement information and identify potential construction permitting issues early in the project. In cases where property and/or permitting issues are anticipated to impact project implementation, early identification allows the most flexibility to develop and evaluate alternatives to mitigate the issues. In the event an issue cannot be mitigated, early identification helps limit potential implementation delays.



## HYDRAULIC MODEL DEVELOPMENT

Sewer modeling experts from Garver's Water Infrastructure – Modeling, Analytics, and Planning (WIMAP) team, including Dr. Evan Tromble, will reference existing GIS, record drawing, and survey data to develop a hydraulic model of the City using hydraulic modeling software. During the model development process, Garver will identify existing data gaps and/or data inconsistencies. We understand that accurate physical system information, including flowline elevations, is the basis for development of a high-quality collection system model, and Garver will develop a recommendation on the approach to fill each data gap/inconsistency.

The hydraulic model will include all gravity sewer lines, lift stations and force mains, and the hydraulic model will terminate at the influent lift station to the WWTP.

**Garver's Water Infrastructure - Modeling, Analytics, and Planning (WIMAP) is a group of engineers, including Dr. Evan Tromble (above), with a passion for helping clients identify and complete the right project.**



During the planning and conceptual phases, the WIMAP will leverage its collective expertise in hydraulic modeling, alternatives evaluations, optimization, master planning, and data analysis to properly plan and evaluate your infrastructure project.

The WIMAP is comprised of engineers who specialize in each of these fields and who use that expertise to efficiently bring high-quality, practical results. To see that these initial findings are considered through construction, the WIMAP maintains close contact with Garver's design centers to review deliverables, advise design teams, and see that the original intent of the project is maintained.





## CIP DEVELOPMENT

Garver will develop Capital Improvements Plan (CIP) projects to address both capacity and condition challenges using a risk-based approach. This approach starts with identifying a likelihood of failure (LoF) score for each asset. For hydraulic capacity, LoF scores may be based on occurrence of sanitary sewer overflows or severity of system surcharge. In contrast, condition-based LoF scores will be directly related to the MACP and PACP ratings assigned to the assets.

The next component is identifying the consequence of failure (CoF) scores for each asset. The CoF scores incorporate triple-bottom-line (TBL) criteria, such as potential impacts to critical customers (e.g., hospitals), proximity to waterbodies, traffic impacts, and capital cost of repairs.

Risk scores are then calculated based on the CoF and LoF scores (see previous page),

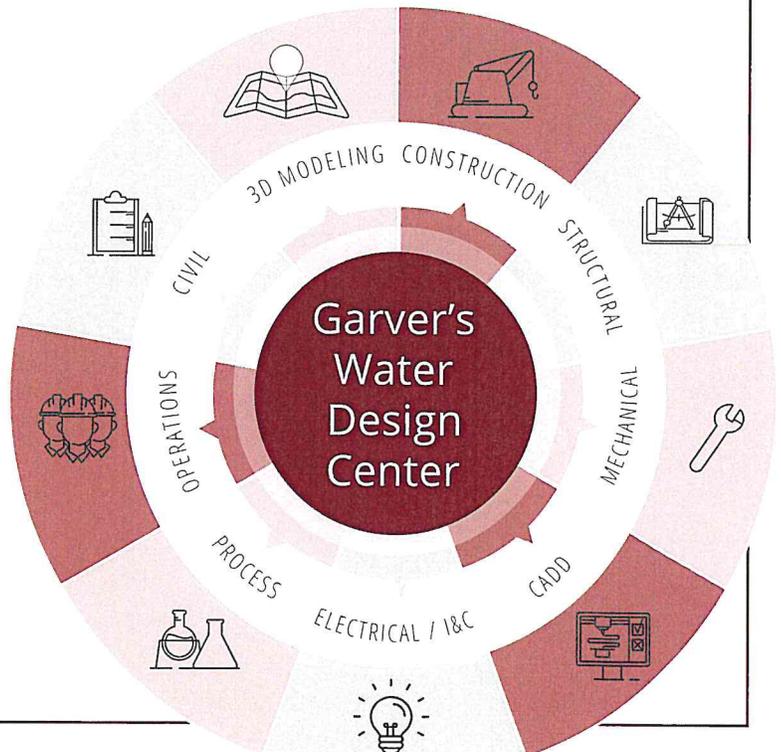
accounting for risk mitigation factors, and the risk scores are used to prioritize assets for improvements. Garver will then develop projects to holistically address condition and capacity issues in the system, with prioritization based on reducing system risk in a systematic manner. Project grouping will be based on factors such as location, type of rehabilitation or replacement, and overall project size.

Once projects have been prioritized, Garver will develop project justification sheets for each project that provide the City of Gentry with a detailed, one-page business case for each project. These project sheets will include a number of items, including project descriptions, drivers, and potential alternatives. Additionally, the project sheets will include anticipated timelines or triggers for design, permitting, and construction, as well as estimated associated project costs. See the next page for an annotated example of these sheets.

## WATER DESIGN CENTER

Larry and the Garver team are ideally suited to immediately address the most pressing needs identified during this project. Our Water Design Center (WDC) is less than an hour from Gentry and houses engineers who can efficiently design solutions for your most pressing needs.

These structural, electrical, instrumentation, civil, mechanical, and process engineers are housed under one roof for increased coordination and efficiency. The WDC has 40 discipline engineers and technicians, giving Garver the depth to deliver large, complex projects and the efficiency to deliver smaller and less complex projects cost-effectively. Where necessary, Garver's designs are completed in 3D CAD to reduce errors and conflicts, allow the Owner to visualize the finished product before it is constructed, perform operability and maintenance reviews, and minimize change orders during construction.



## 1. Project title

## 2. General project information

## 3. Document the project need

## 4. Consequence or considerations

Our experienced team provides the result of either completing or not completing the project

## 5. What is interrelated?

Our recommended projects consider impact up and downstream

## 6. For information purposes

Our team identifies alternatives that were already evaluated or could be evaluated in the future as part of a preliminary engineering report phase of the project.

## 7. Sequence

Our Team's risk assessment and prioritization sees that the most needed projects are top priority

## 8. Low, med, high

## 9. Triggers list

## 10. Date based on implementation plan

## 11. Costs escalated to projected year

## 12. O&M budget impact

Our experienced operators see that each project considers impact to O&M as well as operation cost

# ONE PAGE BUSINESS CASE LEGEND & KEY

Giving usable solutions in an understandable, efficient format



Dallas Water Utilities  
Major Rehabilitation of Raw Water Facilities

### 1 ▶ Project 1: Bachman WTP Raw Water Intake – Fishing Hole Lake Intake Rehabilitation

#### 2 ▶ Project Description

The project involves the design and construction of improvements to the Bachman WTP raw water intake located at Fishing Hole Lake.

#### 3 ▶ Justification

The Fishing Hole Lake intake is the primary intake that serves the Bachman WTP. The current intake has limited operational capabilities and creates a maintenance burden for operational staff.

An evaluation performed recommended that a new intake screen be installed with a debris rake system to assist operational staff with removal of large debris that is often encountered at this intake.

#### 4 ▶ Unintended Consequences

Of not completing the project: The maintenance and operations for the intake can continue to increase if upgrades are not performed. Staff currently has to manually remove from the debris which poses a risk to worker safety.

Of completing the project: Improved staff safety and a reduction in operation and maintenance costs. Increased debris capture efficiency and removal which will protect downstream assets.

#### 5 ▶ Special Considerations

Construction sequencing should be carefully evaluated to optimize the duration of construction. Scheduling of work must allow for raw water capacity to maintain facility operations during construction.

#### 6 ▶ Potential Alternatives

Multiple alternatives were evaluated to increase the reliability of the Fishing Hole Lake Intake. The alternatives included a manual bar rack with a debris rake system, a traveling screen with a conveyor system, and a mechanical bar screen. Given the potential for flooding and additional mechanical equipment required for traveling screens and mechanical screens they were eliminated through an alternatives evaluation. The manual bar rack and debris rake system was selected to be carried forward into final design. This design will also be very similar to what is currently existing at the Trinity River Intake, and therefore staff are familiar with the operational requirements.

Project Identification		
Number:	1	
Funding Category	W31	
Location:	Fishing Hole Lake Intake	
Flexibility:	Medium	
Schedule		
Primary Trigger:	Maintenance	
Secondary Trigger:	Operations Benefit	
Trigger Date:	October 2019	
Project Complete:	March 2022	
Project Implementation (Months)		
Consultant Selection and Council Approval:	3	
Engineering/Design:	9	
Bid Phase:	3	
Construction:	12	
Start-up:	2	
Total Project Duration:	29	
2019 Costs (\$ Millions)		
Construction	\$3.42	Forecasted Costs (\$ Millions)
Engineering	\$0.68	\$3.63
Total Project Capital Cost	\$4.10	\$4.36
Annual O&M Budget Change	\$0.01	\$0.01

◀ 7

◀ 8

◀ 9

◀ 10

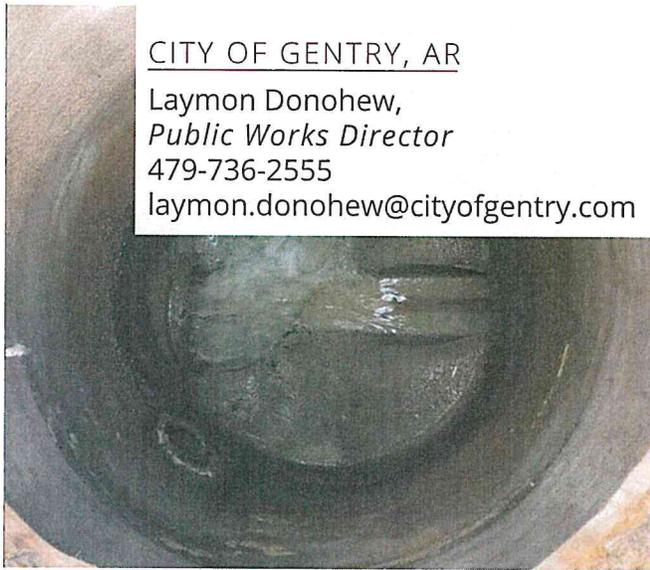
◀ 11

◀ 12

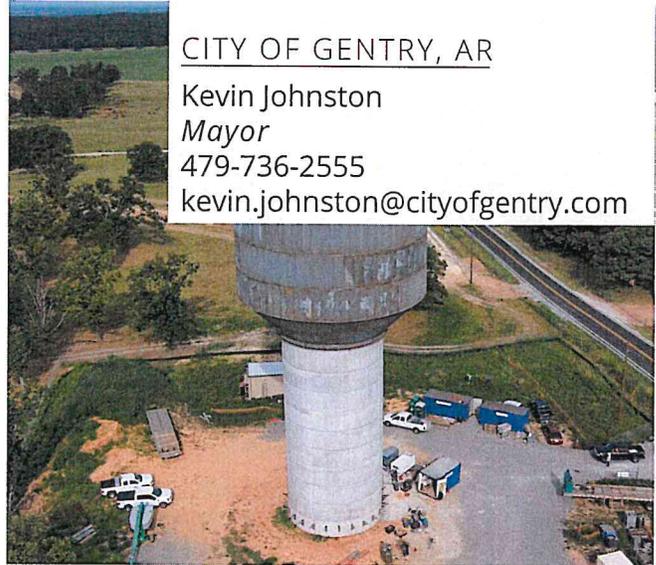
# Project Experience

We know what issues the City faces, and we've selected the following similar projects to demonstrate our experience delivering quality solutions.

Garver has an excellent relationship with Gentry. We completed previous work with the City that is the foundation for the project detailed in the RFQ.



CITY OF GENTRY, AR  
Laymon Donohew,  
*Public Works Director*  
479-736-2555  
laymon.donohew@cityofgentry.com



CITY OF GENTRY, AR  
Kevin Johnston  
*Mayor*  
479-736-2555  
kevin.johnston@cityofgentry.com

## Gentry Y City Road Storage Tank & Booster Pump Station

### **GENTRY, AR**

Garver was contracted by the City of Gentry, Arkansas to evaluate alternatives for a new water storage tank to serve the City's Y City Road pressure zone. As part of the project, Garver worked with the City to evaluate the existing pressure plane and identify the best location to serve the City. The hydraulic analysis modeled the current distribution system and future growth potentials for the pressure plane to evaluate pressure and sizing of the new water tower. It was determined that a booster pump station would be required regardless of which type of tank was constructed.

#### TEAM MEMBERS

- Josef Dalaeli, PE
- Larry Gregory, PE
- Kipp Martin, PE, SE
- Jerry Martin, PE
- Andy Pruitt, PE
- Evan Tromble, PhD, PE

## Gentry Wastewater Collection Flow Monitoring

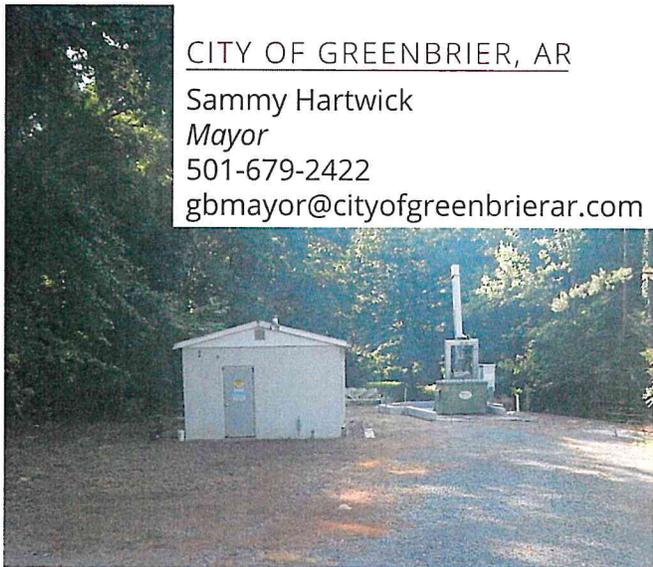
### **GENTRY, AR**

Garver completed a wastewater collection flow monitoring project for the City of Gentry to identify dry and wet weather loading characteristics for the wastewater system, which can be used to support hydraulic modeling and master planning for the City's wastewater collection system and wastewater treatment plant. Garver identified five (5) flow monitoring locations and three (3) rain gauge locations, and flow and rainfall data were collected over a 90-day period using a flow monitoring subconsultant.

#### TEAM MEMBERS

- Larry Gregory, PE
- Jerry Martin, PE
- Evan Tromble, PhD, PE
- Josef Dalaeli, PE
- Chris Buntin, PE
- Ryan Pottinger, PE, CFM

Garver has extensive wastewater modeling and planning experience and expertise. The following projects showcase our relevant experience.



**CITY OF GREENBRIER, AR**  
 Sammy Hartwick  
 Mayor  
 501-679-2422  
 gbmayor@cityofgreenbrierar.com

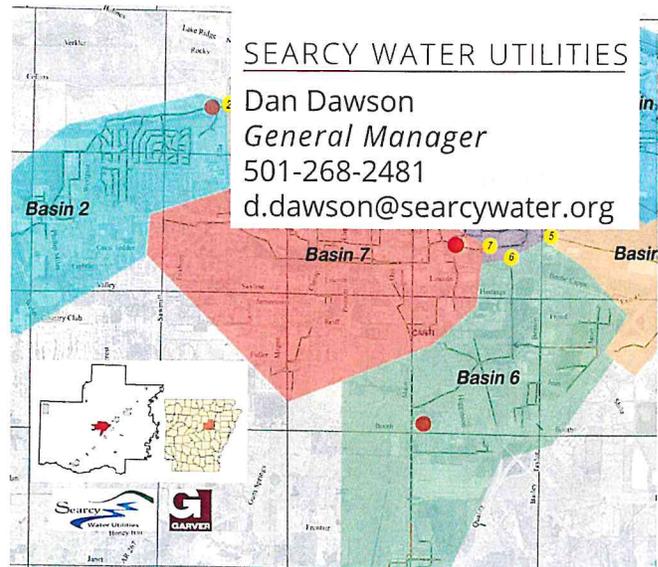
## Greenbrier Wastewater Modeling and Planning

### GREENBRIER, AR

Garver is contracted with the City of Greenbrier to complete a wastewater system master plan. This project will include mapping of wastewater system assets; development and calibration of a wastewater collection system hydraulic model; and system assessments using the hydraulic model for multiple horizons.

#### TEAM MEMBERS

- Andy Moffitt, GISP
- Jerry Martin, PE
- Paul Strickland, PE
- Josef Dalaeli, PE
- Sam Greivell, EIT
- Ryan Pottinger, PE, CFM
- Evan Tromble, PhD, PE
- Larry Gregory, PE



## Searcy Water SSES Program Manager

### SEARCY, AR

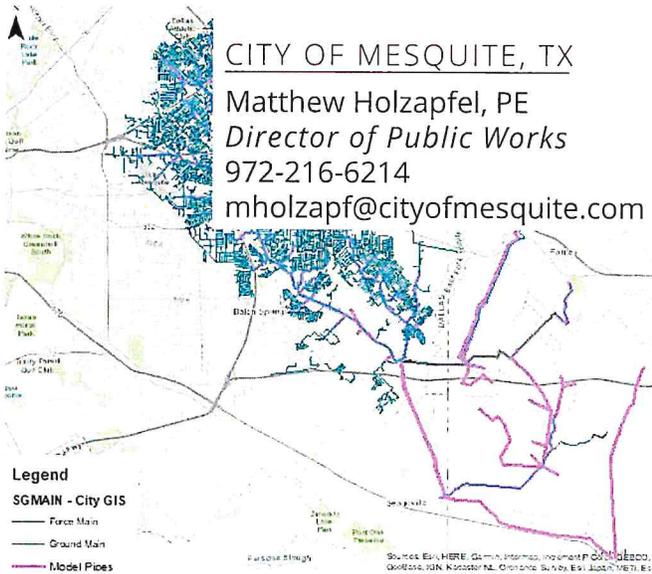
Garver was hired to lead an I/I study and sanitary sewer evaluation study (SSES) in partnership with Searcy Water Utility (SWU).

Flow monitoring of all seven basins with eight flow meters throughout the collection system established current dry and wet weather flow conditions at those eight locations. From the dry and wet weather flows, peaking factors and Rainfall Dependent Infiltration and Inflow (RDII) were estimated. These two factors allowed Garver and SWU to rank the basins and prioritize basins for further inspection and testing.

As a result of the flow monitoring phase, it was determined that Basin 7 accounted for more than 40% of the RDII. This information was used to determine and report the following: average daily flow dry and wet weather, peak flow dry and wet weather, peak inflow rates, and total inflow and infiltration volume. These values were then used by Garver to assess system constraints regarding localized and overall capacity, bottlenecks, and surcharge conditions.

#### TEAM MEMBERS

- Paul Strickland, PE
- Andy Moffitt, GISP



**CITY OF MESQUITE, TX**

Matthew Holzapfel, PE  
*Director of Public Works*  
 972-216-6214  
 mholzapf@cityofmesquite.com



**CITY OF SUGAR LAND, TX**

Timothy Jahn, PE  
*Assistant City Engineer*  
 281-275-2742  
 tjahn@sugarlandtx.gov

## Mesquite Master Plan & CMOM Update

### MESQUITE, TX

Garver conducted flow and rainfall data coordination, data conversion and model building, model calibration, scenario modeling, and system alternatives development.

Initially, Garver collected flow and rainfall data, GIS data, and record drawings, to assist in updating the previous InfoWorks hydraulic model. Garver incorporated system additions since the last master plan, down to the 10-inch pipeline. To calibrate the model, Garver assigned loads based on metering data, assessed the capacity of the receiving NTMWD interceptors, developed diurnal curves, completed dry and wet weather calibrations, and conducted a workshop to present findings.

Following calibration, Garver conducted scenario modeling. Using population forecasts, state regulations, City ordinances, and industry standards, deficiencies were identified and prioritized. Solutions included removal and replacement of deficient lines, paralleling deficient lines, new pump stations, and in some cases in-line and/or off-line storage options. These improvements were used to develop a capital improvements plan.

**TEAM MEMBERS**

- Evan Tromble, PhD, PE

## Sugar Land Lift Station Capacity Analysis

### SUGAR LAND, TX

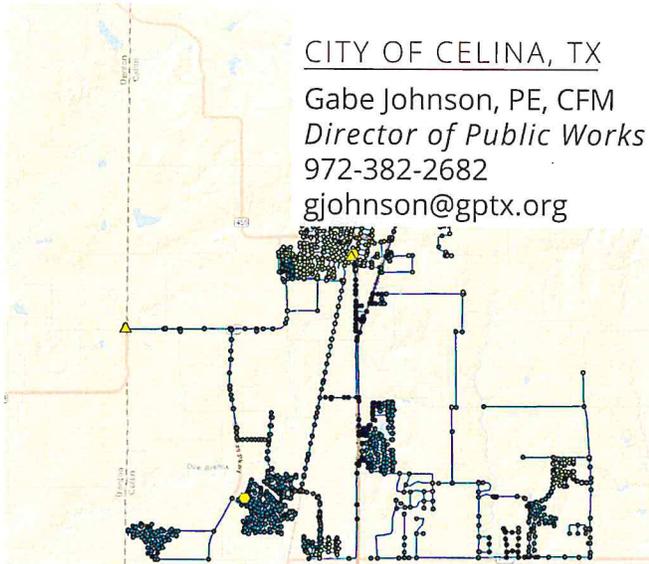
The City of Sugar Land selected Garver to prepare a Preliminary Engineering Report (PER) to determine needed regional lift station and collection system improvements. Lift Station No. 52 and No. 48 improvements were evaluated, due to the diversion of Lift Station No. 60 flow, per the 2020 Wastewater Master Plan.

Wastewater flow from the existing regional Lift Station No. 60 discharged into a receiving 36-inch gravity line that has reached its capacity. A PER needed to be prepared to recommend needed improvements and costs. TXDOT Tract 2, located east of the Sugar Land Regional Airport, was anticipated to be developed for residential, industrial, and commercial land use. The City also anticipated development at the Sugar Land Regional Airport, which contributed to additional wastewater flows to this collection system. Wastewater flows from this development needed a regional lift station that discharged to either the West or North WWTPs service areas. The PER evaluated four alternatives, selected the preferred alternative, and recommended needed improvements and costs.

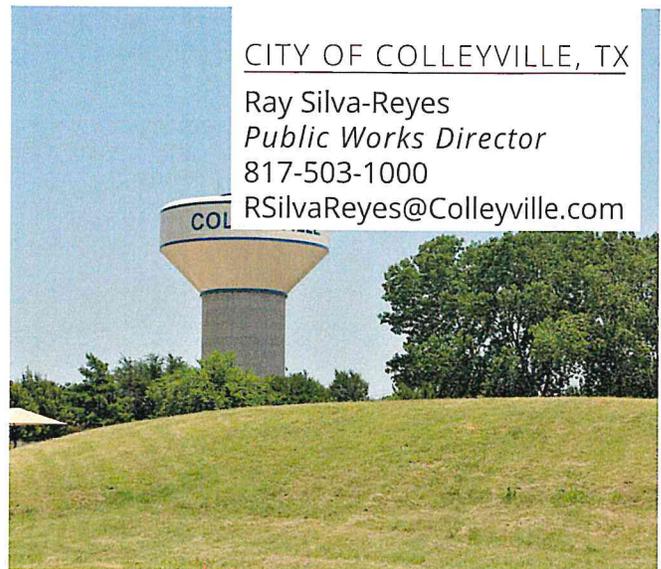
**TEAM MEMBERS**

- Evan Tromble, PhD, PE





CITY OF CELINA, TX  
 Gabe Johnson, PE, CFM  
*Director of Public Works*  
 972-382-2682  
 gjohnson@gptx.org



CITY OF COLLEYVILLE, TX  
 Ray Silva-Reyes  
*Public Works Director*  
 817-503-1000  
 RSilvaReyes@Colleyville.com

## Celina Water & Wastewater System Modeling

### CELINA, TX

Garver conducted a City-wide water and wastewater modeling and master planning effort. The project evaluated water and sewer needs for the existing system, full development to a build-out population approaching 350,000, and multiple near-term horizons to assist in project prioritization and CIP development. Trigger points (in terms of additional houses constructed) were calculated for each improvement so the City could accurately adjust capital improvements based on growth patterns.

In addition to the modeling development, the project included identifying a 5-year Capital Improvements Plan (CIP), along with conducting a rate study and recommended rate structure to fund the identified improvements.

The City's existing WWTP was also evaluated to accommodate future flow rates in the plant's sewershed. The evaluation assessed the plant's existing processes and determined what improvements are necessary to provide the increased level of treatment.

#### TEAM MEMBERS

- Randy McIntyre, PE, BCEE
- Evan Tromble, PhD, PE
- Jonathan White, PE
- Andy Pruitt, PE

## Colleyville Water & Wastewater Master Plan

### COLLEYVILLE, TX

13088150

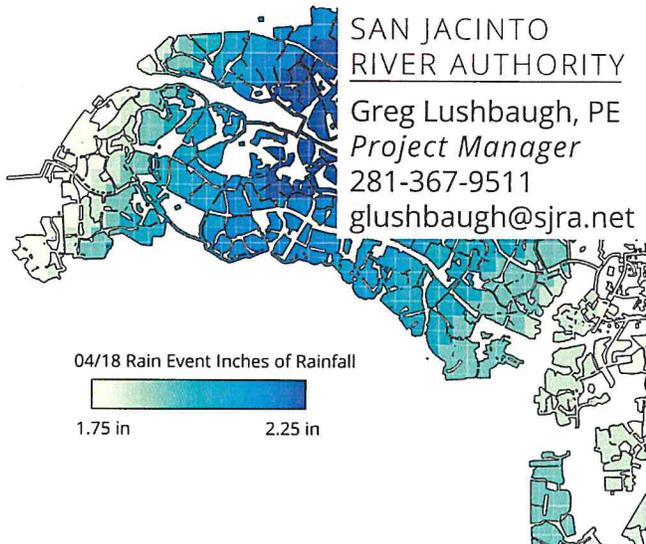
Garver created a 20-year master plan and 5-year capital improvements program for the City of Colleyville, including evaluations of the City's water and wastewater systems.

The water master plan included an update to the City's hydraulic model via WaterGEMS and an assessment of its distribution, pumping, and storage facilities. The model identified areas of concern within the system so the City can address them proactively.

For the wastewater portion of the master plan, the Garver team evaluated the City's collection system including 1,134 manholes in sewer lines 8 inches in diameter and larger. A subcontractor conducted condition assessments at each manhole. Our team logged data regarding the invert elevation and size of each line entering or leaving the manholes and the rim elevation of each manhole. All information was inserted into the City's GIS system. The subcontractor also performed rainfall and flow monitoring to evaluate infiltration and inflow (I&I); Garver then used the I&I data to develop a wastewater model in SewerGEMS.

#### TEAM MEMBERS

- Evan Tromble, PhD, PE



Garver is a premier WWTP firm. We do facility master plans and regularly take those projects through design and construction. The remaining projects detail our experience in this area.



**NORTHWEST ARKANSAS CONSERVATION AUTHORITY**  
 Mike Neil  
*Facility Manager*  
 479-586-3122  
 mneil@nwaconservation.org

# SJRA Woodlands SSTAR Program

## THE WOODLANDS, TX

Garver performed a Sanitary Sewer Transmission Assessment and Renewal Program for SJRA’s entire Woodlands wastewater system. The Woodlands is almost entirely built out (at approximately 95%). Recognizing the need to transition from capacity increases to long-term O&M of existing assets, the SJRA initiated this multi-million-dollar program to determine how to prioritize their system renewal investment and mitigate peak flow capacity expansions due to I/I.

The program included flow monitoring to identify areas of high I/I and facilitate hydraulic model calibration of the system’s response to wet weather events; a sanitary sewer evaluation survey; condition assessments of manholes, gravity mains, lift stations, force mains, and air release valves; hydraulic modeling to identify capacity limitations; performance condition scores; and a risk-based asset renewal prioritization and integrated rehabilitation plan. Additionally, several in-situ technologies were used for condition assessments.

**TEAM MEMBERS**

- Randy McIntyre, PE, BCEE
- Evan Tromble, PhD, PE

# NACA WWTP Expansion

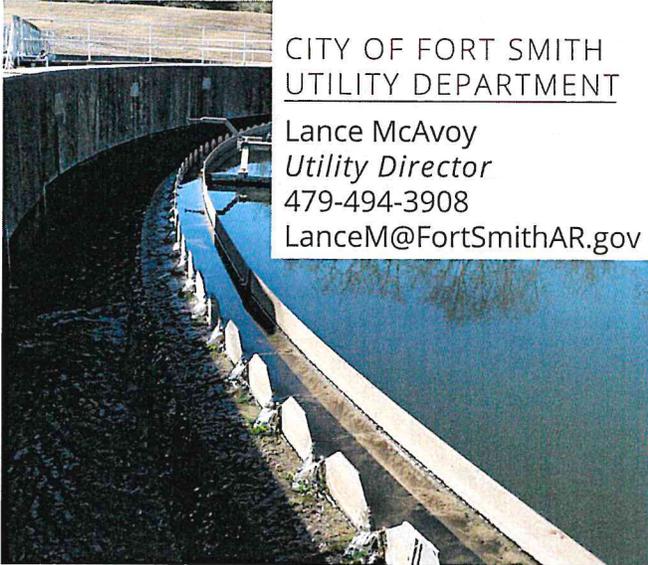
## BENTONVILLE, AR

Northwest Arkansas is one of the fastest growing and most productive areas in the United States, with its population projected to double in the next 25 years. This influx of new residents brought new challenges, however, and the Northwest Arkansas Conservation Authority (NACA) has stepped up to help keep the region a desirable place to live, work, and raise a family by providing affordable, environmentally-friendly wastewater and biosolids treatment for the region.

**TEAM MEMBERS**

- Evan Tromble, PhD, PE
- Jerry Martin, PE
- Rusty Tate, PE
- Jonathan White, PE
- Chris Buntin, PE
- Kipp Martin, PE, SE
- Ryan Mountain, PWS





**CITY OF FORT SMITH  
UTILITY DEPARTMENT**

Lance McAvoy  
*Utility Director*  
479-494-3908  
LanceM@FortSmithAR.gov

## Fort Smith Massard WWTP Study

### **FORT SMITH, AR**

The City of Fort Smith selected Garver to develop a master plan for the Massard Wastewater Treatment Plant (WWTP). The original trickling filter plant was constructed in 1966, and has had minimal upgrades since then. The plant was designed for an average day flow of 8 million gallons per day (MGD), with peak flows reaching 20 MGD. With future growth adding another 5 to 7 MGD and the potential for more stringent permit limits, the City is taking a proactive approach to address these issues before they become problematic. As part of this study, Garver will perform evaluations of the existing treatment process to identify which systems should be reused, rehabilitated or replaced. Garver will then develop a phased implementation plan for the WWTP process and evaluate cost effective ways to expand the WWTP while maintaining the existing infrastructure in place and design a new biological treatment process to address future flow and permit limits.

#### **TEAM MEMBERS**

- Jerry Martin, PE
- Rusty Tate, PE
- Jonathan White, PE
- Kipp Martin, PE, SE



**SPRINGDALE WATER UTILITIES**

Heath Ward  
*Executive Director*  
479-751-5751  
hward@springdalewater.com

## Springdale Water Utilities WWTF Master Plan

### **SPRINGDALE, AR**

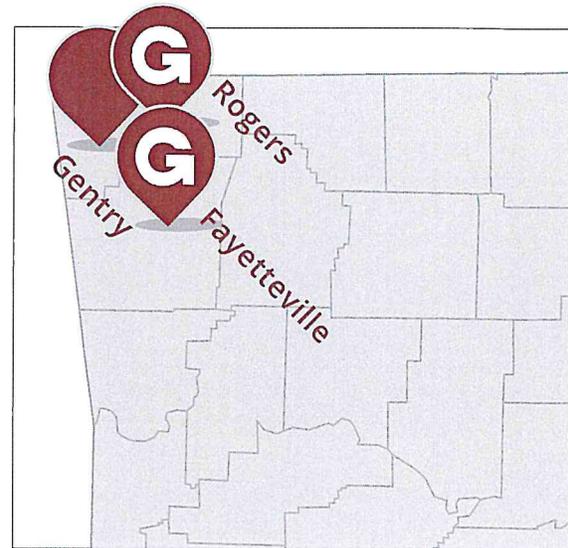
Garver was selected to perform a wastewater treatment facility master plan for the Springdale Wastewater Treatment Facility. The master plan includes wastewater characteristics and loading assessment, field assessments and verifications, development of planning criteria, hydraulic and process modeling, several technical evaluations, plant layout development, and capital improvement planning with the owner. The technical evaluations will include industrial loading mitigation, electrical service and standby power, instrumentation, controls, SCADA, risk and resiliency, influent pump station, odor control, headworks, plant water system, solids management, tertiary filtration, alternative disinfection, and gap analysis. The capital improvement planning will be based upon the full build out, and short-term capital improvements will be prioritized and phased. The master plan is scheduled for completion late 2021.

#### **TEAM MEMBERS**

- Rusty Tate, PE
- Jonathan White, PE
- Chris Buntin, PE
- Kipp Martin, PE, SE

# Project Team

To provide you with a best-value solution, we've made available local resources, industry experts, and trusted advisors with a detailed understanding of your system.



## Project Manager

Larry Gregory, PE

## Principal-in-Charge

Randy McIntyre, PE, BCEE

## QA/QC, Water Team Leader

Jerry Martin, PE

## Technical Adviser

Evan Tromble, PhD, PE

## Water Design Center

## WIMAP

### FACILITIES, WDC LEAD

- Andy Pruitt, PE

### PROCESS ENGINEER

- Rusty Tate, PE

### ENVIRONMENTAL

- Ryan Mountain, PWS

### HYDRAULIC MODELING LEAD

- Sam Greivell, EIT

### ELECTRICAL ENGINEER

- Jonathan White, PE

### PUMPING/MECHANICAL

- Paul Strickland, PE

### MASTER PLANNING/CIP LEAD

- Josef Dalaeli, PE

### SITE/CIVIL ENGINEER

- Chris Buntin, PE

### GIS/MAPPING

- Drew Moffitt, GISP

### MODELER

- Ryan Pottinger, PE, CFM

### STRUCTURAL ENGINEER

- Kipp Martin, PE, SE



## Larry Gregory, PE

### PROJECT MANAGER

Larry has 30 years of experience, with the last 20 years engineering critical infrastructure for municipalities across Arkansas, particularly for collection/distributions systems and pump/lift stations. He has created sustainable, long-term improvements that support the growth of communities in Northwest Arkansas. Larry understands this requires working collaboratively with utilities to determine the best value solution for their improvements and customizes his approach to meet their project goals. Additionally, Larry is aware of the importance of providing solutions that fit within a client's budget and schedule. He consistently delivers quality solutions that meet not only his clients' standards but his own, because the communities he supports are important to him.



**Larry has extensive experience assisting with the permitting process, whether it's for local, state, or federal agencies. No matter the challenge, Larry will work with your staff to determine the best solution for your needs.**

#### PROJECT EXPERIENCE

##### **Gentry WW Collection Flow Monitoring Gentry, AR**

Project manager responsible for coordination of wastewater flow monitors and rainfall gauges throughout the City's wastewater collection system.

##### **Gentry Y City Road Storage Tank Gentry, AR**

Project manager responsible for the design of a 0.7-MG composite elevated storage tank and associated transmission mains. This required coordinating with Garver' Water Design Center mechanical, electrical, and structural teams. Additional design coordination was required with geotechnical subcontractor, tank manufacturers, and the City of Gentry, Arkansas.

##### **City of Rogers Uptown Overpass Water & Sewer Relocations**

*Rogers, AR*

Project leader and lead utility engineer responsible for managing the design of 12-inch water line relocations and 8-inch gravity sewer relocations through a fully-developed commercial district. The utility work was associated with construction of the Uptown overpass of Interstate 49 and additional street improvements by the City.

##### **City of Rogers Oak Street Overpass Water & Sewer Relocations**

*Rogers, AR*

Project leader and lead utility engineer responsible for managing the design of approximately 3,400 linear feet of 8-inch and 12-inch water line relocations and extensions, as well as 1,400 linear feet of 8-inch gravity sewer relocations through residential and office districts. The utility work was associated with construction of the Oak Street overpass of Interstate 49 and additional street improvements by the City of Rogers, Arkansas, and it provided new water service to a previously unserved neighborhood.

#### EDUCATION

Bachelor of Civil Engineering

#### LICENSE

Professional Engineer AR, 9637

#### AFFILIATIONS

Civil Service Commission (City of Rogers), Commissioner





## Jerry Martin, PE

### QA/QC

For over 10 years, Jerry has provided customized solutions to municipalities' most pressing wastewater process concerns. His passion for process design and the nuances of treatment methods drives him to work closely with clients and advance their facilities. Jerry's operation and maintenance background, which he gained while serving as a machinist mate in the Navy, has enabled him to see projects from both sides, creating designs that not only increase efficiencies but operator safety. His designs are intended to serve the long-term needs of communities by using advanced treatment methods and sustainable solutions.



**As Garver's Arkansas Water Team Leader, Jerry uses his skills and knowledge to drive project objectives successfully forward, while allocating the necessary resources to meet those objectives.**

### PROJECT EXPERIENCE

#### **Fort Smith Massard WWTP Study** *Fort Smith, AR*

Project manager responsible for overseeing the evaluation of the existing 10 MGD WWTP and master planning the facility for a future average day design flow of 20 MGD and a maximum day flow of 75 MGD.

#### **Gentry Y City Road Storage Tank** *Gentry, AR*

Project manager responsible for the design of a 0.7-MG composite elevated storage tank and associated transmission mains.

#### **Gentry WW Collection Flow Monitoring** *Gentry, AR*

Project manager responsible for obtaining an analysis of Gentry's gravity sanitary sewer system based on rainfall measurements and wastewater flow monitoring over a 90-day period.

#### **Tupelo Bayou WWTP Construction Services** *Conway, AR*

Project engineer responsible for assessing the performance of the Tupelo Bayou Wastewater Treatment Plant. As project engineer, worked on assessment of the operational criteria, evaluation of plant staff for capabilities to verify adequate performance of plant, reviewed plant data for operations audit, and a comprehensive financial review to make sure Owner was maintaining proper funding for operation of plant.

#### **Springdale Water Utilities WWTF Master Plan** *Springdale, AR*

Project manager responsible for performing a wastewater treatment facility master plan for the Springdale Wastewater Treatment Facility. The master plan includes wastewater characteristics and loading assessment, field assessments and verifications, development of planning criteria, hydraulic and process modeling, several technical evaluations, plant layout development, and capital improvement planning with the owner.

### EDUCATION

Master of Science,  
Civil Engineering,  
Environmental

Bachelor of Science  
Civil Engineering,  
Environmental

### LICENSE

Professional Engineer  
AR, 17428

### AFFILIATIONS

American Water Works  
Association, Member

Arkansas Water &  
Wastewater Managers  
Association, Member

Water Environment  
Federation, Member





## Evan Tromble, PhD, PE

### TECHNICAL ADVISER

Evan has spent 17 years specializing in hydraulic modeling and master planning. As Garver's Water Infrastructure - Modeling, Analytics, and Planning leader, he oversees modeling efforts and keeps staff up to date on software and applications.

Evan focuses on understanding the system as a whole, including identification and analysis over the full range of potential operating conditions both now and in the future. He dives into problems and develops a thorough understanding of each system so that he can develop optimized concepts for improvements. His expertise makes him Garver's wastewater hydraulic modeling expert.



**Dr. Tromble is the hydraulic modeling practice leader for Garver and did his doctoral dissertation on finite element modeling.**

#### PROJECT EXPERIENCE

##### **SWU 2014 Water & Sewer Master Plan *Springdale, AR***

Lead hydraulic modeler responsible for oversight of model development and model evaluations for the water distribution and wastewater collection systems. The previous wastewater collection system model was updated during this project, and the tri-triangular (RTK) method was utilized to develop rainfall-derived infiltration and inflow (RDII) parameters for the system. These RDII parameters were, in turn, utilized for assessment of the system under the selected design storm, and the wastewater collection system results were verified (qualitatively) based on flooding conditions that occurred during extreme rainfall events.

##### **Gentry Y City Road Storage Tank *Gentry, AR***

Technical lead for hydraulic modeling and alternatives evaluation for the project, which evaluated a range of potential storage and booster pumping alternatives to provide water to the Y City Road pressure plane and a new major industrial user. Hydraulic modeling was completed to determine the hydraulic grade line and sizing requirements for the City's pressure plane and the industrial user. Separate and combined storage and booster pumping options were evaluated to determine the cost-optimum solution for the project.

##### **Colleyville W/WW Master Plan *Colleyville, TX***

Lead hydraulic modeler for this master plan for the City of Colleyville's water distribution and wastewater collection systems. Garver utilized the City's GIS information to develop hydraulic system models and calibrated the models based on SCADA and field-collected data. The models were applied to identify deficiencies based on existing and future loading conditions, as well as to support conceptual design of improvements to meet system design criteria.

#### EDUCATION

Ph.D., Civil Engineering, Water Resources,

Bachelor of Science, Engineering, Civil Specialty

#### LICENSE & CERTIFICATIONS

Professional Engineer AR, 18112

NASSCO PACP, MACP and LACP Certification

#### AFFILIATIONS

American Society of Civil Engineers, Member

American Water Works Association, Member

Water Environment Federation, Member

WaterReuse Association, Member





## Randy McIntyre, PE, BCEE

### PRINCIPAL IN CHARGE

Randy's ability to see projects from multiple perspectives comes from his well-rounded 37 years of experience. He has held positions with varying responsibilities on a wide range of projects including wastewater treatment, collection and distribution systems, pump stations, master planning, construction management, and surveying. Randy understands how every system and operation work together, so when issues arise, he can identify the source and develop designs that effectively improve the whole system. He approaches each project by keeping communication open, bringing the team and client together to collaborate on an effective project solution.



**All his combined experience instills an ability to look at projects from all angles and bring experts together to develop dialogue, finding resolutions to even the most complex of problems.**

#### PROJECT EXPERIENCE

##### **Fort Smith Massard WWTP Study** *Fort Smith, AR*

Technical reviews for the evaluation and master planning of the existing 10 MGD WWTP. The master plan looked at an increase in future flows with an average daily design flow of 20 MGD and a maximum daily flow of 75 MGD.

##### **SJRA Woodlands SSTAR Program** *The Woodlands, TX*

Technical reviewer for modeling, capital recommendations, and asset management program updates for the rehabilitate of SJRA's aging collection system. Worked with SJRA to develop a risk-based prioritization of their assets, including physical condition assessment, hydraulic capacity (current and future), and the consequence of failure of the asset.

##### **Celina Water and Wastewater System Modeling** *Celina, TX*

Water engineer responsible for a city-wide water and wastewater modeling effort. Garver was responsible for the development of the water and wastewater modeling report which served as a 20-year master plan for one of the fastest growing cities in the United States.

#### EDUCATION

Master of Engineering,  
Civil & Environmental  
Engineering

Bachelor of Science,  
Civil Engineering

#### LICENSE

Professional Engineer  
TX, 64930

#### AFFILIATIONS

American Academy of  
Environmental Engineers

American Water Works  
Association

Water Environment  
Federation





## Andy Pruitt, PE

### FACILITIES

Andy leads Garver's Fayetteville Water Design Center (WDC) and serves as a mechanical process engineering expert. Throughout his 13 years of experience, he's become extremely proficient in the design of hydraulics and pumping system for wastewater treatment plants, and pumping facilities outside plants. Andy's approach to projects looks at ways to solve concerns in new and innovative ways that will exceed client expectations. He does this by working closely with clients to identify their needs and goals, then aligns design tasks and criteria with those goals. Andy's expertise focuses on the physical treatment of processes and pumping systems by looking at hydraulic models and flows to determine the most effective treatment alternatives.

**+ Andy coordinates with the right skills and expertise to align with project goals, always making sure that our regional water and wastewater teams have the full support of the WDC's resources.**

### PROJECT EXPERIENCE

#### **SWU WWTF Phase 1 Improvements *Springdale, AR***

Design phase manage and lead process engineer responsible for \$40M of improvements to address immediate needs of the plant to handle peak flows. The project included two new 150 foot diameter final clarifiers, a new RAS/WAS pump station, new splitter structures, and a new 30.5 MGD peak flow pump station. The team was able to increase peak flow pumping and set up the main plant influent pump station for future expansion while saving money compared to a similar retrofit of the existing pump station.

#### **Mountain Home WWTP 2018 Improvements *Mountain Home, AR***

Project manager responsible for plant wide improvements. Responsibilities included developing a scope of recommended rehabilitation and code compliance improvements along with Opinion of Probable Construction Cost. The evaluation included grit facilities, RAS/WAS pumping, final clarifiers, disinfection alternatives, and included the evaluation to replace a 30+year old belt filter press with a new dewatering system. The evaluation includes piloting multiple dewatering technologies and manufactures and recommending the best value technology to City.

#### **City of Hot Springs Wastewater Master Plan Update *Hot Springs, AR***

Lead process engineer for wastewater plant capacity evaluation and a 25 year master plan. Performed data analysis on historic plant data to develop an accurate picture of the plant's current status and to project future flows and loadings. Multiple alternatives expansion were evaluated to find the most cost effective solution to meet immediate needs, while leveraging existing plant capacity. Phased improvements were planned to meet the treat goals over the next 25 years.

### EDUCATION

Master of Science,  
Civil Engineering

Bachelor of Science,  
Civil Engineering

### LICENSE

Professional Engineer  
AR, 15176

### AFFILIATIONS

American Water Works  
Association

Northwest District of the  
Arkansas Waterworks  
and Water Environment  
Association

Water Environment  
Association of Texas

Water Environment  
Federation





## Rusty Tate, PE

### PROCESS ENGINEER, WASTEWATER

Rusty has spent 13 years modeling processes to improve their safety and efficiency. He has worked on over 25 wastewater treatment projects from conceptual design to construction administration. Rusty utilizes models to look at different potential process arrangements to gauge the best results, while guiding designs to make plans more efficient and easier to implement, which can increase capacity and performance. Additionally, his wastewater project experience includes membrane pilot testing, wastewater treatment capacity and operations evaluations, biological process design and modeling, clarification, and solids handling.



**Having worked as an operator, Rusty understands needs and concerns of operations and maintenance staff.**

#### PROJECT EXPERIENCE

##### **Fort Smith Massard WWTP Study** *Fort Smith, AR*

Design phase manager and lead process engineer responsible for the evaluation of the existing 10 MGD WWTP and master planning the facility for a future average day design flow of 20 MGD and a maximum day flow of 75 MGD. The existing facility evaluation included on-site condition assessments and operator interviews as well as the development of a hydraulic model and a GPS-X process model. Specific duties included prioritizing future improvements based on condition and operational assessments as well as developing budgets (both capital and life cycle) for planning purposes.

##### **NACA WWTP Expansion** *Bentonville, AR*

Design phase manager and lead process engineer responsible for the evaluation of the existing 3.6 MGD WWTP and master planning the facility for a future average day design flow of 7.2 MGD. This facility features the lowest phosphorous limit in Arkansas (0.1). The existing facility evaluation included on-site condition assessments and operator interviews as well as the development of a hydraulic model and a GPS-X process model.

##### **Conway Corp WW System Improvements Design** *Conway, AR*

Project engineer responsible for design and layout of anaerobic digestion facility for the new 16-MGD wastewater treatment plant. Design responsibilities included detailed drawings and specifications for the hot water boilers, sludge heat exchangers, digester mixing systems, sludge circulation pumps, and hot water circulation pumps.

#### EDUCATION

Master of Science,  
Environmental  
Engineering

Bachelor of Science,  
Biological Engineering

#### LICENSE

Professional Engineer  
AR, 15423

#### AFFILIATIONS

American Water Works  
Association, Member

Water Environment  
Federation, Municipal  
Recovery Design  
Committee

WaterReuse Association,  
Member



## Paul Strickland, PE

### PUMPING

Paul's range of experience in varying project roles allows him to effectively structure and manage his team for success. He establishes lines of communication and protocols to keep dialogue open throughout a project. Paul's quality of work is reflected by the low number of change orders on his projects. He minimizes plan deviation by keeping the client involved and staying active in each project stage. Paul's 21 years of experience have primarily included conveyance/collection systems, and pump stations with a focus on mechanical aspects such as pumps, blowers, mechanical screens, and heat exchangers.



**Additionally, Paul has extensive knowledge in hydronic and materials handling systems.**

#### PROJECT EXPERIENCE

##### **Hot Springs Pump Station & Collection** *Hot Springs, AR*

Mechanical lead responsible for the preparation of plans and specifications for the rehabilitation of five major pump stations of the waste water collection system of the city of Hot Springs, Arkansas. Primary tasks included pump and piping replacement, ventilation improvements, and installation of natural gas for new back-up generators.

##### **CAW Pump Station 1A Rehabilitation** *Little Rock, AR*

Project manager for preliminary engineering report and project design for rehabilitating Central Arkansas Water's High-Service Pump Station No. 1A, located at the Jack H. Wilson Water Treatment Plant, to help extend the life of the station, improve efficiency, make the most of existing infrastructure, improve operability and reliability, and possibly increase firm pumping capacity in the future. This project is funded through the EPA DWSRF administered by the ANRC.

##### **Searcy Water - Pioneer Pump Station Improvements** *Searcy, AR*

Project manager responsible for the assessment of the existing lift station and gravity piping infrastructure, which compared three future alternatives for the Client's existing Pioneer Acres sewer pump station.

##### **Central & Donnell Ridge Pump Stations CS** *Conway, AR*

Project manager and lead mechanical design engineer responsible for managing a multi-discipline team for the design of two large pumping stations.

#### EDUCATION

Bachelor of Science,  
Mechanical Engineering

#### LICENSE

Professional Engineer  
AR, 11847

#### AFFILIATIONS

American Water Works  
Association, Member

Arkansas Water and  
Wastewater Managers  
Association

Arkansas Water Works  
and Water Environment  
Association, Member

Water Environment  
Federation, Member





## Jonathan White, PE

### ELECTRICAL ENGINEER

Jonathan is an electrical team leader with 13 years of engineering experience in the wastewater, and manufacturing industries. Jonathan's primary responsibilities include project management and technical design of electrical power distribution and controls systems. His experience includes specification and design of motor starting equipment, motor control centers, medium-voltage substations, low voltage power distribution, generating systems for standby power, and PLC and HMI control systems. Jonathan also has expertise in power systems modeling including arc flash, short circuit, and protective device coordination studies.



Jonathan provides leadership as part of a multi-disciplined engineering team to execute and deliver complete design packages for complex and challenging projects.

#### PROJECT EXPERIENCE

##### **Fort Smith Massard WWTP Study** *Fort Smith, AR*

Electrical engineer for the evaluation and master plan of the existing 10 MGD WWTP. Jonathan provided review of on-site condition assessments. He also developed electrical cost estimates for identified alternatives. The master plan looked at an increase in future flows with an average daily design flow of 20 MGD and a maximum daily flow of 75 MGD.

##### **Springdale Water Utilities WWTF Master Plan** *Springdale, AR*

Electrical engineer responsible for site condition assessment for a wastewater treatment facility master plan for the Springdale Wastewater Treatment Facility. The master plan includes wastewater characteristics and loading assessment, field assessments and verifications, development of planning criteria, hydraulic and process modeling, several technical evaluations, plant layout development, and capital improvement planning with the owner.

##### **Celina WWTP Improvements** *Celina, TX*

Electrical engineer who is helping design new plant-wide electrical distribution systems for the new or renovated treatment units as well as SCADA system upgrades and improvements for additional monitoring associated with new treatment units.

##### **Gentry Y City Road Storage Tank** *Gentry, AR*

Electrical engineer responsible for electrical design, control design, technical specifications, and recommendations SCADA hardware and software.

#### EDUCATION

Master of Business Administration

Bachelor of Science in Electrical Engineering

#### LICENSE

Professional Engineer AR, 16232





## Chris Buntin, PE

### SITE / CIVIL ENGINEER

With 21 years of experience, Chris Buntin's primary focus is wastewater projects. As a member of Garver's Arkansas Water Team, he is responsible for client service, design, and construction management for water and wastewater projects in Northwest Arkansas (NWA). He has worked for Fayetteville, Rogers, Springdale, Bentonville and other cities across NWA for approximately two decades. Chris also provides design and construction support on larger pipeline and pump station projects, mostly within Arkansas, and supports Garver's Water Design Center with technical review for treatment plant projects and large pipeline projects.



He served as a City Engineer for Lowell, Arkansas from 2010 to 2019 and has also served as the City Engineer for the City of Tontitown since 2018.

#### PROJECT EXPERIENCE

##### **Searcy Honey Hill Pump Station** *Searcy, AR*

Site/civil team leader for the new water booster pump station. The design included a new access road, yard piping, grading, concrete pavement, retaining wall, and erosion control. Also assisted with bidding and construction services.

##### **NACA WWTP Expansion** *Bentonville, AR*

Project manager and client services manager for preparing a conceptual engineering report to expand the average daily treatment capacity from 3.6 MGD to 7.2 MGD. In addition to the oversight of the CER, responsibilities included providing monthly billing and project status updates, planning and wastewater flow projections, leading the renewal of the National Pollutant Discharge Elimination System (NPDES) permit, and assisting with the recommended limits for influent constituents, recommended surcharges, and permitting assistance to amend the Memorandum of Agreement by and between the States of Arkansas and Oklahoma to clarify and lessen the future permit limit for total phosphorus. The CER has been completed and permit negotiations with EPA are ongoing.

##### **Hot Springs PS Exam and Design** *Hot Springs, AR*

Civil engineer responsible for assisting with designing the wastewater collection system. The project scope included full-descent inspection of more than 12,000 manholes, smoke testing approximately 1.6 million linear feet of gravity sewer, sewer and manhole dye testing, CCTV inspection of potential problem areas, and development of recommended solutions for identified deficiencies.

#### EDUCATION

Bachelor of Science in Civil Engineering

#### LICENSE

Professional Engineer AR, 12716

#### AFFILIATIONS

American Water Works Association, Member

Arkansas Water Works and Water Environment Association, Past Program Content Development Chair

Water Environment Federation, Member





Kipp Martin, PE, SE

**STRUCTURAL ENGINEER**

Kipp leads Garver’s structural team with 35 years of experience in planning, designing, and constructing wastewater treatment plants, pump stations, and reservoirs. He has successfully worked with fish screens, fish ladders, and dam and river hydraulic structure modifications. He is skilled at working on projects for remote offices and locations and is familiar with finite element analysis software, structural design software, and AutoCAD and MicroStation software. Kipp’s skills include general structural design, project structural budgeting, project management, concrete hydraulic structures, concrete design, steel design, masonry design, and seismic analysis.

+ Kipp also has extensive experience in project budgeting, drawing layout, CAD drafting, and supervising junior engineers and drafters.

**PROJECT EXPERIENCE**

**Fort Smith Massard WWTP Study** *Fort Smith, AR*

Structural engineer responsible for site visits and structural assessments. Garver has been contracted to perform a Master Plan evaluation of the Fort Smith Massard WWTP. This project will evaluate the current plant, and develop alternatives for future build out and expansion.

**Springdale Water Utilities WWTF Improvements** *Springdale, AR*

Lead structural engineer responsible for designing the expansion of an existing wastewater treatment facility. Responsibilities included supervising other structural engineers in the design of treatment facilities and coordinating structural loads with the geotechnical engineer to provide the necessary information to design the facility foundations, including deep foundations. Also responsible for designing a new RAS/WAS pump station that was attached to an existing building. Additionally, responsible for providing structural design for several new splitter boxes.

**Mountain Home WWTP Improvements Project** *Mountain Home, AR*

Lead structural engineer responsible for designing upgrades to restore the service life of a wastewater treatment plant. Many of the facilities of this plant were 20 to 30 years old and had not been updated in that timeframe. Responsibilities included inspecting grit facilities, final sedimentation basins, RAS/WAS pump stations, the chlorination/dichlorination facility, and the dewatering facility. Findings were used to develop drawings to repair and rehabilitate these facilities.

EDUCATION

Master of Science,  
Civil Engineering

Bachelor of Science,  
Civil Engineering

LICENSE

Professional Engineer  
AR, 15272

AFFILIATIONS

American Society of Civil  
Engineers, Member





## Ryan Mountain, PWS

### ENVIRONMENTAL

Ryan is our environmental special studies manager and senior environmental scientist with 21 years of environmental and project management experience. Primary responsibilities include managing special environmental studies provided to Garver's aviation, transportation, industrial, federal, development, construction, and water business lines. This includes authoring and co-authoring NEPA documents, agency coordination, threatened and endangered species survey coordination, Phase I environmental site assessments, Section 404 permitting, wetland delineations, detailed wetland and stream mitigation planning and specifications, biological evaluations and habitat assessments, and preparing spill prevention and stormwater pollution prevention plans.



**He has completed US Army Corps of Engineers wetland delineation training and the Federal Highway Administration's Section 4(f) overview course**

#### PROJECT EXPERIENCE

##### **NACA WWTP Expansion** *Bentonville, AR*

Environmental scientist responsible for the coordination and review of CE. Garver developed the conceptual design for the first expansion of the WWTP, which helped maintain adequate treatment capacity to meet the needs of Northwest Arkansas' growing population. The planned capital improvements included modification, refurbishment, and expansion of existing facilities to increase liquid treatment process capacity average day flow rate from 3.6 to 7.2 MGD

##### **Tontitown Water Line and BPS** *Tontitown, AR*

Senior environmental scientist responsible for providing environmental project management, quality control reviews, guidance, and assistance to our engineering staff and environmental team and subconsultant coordination with archaeologists.

##### **Fayetteville Capital Improvement Projects 2014** *Fayetteville, AR*

Lead environmental scientist responsible for Section 404 permitting, USACE coordination, on-site wetland and stream mitigation design, coordination of a Phase I Cultural Resources Survey, endangered bat habitat survey, and large site SWPPP.

#### EDUCATION

Bachelor of Science, Fisheries & Wildlife Management

#### LICENSE

Professional Wetland Scientist, 2745

#### AFFILIATIONS

Society of Wetland Scientists



## Josef Dalaeli, PE

### MASTER PLANNING/CIP LEAD

For 13 years, Josef has led master planning efforts for municipal water systems, helping them navigate strict regulatory requirements. Josef has extensive experience developing and calibrating hydraulic models in support of master plans and design projects. Josef pairs his modeling skills with his pipeline and facility design experience to define clear paths for hydraulic improvements and develop actionable capital improvement programs. His master planning skills are an asset to every project, defining clear paths for improvements.



**Josef's attention to detail and master planning experience will translate into clear, actionable CIP recommendations for the City of Gentry.**

#### PROJECT EXPERIENCE

##### **SWU Master Plan Update** *Springdale, AR*

Project engineer responsible for updating the water master plan, including updating and validating the hydraulic model, assessing existing distribution system, and recommending system improvements.

##### **Gentry Y City Road Storage Tank** *Gentry, AR*

Hydraulic modeling and planning lead responsible for the design of a 0.7-MG composite elevated storage tank and associated transmission mains. Activities included creating and calibrating the distribution system hydraulic model and determining equalization, emergency, and fire flow storage volumes and hydraulic gradeline requirements.

##### **RWU Water Master Plan Update** *Rogers, AR*

Project engineer responsible for updating the water master plan, including flow testing and model calibration, assessing existing distribution system, and recommending system improvements. Responsibilities include conducting a water loss audit and developing a plan for implementing district metered areas to control water loss in a portion of the distribution system.

##### **Tontitown On-Call Services—Master Plan** *Tontitown, AR*

Project engineer responsible for developing a water master plan, including updating and validating the hydraulic model, assessing existing distribution system, and recommending system improvements.

#### EDUCATION

Bachelor of Science,  
Chemical Engineering

#### LICENSE

Professional Engineer  
AR, 20296

#### AFFILIATIONS

American Water Works  
Association, Water Loss  
Committee

American Water Works  
Association, Member



## Sam Greivell, EIT

### HYDRAULIC MODELING LEAD

Sam has five years of experience focusing on water resource engineering and distribution/collection system modeling and master planning. She uses these models to identify where improvements are needed and to plan phased improvements.

Samantha defines her approach to planning based on the data she collects because she knows that every utility has varying degrees of water quality. Many of her models have provided support for alternative capacity requirement requests from regulatory agencies.



Evan and Sam have worked together on several wastewater projects throughout the Garver footprint including for SJRA, Laredo, Widefield (Colorado), Liberty Utilities (Arizona), and Sugar Land.

#### PROJECT EXPERIENCE

##### **SJRA Woodlands SSTAR Program** *The Woodlands, TX*

Hydraulic modeler responsible for calibration and hydraulic analysis of the Woodlands wastewater system. Modeling analysis included capacity assessment under wet-weather and future development conditions. These results were incorporated into a risk-based asset management tool which SJRA will use develop their 10-Year Project Plan.

##### **Sugar Land LS Capacity Analysis** *Sugar Land, TX*

Hydraulic modeler responsible for assessing collection system and lift station capacity for anticipated developments. The future developments would require a new regional lift station, and potential up-sizing of existing lift stations and treatment facilities. The hydraulic analysis included analyzing historical flow data to determine and allocate existing and future flows, developing alternatives for handling future flows, and evaluating the hydraulic impacts of the developed alternatives. A triple bottom line evaluation was performed on all alternatives and improvements were recommended that best fit the City's needs.

##### **Laredo Wastewater Master Plan** *Laredo, TX*

Hydraulic modeler responsible for wet weather analysis and creating model networks for the updated Sanitary Sewer Collection Master Plan. This master plan will focus on the collection and sewer interceptor system, WWTP discharge, reuse, solids handling, and related infrastructure. The Garver team will provide a roadmap for wastewater improvements necessary to serve the future needs of the City, provide a cost estimate and prioritization of these capital costs, and provide long term operations savings and optimized treatment.

#### EDUCATION

Bachelor of Science,  
Civil and Environmental  
Engineering

#### LICENSE

Engineer In Training,  
TX 56137

#### AFFILIATIONS

American Water Works  
Association, Member

Water Environment  
Federation, Member



## Ryan Pottinger, PE, CFM

### HYDRAULIC MODELING

Ryan is a project engineer on Garver’s Arkansas Water Team with four years of wastewater experience, which includes the analysis and design of distribution and collection systems, lift stations, and wastewater treatment plants. Ryan has extensive linear infrastructure experience and has performed sanitary sewer condition assessments on more than 100 manholes throughout Oklahoma. Additionally, Ryan brings experience coordinating with multiple stakeholders to successfully deliver design improvements, technical reports, and implement capital improvement plans to provide resilient infrastructure.

+ Ryan has assisted in development of hydraulic models for multiple municipalities, providing him the experience needed to serve as local modeling support for Gentry.

#### PROJECT EXPERIENCE

##### **Tontitown On-Call Services—Master Plan** *Tontitown, AR*

Engineer responsible for performing an assessment of the existing system for Tontitown’s distribution system through hydraulic modeling. Responsibilities included projecting growth within the service area to recommend capital improvement projects to keep distribution system operating up to Client’s desired level of service. Also responsible for responsible for determining alignment and assisting with the design of 3,000 linear feet of sanitary sewer line in the City of Tontitown.

##### **RWU Water Master Plan Update** *Rogers, AR*

Engineer responsible for performing an assessment of the existing system for the Rogers Water Utilities distribution system through hydraulic modeling. Responsibilities included projecting growth within the service area to recommend capital improvement projects to keep the distribution system operating up to the Client’s desired level of service.

##### **Mtn. Home Arkansas Lake Norfolk Water Intake** *Mountain Home, AR*

Engineer responsible for assisting in determining the location for new water intake structure in Norfolk Lake and the alignment for new transmission main from intake structure to water treatment plant. Responsibilities included assisting with the design and alignment of a new access road.

#### EDUCATION

Bachelor of Science,  
Civil Engineering

#### LICENSE

Professional Engineer  
AR, 20512



## Drew Moffitt, GISP

### GIS/MAPPING

Drew is a GIS analyst with 16 years of experience. Drew provides GIS support across multiple business lines to support Garver’s planning efforts. His experience includes spatial analysis, water resources, and GIS model development database development. Drew’s previous experience includes developing the PAgis Stormwater Work Plan. He was tasked with overseeing the creation of the standards and processes that are required for all PAgis member agencies.



Drew is the former GIS Manager for the State of Arkansas National Guard Environmental Geographic Information System Program.

### PROJECT EXPERIENCE

#### **Little Rock Stormwater GIS Mapping\*** *Little Rock, Arkansas*

Project lead for the City of Little Rock’s Stormwater GIS Update. The project entailed creating a geometrically connected PAgis GIS Stormwater Database consisting of over 89,000 features across Little Rock’s 122 square mile municipal boundary. Drew was responsible for overseeing the training and management of multiple teams collecting stormwater data for the City. Data creation included going street by street for the entire City by utilizing remote-sensing data to digitize the entire stormwater network and adjust the City’s existing one.

#### **PAgis Stormwater Work Plan** *Little Rock, Arkansas*

Project lead for the Development of the PAgis Stormwater Work Plan. He was tasked to help determine the steps, costs, and technical requirements to complete one of PAgis’ last remaining GIS basemap items, stormwater. Drew led multiple meetings with PAgis members to determine the PAgis stormwater accuracy and data standards. The first phase included developing a formalized work plan, which included several components. One of which, was a detailed cost estimate to complete the stormwater data collection to a standard that meets the PAgis’ goals. Another was to analyze and provide improvements to the database schema along with transition and working documentation for the database. The third component was creating the CAD standards and processes.

#### **Sherwood Stormwater GIS Mapping\*** *Sherwood, Arkansas*

Project lead for the update to the Sherwood Stormwater GIS Database. By leveraging his knowledge of the PAgis database and efficient GIS and field collection techniques, Drew and his Team applied several cost-efficient and time-saving methods. Drew and his Team were able to exceed the City’s original proposed work area and provide more information to the City than originally scoped.

### EDUCATION

Bachelor of Science,  
Geography

### LICENSE

Certified GIS Professional  
Nationwide, 67799

*\*Previous Firm Experience*

City of Gentry  
RFQ 21-01, Engineering Services  
SECTION B: Vendor References

---

The following information is required from all firms so all statements of qualification may be reviewed and properly evaluated:

COMPANY NAME: Garver

NUMBER OF YEARS IN BUSINESS: 102 HOW LONG IN PRESENT LOCATION: 25

TOTAL NUMBER OF CURRENT EMPLOYEES: 920 FULL TIME 725 PART TIME

NUMBER OF EMPLOYEES PLANNED FOR THIS CONTRACT: 15 FULL TIME N/A PART TIME

PLEASE LIST FOUR (4) REFERENCES THAT YOU HAVE PREVIOUSLY PERFORMED CONTRACT SERVICES FOR WITHIN THE PAST FIVE (5) YEARS (All fields must be completed):

1. City Corporation  
COMPANY NAME

Russellville, AR 72811  
CITY, STATE, ZIP

Steve Mallett, PE  
CONTACT PERSON

479-968-2080 x 113  
TELEPHONE

479-968-3265  
FAX NUMBER

smallett@citycorporation.com  
E-MAIL ADDRESS

2. Springdale Water Utilities  
COMPANY NAME

Springdale, AR 72765  
CITY, STATE, ZIP

Heath Ward  
CONTACT PERSON

479-751-5751  
TELEPHONE

479-750-4039  
FAX NUMBER

hward@springdalewater.com  
E-MAIL ADDRESS

3. Rogers Water Utilities  
COMPANY NAME

Rogers, AR 72757  
CITY, STATE, ZIP

Brent Dobler, PE  
CONTACT PERSON

479-621-1142  
TELEPHONE

479-621-1146  
FAX NUMBER

brentdobler@rwu.org  
E-MAIL ADDRESS

4. City of Tontitown, AR  
COMPANY NAME

Tontitown, AR 72770  
CITY, STATE, ZIP

James Clark  
CONTACT PERSON

479-361-2700  
TELEPHONE

479-361-2700  
FAX NUMBER

pwdirector@tontitownar.gov  
E-MAIL ADDRESS

City of Gentry  
RFQ 21-01, Engineering Services  
SECTION C: Signature Submittal

---

1. Disclosure Information

Proposer must disclose any possible conflict of interest with the City of Gentry, including, but not limited to, any relationship with any City of Gentry employee. Proposer response must disclose if a known relationship exists between any principal or employee of your firm and any City of Gentry employee or elected City of Gentry official.

If, to your knowledge, no relationship exists, this should also be stated in your response. Failure to disclose such a relationship may result in cancellation of a purchase and/or contract as a result of your response. This form must be completed and returned in order for your bid/proposal to be eligible for consideration.

PLEASE CHECK ONE OF THE FOLLOWING TWO OPTIONS, AS IT APPROPRIATELY APPLIES TO YOUR FIRM:

1) NO KNOWN RELATIONSHIP EXISTS

2) RELATIONSHIP EXISTS (Please explain): \_\_\_\_\_

I certify that; as an officer of this organization, or per the attached letter of authorization, am duly authorized to certify the information provided herein are accurate and true; and my organization shall comply with all State and Federal Equal Opportunity and Non-Discrimination requirements and conditions of employment.

2. Additional Information

At the discretion of the City, one or more firms may be asked for more detailed information before final ranking of the firms, which may also include oral interviews. NOTE: Each Proposer shall submit to the City a primary contact name, e-mail address, and phone number (preferably a cell phone number) where the City can call for clarification or interview via telephone.

Name of Firm: Garver

Name of Primary Contact: Larry Gregory, PE

Title of Primary Contact: Project Manager

Phone#1 (cell preferred): 479-531-8085 Phone#2: 479-287-4677

E-Mail Address: LFGregory@GarverUSA.com

TAX ID#: 01-0733400 DUNS #: 01-039-1154 Cage Code: 51XT8

3. Please acknowledge receipt of addenda for this invitation to bid, request for proposal, or request for qualification by signing and dating below. All addendums are hereby made a part of the bid or RFQ documents to the same extent as though it were originally included therein. Proposers/Bidders should indicate their receipt of same in the appropriate blank listed herein. Failure to do so may subject vendor to disqualification.

ADDENDUM NO.	SIGNATURE AND PRINTED NAME	DATE ACKNOWLEDGED

4. Pursuant Arkansas Code Annotated §25-1-503, the Contractor agrees and certifies that they do not currently boycott Israel and will not boycott Israel during any time in which they are entering into, or while in contract, with any public entity as defined in §25-1-503. If at any time during contract the contractor decides to boycott Israel, the contractor must notify the contracted public entity in writing.
5. Contractor agrees that no solicitation of City employees will take place.
6. As an interested party on this project, you are required to provide debarment/suspension certification indicating in compliance with the below Federal Executive Order. Certification can be done by completing and signing this form. Federal Executive Order (E.O.) 12549 "Debarment and Suspension" requires that all contractors receiving individual awards, using federal funds, and all sub-recipients certify that the organization and its principals are not debarred, suspended, proposed for debarment, declared ineligible, or voluntarily excluded by any Federal department or agency from doing business with the Federal Government.
7. Signature certifies that neither you nor your principal is presently debarred, suspended, proposed for debarment, declared ineligible, or voluntarily excluded from participation in this transaction by any federal department or agency.

Questions regarding this form should be directed to the City of Gentry Administration Office.

NAME: Larry Gregory, PE

COMPANY: Garver

TAX ID: 01-0733400

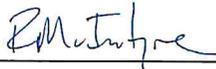
PHYSICAL ADDRESS: 4300 South J.B. Hunt Drive, Suite 240, Rogers, AR 72758

MAILING ADDRESS: 4300 South J.B. Hunt Drive, Suite 240, Rogers, AR 72758

PHONE: 479-531-8085 FAX: 479-531-8085

E-MAIL: LFGregory@GarverUSA.com

Signed by :

SIGNATURE: 

PRINTED NAME : Randy McIntyre, PE, BCEE

TITLE: Vice President

DATE: October 19, 2021

City of Gentry  
 RFQ 21-01, Engineering Services

**SECTION E: 2021 Annual Statement of Qualifications Summary Form**

ATTENTION: This form shall be completed and returned with EACH SUBMITTED Statement of Qualification. The City will utilize the selection marked by each firm to correspond with the scope of work for each project.

NAME OF FIRM: Garver

SUMMARY STATEMENT:

Proposer should provide summary information on this form by checking the areas of expertise based on experience and qualifications.

This form must be completed and returned in order for your proposal to be eligible for consideration.

<input checked="" type="checkbox"/> Airport	<input type="checkbox"/> Parks: Campground Planning
<input checked="" type="checkbox"/> Architecture	<input type="checkbox"/> Parks: Land Dedication Fees Consultant
<input checked="" type="checkbox"/> Bridges	<input type="checkbox"/> Parks: Aquatics Consultant
<input checked="" type="checkbox"/> Civil/Structural Design	<input checked="" type="checkbox"/> Site Utility
<input checked="" type="checkbox"/> Construction Administration	<input type="checkbox"/> Studio Design
<input checked="" type="checkbox"/> Drainage Design, Analysis, & Planning	<input checked="" type="checkbox"/> Storm Water Management
<input checked="" type="checkbox"/> Electrical	<input checked="" type="checkbox"/> Stormwater Modeling
<input checked="" type="checkbox"/> Environmental Analysis, Remediation, & Permitting	<input checked="" type="checkbox"/> Stormwater Design
<input checked="" type="checkbox"/> Environmental Water Services	<input checked="" type="checkbox"/> Structural Design
<input checked="" type="checkbox"/> Floodplain Services	<input checked="" type="checkbox"/> Surveying
<input checked="" type="checkbox"/> GIS Mapping	<input checked="" type="checkbox"/> Sustainability Design
<input type="checkbox"/> Geotechnical Engineering	<input type="checkbox"/> Testing Services: Soil/Materials
<input checked="" type="checkbox"/> Hydrology	<input checked="" type="checkbox"/> Traffic Studies
<input checked="" type="checkbox"/> Independent Fee Estimates	<input checked="" type="checkbox"/> Value Engineering
<input checked="" type="checkbox"/> Interior Design	<input checked="" type="checkbox"/> Wastewater Design
<input checked="" type="checkbox"/> Landscape Architecture	<input checked="" type="checkbox"/> Wastewater Management
<input checked="" type="checkbox"/> LEED Certification	<input checked="" type="checkbox"/> Wastewater Modeling
<input checked="" type="checkbox"/> Lighting Design	<input checked="" type="checkbox"/> Wastewater Rate Studies
<input checked="" type="checkbox"/> Master Planning: City/Government	<input checked="" type="checkbox"/> Wastewater SSES
<input checked="" type="checkbox"/> Master Planning: Parks	<input checked="" type="checkbox"/> Water/ Sewer Rate Studies
<input checked="" type="checkbox"/> Master Planning: Streets	<input checked="" type="checkbox"/> Water Design
<input checked="" type="checkbox"/> Master Planning: Wastewater	<input checked="" type="checkbox"/> Water Management
<input checked="" type="checkbox"/> Master Planning: Water	<input checked="" type="checkbox"/> Water Modeling
<input checked="" type="checkbox"/> Mechanical	<input checked="" type="checkbox"/> Water Quality Monitoring
<input type="checkbox"/> Natural Resource Planning	<input checked="" type="checkbox"/> Wetlands

2.) PLEASE FILL OUT THE SECTION BELOW AND SUBMIT THIS FORM WITH YOUR STATEMENT OF QUALIFICATIONS:

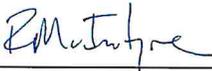
- a) I, as an officer of this organization, or per the attached letter of authorization, I am duly authorized to certify the information provided herein is accurate and true.

Garver

Name of Firm

Randy McIntyre, PE, BCEE

Printed Name



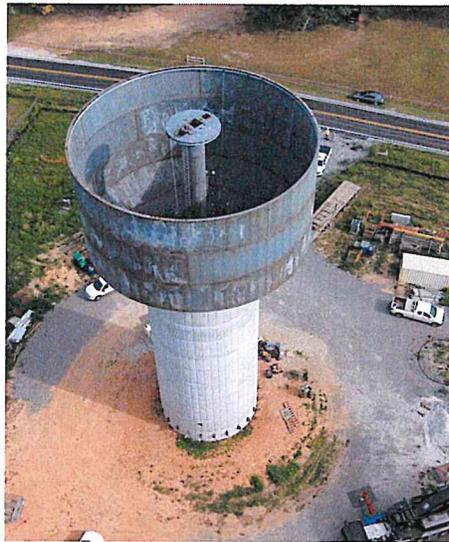
Signature

Vice President

Title

October 19, 2021

Date



4300 South J.B. Hunt Drive, Suite 240, Rogers, AR 72758 | 479-257-9188  
[www.GarverUSA.com](http://www.GarverUSA.com)



ORDINANCE NO. \_\_\_\_\_

**AN ORDINANCE ACCEPTING THE ANNEXATION OF CERTAIN LANDS TO THE CITY OF GENTRY; ASSIGNING SAID LANDS TO A WARD; DESIGNATING THE ZONING OF SAID LANDS; AND FOR OTHER PURPOSES**

WHEREAS, Springtown Properties, LLC, and Roger L. Stricker and Belinda K. Stricker, filed a petition pursuant to A.C.A. § 14-40-609 in the County Court of Benton County, Arkansas (County Case CC 2021-28) seeking the annexation of certain lands into the City of Gentry, Arkansas;

WHEREAS, the Honorable Barry Moehring, Benton County Judge, did review and approve said Petition for Annexation;

WHEREAS, it is the desire of the City Council for the City of Gentry that said territory be annexed into the City limits;

WHEREAS, the Gentry Planning Commission has considered the issue of the zoning of said lands, following notice and hearing as required by Section 14.04.12 of the Gentry Municipal Code, and has recommended that said lands be zoned A-1;

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

SECTION 1. That having given due consideration to the Decree of Annexation, attached hereto as Exhibit "A"; and the legal description of the territory to be annexed, attached hereto as Exhibit "B", the City Council of the City of Gentry, Arkansas does hereby accept the described territory, as evidenced by the adoption of this Ordinance.

SECTION 2. That the following schedule of services shall be extended to the area by and through the City of Gentry within the statutorily required three-year period after the date the annexation becomes final, as follows:

- a) Police Protection
- b) Fire Protection

SECTION 3. Said lands are hereby assigned to Ward 1.

SECTION 4. The zoning district of said lands is hereby designated as A-1 Agricultural zoning.

SECTION 5. The city clerk shall certify and send one (1) copy of the plat of the annexed territory and one (1) copy of this ordinance to the Benton County Clerk.

PASSED AND APPROVED this 1st day of November, 2021.

\_\_\_\_\_  
Kevin D. Johnston, Mayor

ATTEST: \_\_\_\_\_  
Tonya Carney, Director of Finance

**EXHIBIT "B"**

**Springtown Properties, LLC Property:**

PART OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER AND PART OF THE SOUTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 12, TOWNSHIP 18 NORTH, RANGE 33 WEST, BENTON COUNTY, ARKANSAS. BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT S 87°10'56" E 392.39' FROM THE SE CORNER OF THE SE ¼ OF THE NW ¼ OF SAID SECTION 12; THENCE N 87°10'56" W 728.36'; THENCE N 04°32'49" W 1330.97'; THENCE S 87°09'47" E 503.68'; THENCE S 87°34'30" E 224.53'; THENCE S 04°32'47" E 1332.35' TO THE POINT OF BEGINNING AND CONTAINING 22.07 ACRES. PROPERTY IS SUBJECT TO THE RIGHT OF WAY OF THE COUNTY ROAD AND TO THE RIGHT OF WAY OF ARKANSAS STATE HIGHWAY 12 AND TO ANY EASEMENT OF RECORD.

AND

**Stricker Property:**

Part of the South Half (S 1/2) of the Northeast Quarter (NE 1/4) of the Northwest Quarter (NW 1/4) of Section 12, Township 18 North, Range 33 West, Benton County, Arkansas, described as beginning at the SE corner of said South Half (S 1/2) of the Northeast Quarter (NE 1/4) of the Northwest Quarter (NW 1/4); Thence South 89°12'40" west 1327.99 feet; thence North 00°34'18" West 661.67 feet; thence North 89°17'35" East 1182.64 feet; thence South 10°20'37" East 97.89 feet; thence South 15°44'06" East 74.67 feet; thence South 17°40'40" East 166.75 feet; thence South 19°31'38" East 79.48 feet; thence South 24°44'04" East 57.95 feet; thence South 33°11'31" East 18.96 feet; thence South 00°41'21" East 187.48 feet to the point of beginning. Property is subject to the right of way of Highway 12 on the East side.

# BENTON COUNTY

STATE OF ARKANSAS

BETSY HARRELL

COUNTY CLERK & VOTER REGISTRAR

215 EAST CENTRAL, SUITE 217  
BENTONVILLE, AR 72712-5373  
479-271-1013  
Fax: 479-271-1019

October 13, 2021

PROBATE COURT CLERK

COURTHOUSE, 102 N.E. "A" STREET  
BENTONVILLE, AR 72712-5350  
479-271-5727  
FAX: 479-271-1712

Honorable Kevin Johnston  
City of Gentry  
101 W Main St  
Gentry, AR 72734

Re: In the Matter of Annexing to the City of Gentry, Arkansas Certain  
Territory Contiguous To Said City of Gentry, Arkansas

Dear Mayor Johnston:

The County has received and processed a proposed annexation pursuant to ACA § 14-40-609 related to annexations by 100% of the property owners. I am transmitting to you a copy of the documents relating to the proposed annexation for consideration by the Gentry City Council.

If your council and you approve the annexation, please ask your clerk or recorder to return to me one (1) certified copy of the plat of the annexed property and one (1) certified copy of the ordinance or resolution approving the annexation so that I can send those on to the Secretary of State as required by the statute.

Please feel free to contact me if you have questions.

Sincerely,

*Betsy Harrell by D. Evans*

BETSY HARRELL, County Clerk

enc

ROGERS OFFICE  
2111 W. WALNUT  
(479) 636-3727  
FAX (479) 636-4922

ROGERS ARCHIVES  
2111 W. WALNUT  
(479) 636-1037  
FAX (479) 636-1053

SILOAM SPRINGS OFFICE  
707 S. LINCOLN  
479-271-1013  
FAX (479) 524-8534



# Arkansas Secretary of State

**John Thurston** Arkansas Secretary of State, 500 Woodlane Ave, Little Rock, AR 72201-1094

## Municipal Boundary Change Checklist

Act 655 of 2017 and A.C.A. §14-40-103

County: \_\_\_\_\_ City/Town: \_\_\_\_\_

City Ordinance/Resolution No: \_\_\_\_\_ Date approved: \_\_\_\_\_

County Court Case No: \_\_\_\_\_ Date Order Filed: \_\_\_\_\_

Type: Annexation by Petition of all Landowners A.C.A. 14-40-609

Date Change Effective: \_\_\_\_\_ Set by:  Municipal Ordinance  Emergency Clause  Court  Default  
*(Required by Act 655 of 2017)*

For Circuit Court Challenge: Date Order Filed: \_\_\_\_\_  Upheld  Overturned  Other *(attach explanation)*

Please indicate which ward(s) the territory will be assigned to: \_\_\_\_\_  
*(See A.C.A § 14-40-203)*

Initiating party:

All Landowners  Majority Landowners  Municipal Governing Body  State  Other \_\_\_\_\_

Supporting Documentation attached *(check all that apply)*:

- File marked copy of City Ordinance/Resolution *(required)*
- File marked copy of County Court Order or certified annexation election results *(required except for A.C.A. §14-40-501)*
- Copy of Arkansas GIS approved printed map and certification letter *(required)*
- Proof of Publication for all Legal Notices *(include Hearing, Election, and City Ordinance/Resolution notices)*
- File marked copy of Petition Part *(if applicable)*
- File marked copy of Complaint and final Circuit Court Order *(Court Challenge only)*

Municipal Contact:

Name: \_\_\_\_\_ Title: \_\_\_\_\_

Street Address: \_\_\_\_\_

City: \_\_\_\_\_ St: \_\_\_\_\_ Zip code: \_\_\_\_\_

*Complete one form per ordinance/resolution, attach it as a cover page to the supporting document set and submit to the County Clerk's Office within 45 days of the Effective Date as required by Act 655 of 2017*

County Official:

Signature: \_\_\_\_\_ Title: \_\_\_\_\_

Date: \_\_\_\_\_

*Pursuant to Act 655 of 2017, County Officials must submit a file-marked copy of municipal boundary change documents within 30 days of receipt to: Arkansas Secretary of State, Attn: Municipal Boundary Filing, 500 Woodlane Ave Suite 256, Little Rock, AR 72201-1094*

Office of the Arkansas Secretary of State use only

Received by: \_\_\_\_\_

FILED

2021 OCT 13 AM 9:03

BETSY HARRELL  
CO & PROBATE CLERK  
BENTON COUNTY AR

IN THE MATTER OF ANNEXING TO THE  
CITY OF GENTRY, ARKANSAS  
CERTAIN TERRITORY CONTIGUOUS TO SAID  
CITY OF GENTRY, ARKANSAS

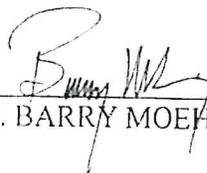
COUNTY COURT CASE NO. CC 2021-28

ORDER AUTHORIZING ANNEXATION PURSUANT TO ACA § 14-40-609

I, Barry Moehring, County Judge of Benton County, having reviewed the attached petition for annexation and verification of petition, hereby find that the petition:

- 1) is in writing;
- 2) contains an attestation signed before a notary or notaries by the property owner or owners of the relevant property or properties confirming their desire to be annexed;
- 3) contains an accurate description of the relevant property or properties;
- 4) contains a letter or title opinion from a certified abstractor or title company verifying that the petitioners are all owners of record of the relevant property or properties;
- 5) contains a letter or verification from a certified surveyor or engineer verifying that the relevant property or properties are contiguous with the annexing city or town and that no enclaves will be created if the property or properties are accepted by the city or town – additionally a copy of the letter from the State of Arkansas GIS office approving the legal description for the annexation was provided; and
- 6) includes a schedule of services of the annexing city or town that will be extended to the area within three (3) years after the date the annexation becomes final.

The County Clerk is directed to forward a copy of this order and the related Petition to the Mayor of the City of GENTRY.

  
\_\_\_\_\_  
HON. BARRY MOEHRING, County Judge

10 · 12 · 2021  
\_\_\_\_\_  
Date

2021 4265

FILED

IN THE COUNTY COURT OF BENTON COUNTY 2021 OCT -4 PM 2:04  
STATE OF ARKANSAS

BETSY MARRELL  
CO & PROBATE CLERK  
BENTON COUNTY, AR

IN THE MATTER OF:  
ANNEXATION OF CERTAIN LANDS  
CONTIGUOUS TO THE CITY OF  
GENTRY, BENTON  
COUNTY, ARKANSAS

Case No. 2021-28

SPRINGTOWN PROPERTIES, LLC,  
ROGER L. STRICKER and BELINDA  
K. STRICKER

PETITIONERS

**PETITION FOR ANNEXATION OF CONTIGUOUS PROPERTY**

COMES NOW the Petitioners, Springtown Properties, LLC, Roger L. Stricker and Belinda K. Stricker ("Petitioners"), by and through their undersigned counsel, and states the following to-wit:

1. Petitioners are the fee simple owners of certain tracts of real property situated in Benton County, Arkansas, the same being more particularly described as follows and collectively referred to hereinafter as the "Property":

Springtown Properties, LLC Property:

PART OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER AND PART OF THE SOUTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 12, TOWNSHIP 18 NORTH, RANGE 33 WEST, BENTON COUNTY, ARKANSAS. BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT S 87°10'56" E 392.39' FROM THE SE CORNER OF THE SE ¼ OF THE NW ¼ OF SAID SECTION 12; THENCE N 87°10'56" W 728.36'; THENCE N 04°32'49" W 1330.97'; THENCE S 87°09'47" E 503.68'; THENCE S 87°34'30" E 224.53'; THENCE S 04°32'47" E 1332.35' TO THE POINT OF BEGINNING AND CONTAINING 22.07 ACRES. PROPERTY IS SUBJECT TO THE RIGHT OF WAY OF THE COUNTY ROAD AND TO THE RIGHT OF WAY OF ARKANSAS STATE HIGHWAY 12 AND TO ANY EASEMENT OF RECORD.

FILED

Roger L. Stricker and Belinda K. Stricker Property:

Part of the South Half (S 1/2) of the Northeast Quarter (NE 1/4) of the Northwest Quarter (NW 1/4) of Section 12, Township 18 North, Range 33 West, Benton County, Arkansas, described as beginning at the SE corner of said South Half (S 1/2) of the Northeast Quarter (NE 1/4) of the Northwest Quarter (NW 1/4); Thence South 89°12'40" west 1327.99 feet; thence North 00°34'18" West 661.67 feet; thence North 89°17'35" East 1182.64 feet; thence South 10°20'37" East 97.89 feet; thence South 15°44'06" East 74.67 feet; thence South 17°40'40" East 166.75 feet; thence South 19°31'38" East 79.48 feet; thence South 24°44'04" East 57.95 feet; thence South 33°11'31" East 18.96 feet; thence South 00°41'21" East 187.48 feet to the point of beginning. Property is subject to the right of way of Highway 12 on the East side.

2021 OCT -4 PM 2: 04  
DEBBY HARRELL  
COUNTY CLERK  
BENTON COUNTY, AR

2. Petitioners' ownership of the Property is reflected in the opinion of Josh Hite of City Title & Closing, LLC, attached hereto as Exhibit "A".
3. As set forth in the letter from Jim Caldwell, PLS, attached hereto as Exhibit "B", the Property is contiguous to the incorporated limits of Gentry, Arkansas, and no enclave will be created as a result of the requested annexation.
4. Attached hereto as Exhibit "C" is a schedule of services that will be extended to the Property within three (3) years after the date upon which the annexation becomes final.
5. Attached hereto as Exhibit "D" is a vicinity map depicting the location of the Property.
6. Petitioners have complied with the requirements of A.C.A. § 14-40-101 to coordinate with the Arkansas Geographic Information Systems Office as confirmed by the letter attached hereto as Exhibit "E".
7. Petitioners request that the Benton County Assessor and the Benton County Clerk complete the verifications required by law; that upon the completion of the verifications this Petition be presented to the Benton County Judge for issuance of an Order, and that the Benton County Judge forward this Petition and the Judge's Order to the City of Gentry.

**FILED**

WHEREFORE, Petitioner respectfully requests that the Property be annexed into the City of Gentry, and for all other relief to which she may be entitled.

2021 OCT -4 PM 2: 04

DEBRA HARRELL  
CO & PROBATE CLERK  
DEPT. OF COUNTY, AR

Respectfully submitted,

**KUTAK ROCK LLP**

By: \_\_\_\_\_

Kyle T. Unser, AR 2007133  
5111 W JB Hunt Drive, Suite 300  
Rogers, Arkansas 72758  
Telephone: (479) 250-9700  
Facsimile: (479) 316-4069  
[kyle.unser@kutakrock.com](mailto:kyle.unser@kutakrock.com)

*Attorneys for Petitioners*

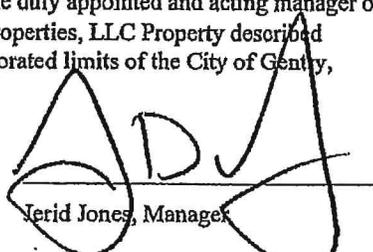
FILED

2021 OCT -4 PM 2: 04

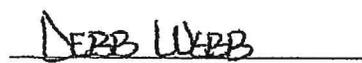
BETS J. HARRELL  
CO. & DEPUTY CLERK  
GEN. COUNTY, AR

**Attestation**

I hereby certify and attest that I, Jerid Jones am the duly appointed and acting manager of Springtown Properties, LLC, owner of the Springtown Properties, LLC Property described above, and that I desire to annex the same into the incorporated limits of the City of Gentry, Arkansas.

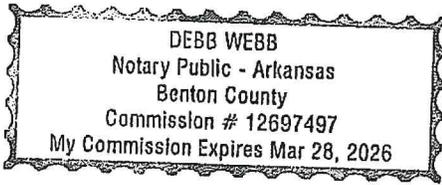
  
\_\_\_\_\_  
Jerid Jones, Manager

Subscribed and sworn to before me, a Notary Public, on this, the 01 day of OCTOBER, 2021.

  
\_\_\_\_\_  
Notary Public

My Commission Expires:

03-28-2026



FILED

2021 OCT -4 PM 2:04

BETSY HARRELL  
CO & PROBATE CLERK  
BENTON COUNTY, AR

**Attestation**

I hereby certify and attest that I, Roger L. Stricker, am the co-owner of the Roger L. Stricker and Bonita K. Stricker Property described above, and that I desire to annex the same into the incorporated limits of the City of Gentry, Arkansas.

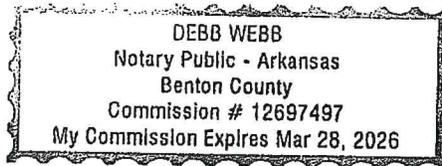
  
Roger L. Stricker

Subscribed and sworn to before me, a Notary Public, on this, the 01 day of OCTOBER, 2021.

DEBB WEBB  
Notary Public

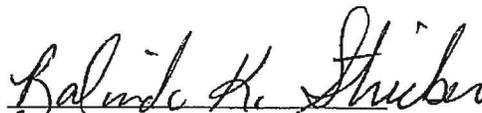
My Commission Expires:

03-28-2026



**Attestation**

I hereby certify and attest that I, Bonita K. Stricker, am the co-owner of the Roger L. Stricker and Bonita K. Stricker Property described above, and that I desire to annex the same into the incorporated limits of the City of Gentry, Arkansas.

  
Bonita K. Stricker

Subscribed and sworn to before me, a Notary Public, on this, the 01 day of OCTOBER 2021.

DEBB WEBB

My Commission Expires:

03-28-2026

DEBB WEBB  
Notary Public - Arkansas  
Benton County  
Commission # 12697497  
My Commission Expires Mar 28, 2026

FILED

2021 OCT -4 PM 2:04

BEISY HARRELL  
CO & DEPUTY CLERK  
BENTON COUNTY, AR



citytitle<sup>llc</sup>  
& closing

FILED

2021 OCT -4 PM 2:04

BETSY HARRELL  
CO & PROBATE CLERK  
BENTON COUNTY, AR

Date: September 28, 2021

Springtown Properties, LLC c/o Jerid Jones, Manager  
1069 W. Twin Springs Ct.  
Siloam Springs, AR 72761

**Re: Annexation of Property owned by Springtown Properties, LLC, Roger L. Stricker and Bonita K. Stricker; Title Certification**

Dear Mr. Jones:

With respect to the proposed annexation of the property described below as the "Springtown Property"<sup>1</sup> and Benton County Parcel No. 18-13592-000 (the "Stricker Property") into the incorporated city limits of Gentry, Arkansas, we have reviewed the vesting deeds and tract survey performed by James Surveying filed for record on June 17, 2021, as L202145683 establishing the following legal descriptions:

**The Springtown Property (established by survey and vesting deed):**

PART OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER AND PART OF THE SOUTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 12, TOWNSHIP 18 NORTH, RANGE 33 WEST, BENTON COUNTY, ARKANSAS. BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT S 87°10'56" E 392.39' FROM THE SE CORNER OF THE SE ¼ OF THE NW ¼ OF SAID SECTION 12; THENCE N 87°10'56" W 728.36'; THENCE N 04°32'49" W 1330.97'; THENCE S 87°09'47" E 503.68'; THENCE S 87°34'30" E 224.53'; THENCE S 04°32'47" E 1332.35' TO THE POINT OF BEGINNING AND CONTAINING 22.07 ACRES. PROPERTY IS SUBJECT TO THE RIGHT OF WAY OF THE COUNTY ROAD AND TO THE RIGHT OF WAY OF ARKANSAS STATE HIGHWAY 12 AND TO ANY EASEMENT OF RECORD.

**The Stricker Property (review of vesting deed only):**

Part of the South Half (S 1/2) of the Northeast Quarter (NE 1/4) of the Northwest Quarter (NW 1/4) of Section 12, Township 18 North, Range 33 West, Benton

<sup>1</sup> The Springtown Property is the result of a tract split carving off the northwest portion of Benton County Parcel No. 18-13587-000, and no new parcel number has been assigned as of the date of the drafting of this letter.

EXHIBIT  
A

FILED

2021 OCT -4 PM 2: 04

County, Arkansas, described as beginning at the SE corner of said South Half (S 1/2) of the Northeast Quarter (NE 1/4) of the Northwest Quarter (NW 1/4); Thence South 89°12'40" west 1327.99 feet; thence North 00°34'18" West 661.67 feet; thence North 89°17'35" East 1182.64 feet; thence South 10°20'37" East 97.89 feet; thence South 15°44'06" East 74.67 feet; thence South 17°40'40" East 166.75 feet; thence South 19°31'38" East 79.48 feet; thence South 24°44'04" East 57.95 feet; thence South 33°11'31" East 18.96 feet; thence South 00°41'21" East 187.48 feet to the point of beginning. Property is subject to the right of way of Highway 12 on the East side.

City Title & Closing LLC confirms that Springtown Properties, LLC is the sole fee simple owner of the Springtown Property and that Roger L. Stricker and Bonita K. Stricker are the sole fee simple owners of the Stricker Property, the same being the subject of the Petition for Annexation to which this letter is attached.

Please do not hesitate to contact me if anything further is needed.

Sincerely,



City Title & Closing LLC

By: Joshua B. Hite

FILED

2021 OCT -4 PM 2:04

BETSY HARRELL  
CO. & PROBATE CLERK  
BENTON COUNTY, AR

James Caldwell Surveyor  
609 South Oak Hill Street  
Siloam Springs, Arkansas 72761  
479-238-4069

Date: September 20, 2021

Mr. Ward Jones, Ward Jones Realty  
112 West Tulsa Street  
Siloam Springs, AR 72762

**Re: Annexation of Property owned by Springtown Properties, LLC, Roger L. Stricker and Bonita K. Stricker, Continuity Certification**

Dear Mr. Jones:

With respect to the proposed annexation the property described below as the "Springtown Property"<sup>1</sup> and Benton County Parcel No. 18-13592-000 (the "Stricker Property") into the incorporated city limits of Gentry, Arkansas, I confirm that the properties described below are, when taken together, contiguous to the incorporated limits of Gentry, Arkansas, and that the annexation of the same will not create an enclave:

**The Springtown Property:**

PART OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER AND PART OF THE SOUTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 12, TOWNSHIP 18 NORTH, RANGE 33 WEST, BENTON COUNTY, ARKANSAS. BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT S 87°10'56" E 392.39' FROM THE SE CORNER OF THE SE ¼ OF THE NW ¼ OF SAID SECTION 12; THENCE N 87°10'56" W 728.36'; THENCE N 04°32'49" W 1330.97' TO THE SOUTH LINE OF THE NE/4 OF THE NW/4 OF SAID SECTION 12; THENCE FOLLOWING SAID SOUTH LINE S 87°09'47" E 503.68' TO THE SE CORNER OF THE NE/4 OF THE NW/4 OF SAID SECTION 12; THENCE S 87°34'30" E 224.53'; THENCE S 04°32'47" E 1332.35' TO THE POINT OF BEGINNING AND CONTAINING 22.07 ACRES. PROPERTY IS SUBJECT TO THE RIGHT OF WAY OF THE COUNTY ROAD AND TO THE RIGHT OF WAY OF ARKANSAS STATE HIGHWAY 12 AND TO ANY EASEMENT OF RECORD.

---

<sup>1</sup> The Springtown Property is the result of a tract split carving off the northwest portion of Benton County Parcel No. 18-13587-000, and no new parcel number has been assigned as of the date of the drafting of this letter.

EXHIBIT  
B

FILED

2021 OCT -4 PM 2:04

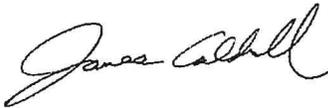
**The Stricker Property:**

Part of the South Half (S 1/2) of the Northeast Quarter (NE 1/4) of the Northwest Quarter (NW 1/4) of Section 12, Township 18 North, Range 33 West, Benton County, Arkansas, described as beginning at the SE corner of said South Half (S 1/2) of the Northeast Quarter (NE 1/4) of the Northwest Quarter (NW 1/4); Thence along the South line of the said South Half (S/2) of the Northeast Quarter (NE 1/4) of the Northwest Quarter (NW 1/4) South 89°12'40" west 1327.99 feet to the East line of the Northwest Quarter (NW 1/4) of the Northwest Quarter (NW 1/4) of said Section 12; thence along said East line North 00°34'18" West 661.67 feet; thence leaving said East line North 89°17'35" East 1182.64 feet; thence South 10°20'37" East 97.89 feet; thence South 15°44'06" East 74.67 feet; thence South 17°40'40" East 166.75 feet; thence South 19°31'38" East 79.48 feet; thence South 24°44'04" East 57.95 feet; thence South 33°11'31" East 18.96 feet; thence South 00°41'21" East 187.48 feet to the point of beginning. Property is subject to the right of way of Highway 12 on the East side.

WESLEY HARRELL  
CLERK  
BENTON COUNTY, AR

Thank you for your time and attention to this matter, and please do not hesitate to contact me if you have any questions.

Sincerely,



James Caldwell, PS#1310 Arkansas

FILED

**Exhibit C – Schedule of Services to be Extended**

2021 OCT -4 PM 2:05

Within three (3) years of the date the annexation becomes final, the City of Gentry will extend the following services to the property identified in this Petition. This list is not intended to be exhaustive, and additional services may be extended in the event the city so-elects:

DELOREANNE HANRELL  
CLERK  
BENTON COUNTY, AR

- 1) Police protection; and
- 2) Fire protection.

**EXHIBIT  
C**

FILED

2021 OCT -4 PM 2:05

BETSY HARRELL  
CO & PROBATE CLERK  
BENTON COUNTY, AR

Proposed Annex: City of Gentry  
September 2021

City: Gentry  
Mayor: Kevin Johnston

Arkansas Code 14-40-101.

Before an entity undertakes an annexation, consolidation, or detachment proceeding under this chapter, the entity shall coordinate with the Arkansas Geographic Information Systems Office for preparation of legal descriptions and digital mapping for the relevant annexation, consolidation, and detachment areas.

The map contained herein, is evidence, the entity has met requirements of Act 014 of 2015

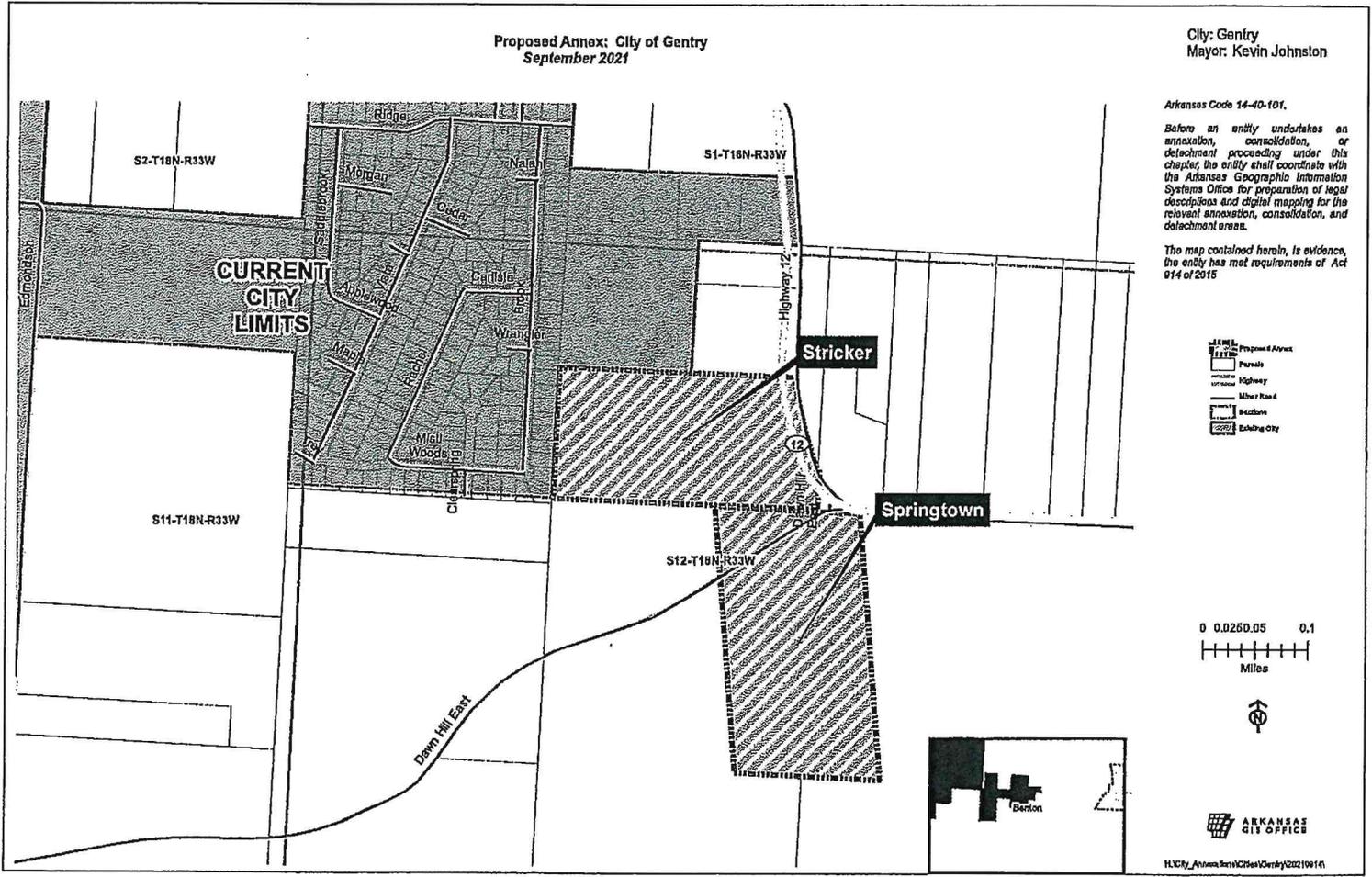


EXHIBIT  
D



**Department of Transformation and Shared Services**

**FILED**  
Governor Asa Hutchinson  
2021 09 14 11:05  
Secretary Amy Fecher  
Director Shelby Johnson

BETSY HARRELL  
CO & PROBATE CLERK  
BENTON COUNTY, AR

September 14, 2021

Mr. Kyle Unser  
Kutak Rock LLP  
5111 W. J.B. Hunt Drive, Ste 300  
Rogers, AR 72758

RE: City of Gentry Annexation Coordination Requirement

Mr. Unser,

Thank you for coordinating with our office as you seek to annex property into the City of Gentry, AR located in Section 12, Township 18 North, Range 33 West. This letter represents confirmation that you have coordinated with our office (Arkansas GIS Office) as specified in § 14-40-101 (Act 914 of 2015) of the 90<sup>th</sup> General Assembly.

Our office will wait completion of any additional steps necessary for the proposed boundary change, which normally comes from the Arkansas Secretary of State Elections Division after any appropriate filing by your County Clerk.

Sincerely,

Jennifer Wheeler, Sr. GIS Analyst

Attachments:  
GIS Office Map of Proposed Annexation  
Legal Description  
Secretary of State Municipal Change Checklist

H:\City\_Annexations\Cities\Gentry\20210914\Doc\20210914\_Gentry\_Annexation\_Coordination\_Letter.docx

FILED

2021 OCT -4 PM 2: 05

BETSY HARRELL  
CO & CLERK  
BERNARD COUNTY, AR

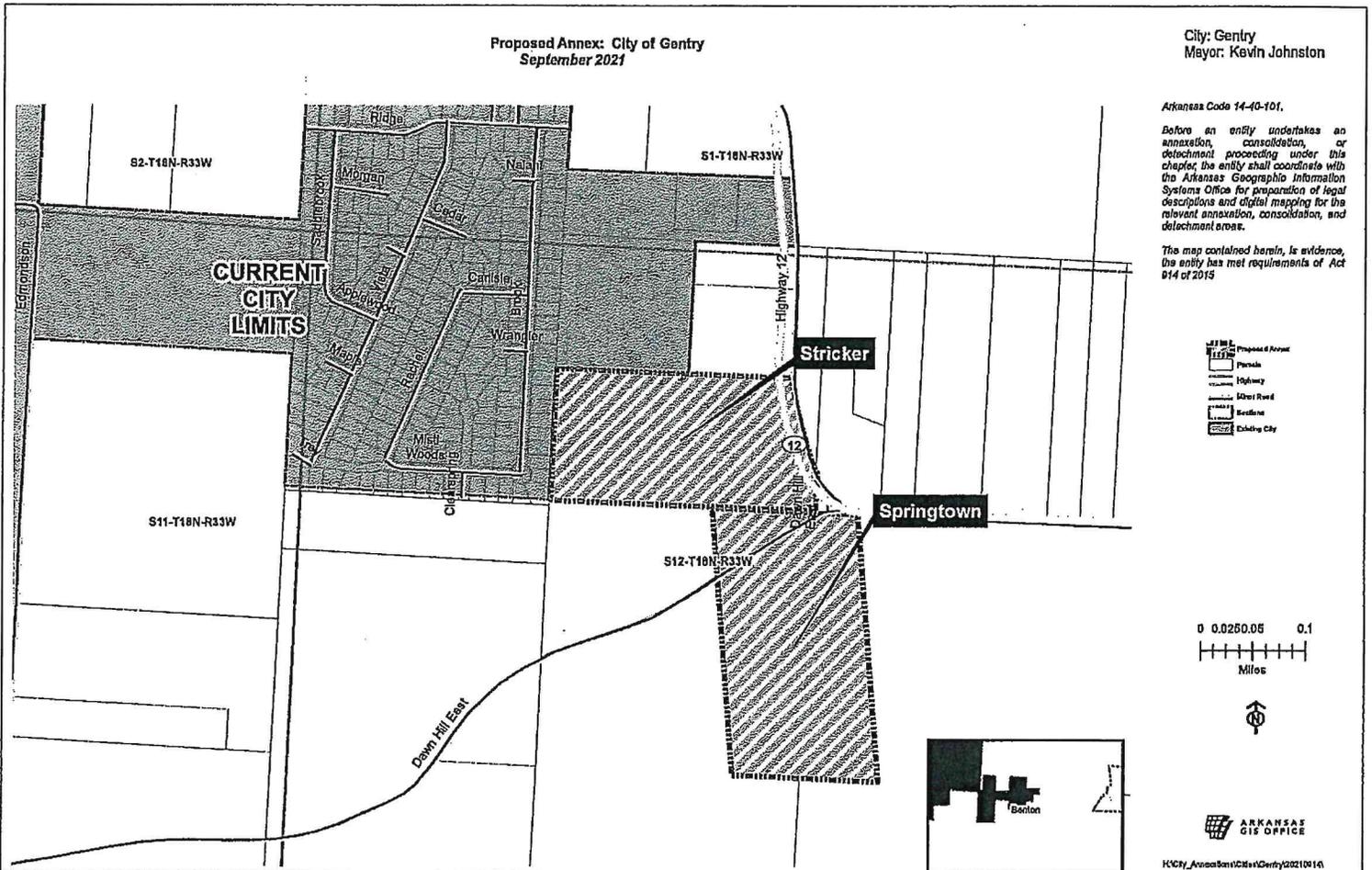
Proposed Annex: City of Gentry  
September 2021

City: Gentry  
Mayor: Kevin Johnston

Arkansas Code 14-40-101.

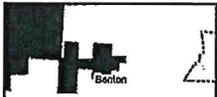
Before an entity undertakes an annexation, consolidation, or detachment proceeding under this chapter, the entity shall coordinate with the Arkansas Geographic Information Systems Office for preparation of legal descriptions and digital mapping for the relevant annexation, consolidation, and detachment areas.

The map contained herein, in evidence, the entity has met requirements of Act 914 of 2015



- Proposed Annex
- Proposed
- Highway
- Street Road
- Boundary
- Existing City

0 0.0250.05 0.1  
Miles



ARKANSAS  
GIS OFFICE

K:\Gentry\_Annex\Annex\CityGentry\2021\0916

FILED

2021 OCT -4 PM 2:05

**The Springtown Property:**

PART OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER AND PART OF THE SOUTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 12, TOWNSHIP 18 NORTH, RANGE 33 WEST, BENTON COUNTY, ARKANSAS. BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

DESSY HARRELL  
CLERK  
BENTON COUNTY, AR

BEGINNING AT A POINT S 87°10'56" E 392.39' FROM THE SE CORNER OF THE SE ¼ OF THE NW ¼ OF SAID SECTION 12; THENCE N 87°10'56" W 728.36'; THENCE N 04°32'49" W 1330.97'; THENCE S 87°09'47" E 503.68'; THENCE S 87°34'30" E 224.53'; THENCE S 04°32'47" E 1332.35' TO THE POINT OF BEGINNING AND CONTAINING 22.07 ACRES. PROPERTY IS SUBJECT TO THE RIGHT OF WAY OF THE COUNTY ROAD AND TO THE RIGHT OF WAY OF ARKANSAS STATE HIGHWAY 12 AND TO ANY EASEMENT OF RECORD.

**The Stricker Property:**

Part of the South Half (S 1/2) of the Northeast Quarter (NE 1/4) of the Northwest Quarter (NW 1/4) of Section 12, Township 18 North, Range 33 West, Benton County, Arkansas, described as beginning at the SE corner of said South Half (S 1/2) of the Northeast Quarter (NE 1/4) of the Northwest Quarter (NW 1/4); Thence South 89°12'40" west 1327.99 feet; thence North 00°34'18" West 661.67 feet; thence North 89°17'35" East 1182.64 feet; thence South 10°20'37" East 97.89 feet; thence South 15°44'06" East 74.67 feet; thence South 17°40'40" East 166.75 feet; thence South 19°31'38" East 79.48 feet; thence South 24°44'04" East 57.95 feet; thence South 33°11'31" East 18.96 feet; thence South 00°41'21" East 187.48 feet to the point of beginning. Property is subject to the right of way of Highway 12 on the East side.

FILED

2021 OCT -4 PM 2: 05

**Municipal Annexation, Detachment, and Incorporation Reference**

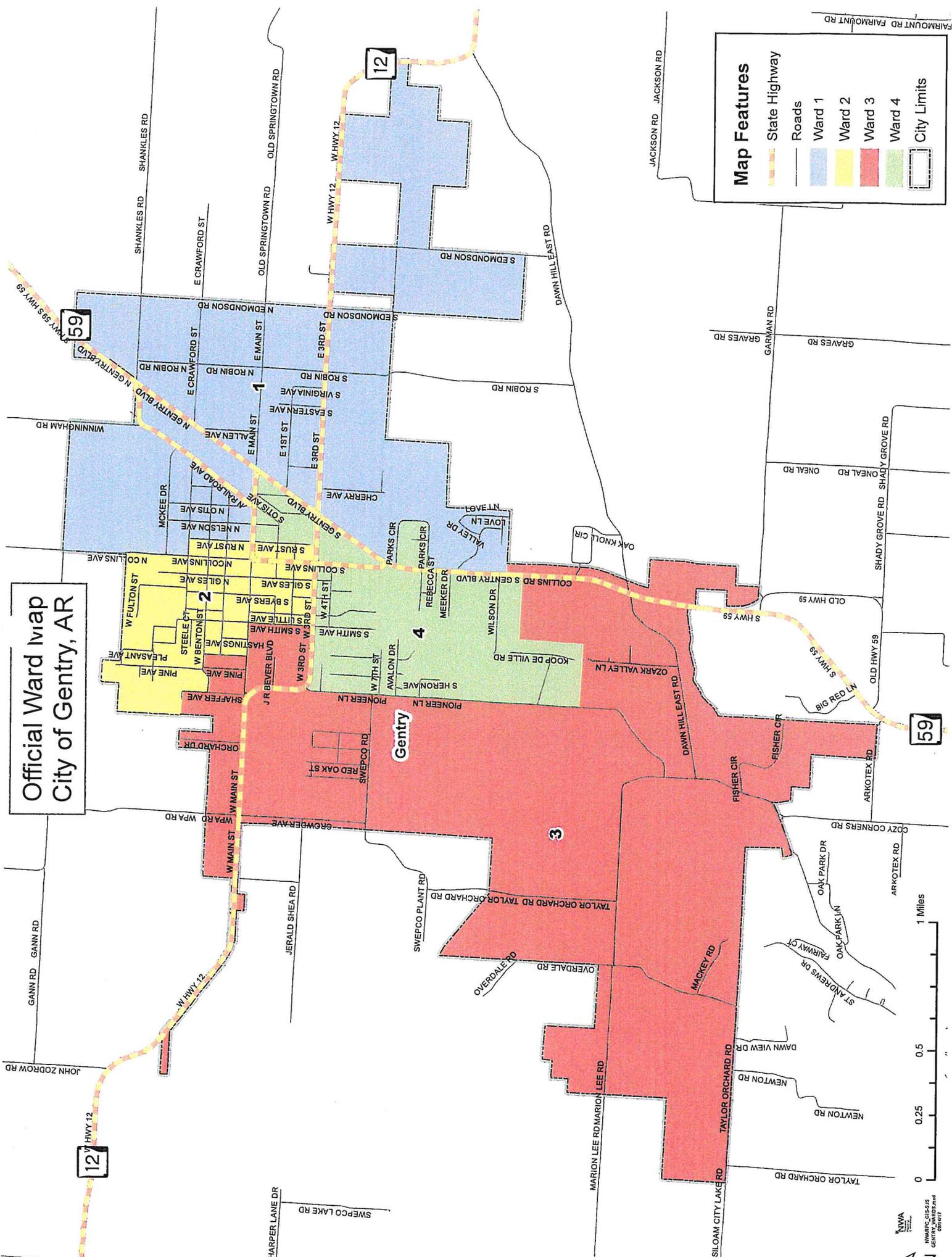
BETSY HARRELL  
CO. CLERK  
BENTON COUNTY, AR

- Annexation of Territories Contiguous to County Seat A.C.A §14-40-201
- Annexation of Territories in another Judicial District (multiple county seats) A.C.A. §14-40-202
  - Annexation of City Park or Airport (automatic) A.C.A §14-40-204
- Annexation of building on boundary of two municipalities (written notice) A.C.A. §14-40-207
  - Annexation by Election (contiguous land) A.C.A. §14-40-302
  - Annexation of land in adjoining County A.C.A §14-40-401
- Annexation of surrounded unincorporated area (island/doughnut holes) by ordinance A.C.A. §14-40-501
  - Annexation by Petition of majority of Landowners A.C.A. §14-40-602
  - Annexation by Petition of all Landowners A.C.A §14-40-609
- Consolidation of two municipalities by Election A.C.A §14-40-1201
- Annexation with Detachment from another municipality at landowner request A.C.A §14-40-2001
  - Annexation with Detachment from adjoining city at city request A.C.A §14-40-2101
    - Detachment of Land annexed by petition under §14-40-601 A.C.A §14-40-608
  - Detachment of municipal lands back to County by election A.C.A. §14-40-1801
    - Detachment of unsuitable land by municipal resolution A.C.A §14-40-1901
  - Incorporation by direct petition of landowners A.C.A §14-38-101
  - Incorporation by petition for special election A.C.A §14-38-115
- Surrender of Charter (Disincorporation) by second class city A.C.A §14-39-101

# Official Ward Map City of Gentry, AR

## Map Features

-  State Highway
-  Roads
-  Ward 1
-  Ward 2
-  Ward 3
-  Ward 4
-  City Limits



ORDINANCE NO. \_\_\_\_\_

AN ORDINANCE ESTABLISHING ADMINISTRATIVE FEE  
SCHEDULE; AND FOR OTHER PURPOSES.

WHEREAS, it has come to the attention of the Gentry City Council that there is a need to amend the Gentry Municipal Code (the "Code") to establish a schedule for various administrative fees;

NOW, therefore, be it ordained by the City Council of the City of Gentry, Arkansas:

**Section 1:** Title 2 of the Code is hereby amended by adding the following Chapter and Sections:

**Chapter 2.48 Administrative Fees**

Section 2.48.01 City Hall

The following fees shall apply for the use of City facilities:

- A. Copies - \$0.25 per page.
- B. Faxes - \$1.00 per page.
- C. Recording documents with Benton County Circuit Clerk – Recording fee charged by the County plus \$10 handling fee per recorded document.

Section 2.48.02 Gentry Library

The following fees shall apply for use of Library facilities:

- A. Black and white copies – first 10 pages free; \$0.25 for each additional page
- B. Color copies - \$0.25 per page
- C. Overdue items - \$0.05 per day, up to a maximum of \$2.00
- D. Lost/Damaged items - Replacement cost
- E. Use of the Community Room - \$50 cleaning deposit and \$10 per hour
- F. Use of the Activities Center - \$50 cleaning deposit and \$10 per hour

**Section 2:** Any Code provision, Resolution, or Ordinance contrary to the provisions of this Ordinance is hereby repealed to the extent of such conflict.

**Section 3:** This Ordinance shall take effect January 1, 2022.

PASSED AND APPROVED THIS \_\_\_ day of \_\_\_\_\_, 2021.

\_\_\_\_\_  
Kevin D. Johnston, Mayor

ATTEST:

\_\_\_\_\_  
Tonya Carney, Director of Finance

ORDINANCE NO. \_\_\_\_\_

**AN ORDINANCE ESTABLISHING A LATE FEE FOR BUSINESS  
LICENSES; AND FOR OTHER PURPOSES.**

WHEREAS, it has come to the attention of the Gentry City Council that there is a need to amend the Gentry Municipal Code (the "Code") to establish a late fee for failure to purchase a business license by January 1 of each year;

NOW, therefore, be it ordained by the City Council of the City of Gentry, Arkansas:

**Section 1:** Section 4.20.02 of the Code is hereby amended by adding the following sentence at the end:

A person, firm or corporation that seeks to renew an existing business license after December 31 shall be assessed a late fee of \$25 for each month or portion thereof that said application is late.

**Section 2:** Any Code provision, Resolution, or Ordinance contrary to the provisions of this Ordinance is hereby repealed to the extent of such conflict.

**Section 3:** This Ordinance shall take effect January 1, 2022.

PASSED AND APPROVED THIS \_\_\_\_ day of \_\_\_\_\_, 2021.

\_\_\_\_\_  
Kevin D. Johnston, Mayor

ATTEST:

\_\_\_\_\_  
Tonya Carney, Director of Finance

**ORDINANCE NO. \_\_\_\_\_**

**AN ORDINANCE REVISING MICROCHIP FEES; AND FOR OTHER PURPOSES.**

WHEREAS, it has come to the attention of the Gentry City Council that there is a need to amend the Gentry Municipal Code (the "Code") to update the fee charged for placement of a microchip in animals held or impounded by the City;

NOW, therefore, be it ordained by the City Council of the City of Gentry, Arkansas:

**Section 1:** Section 6.04.04 of the Code is hereby amended to state that the fee for placement of an identification microchip in an impounded animal is \$15.

**Section 2:** Any Code provision, Resolution, or Ordinance contrary to the provisions of this Ordinance is hereby repealed to the extent of such conflict.

**Section 3:** This Ordinance shall take effect January 1, 2022.

PASSED AND APPROVED THIS 1st day of November, 2021.

\_\_\_\_\_  
Kevin D. Johnston, Mayor

ATTEST:

\_\_\_\_\_  
Tonya Carney, Director of Finance

**ORDINANCE NO. \_\_\_\_\_**

**AN ORDINANCE ESTABLISHING FEES AND PROCEDURES FOR USE  
OF HYDRANT WATER METERS; AND FOR OTHER PURPOSES.**

WHEREAS, it has come to the attention of the Gentry City Council that there is a need to amend the Gentry Municipal Code (the "Code") to establish by ordinance standard fees and procedures for the use of fire hydrant water meters;

NOW, therefore, be it ordained by the City Council of the City of Gentry, Arkansas:

**Section 1:** Section 10.08.04 of the Code is hereby amended by adding the following subsection:

E. Fire Hydrant Usage

1. Use of water from fire hydrant water meters shall be assessed the following fees (said fees being in addition to the actual water purchased through such usage):
  - a. Daily Fee - \$10 per day
  - b. Weekly Fee - \$25 per week
  - c. Monthly Fee - \$100 per month
  
2. In addition to such Fee, the user is responsible for damage or loss to the meter; is liable for damage to the hydrant or related equipment; and must otherwise comply with the terms of a written Meter Service Contract with the City as established from time to time.

**Section 2:** Any Code provision, Resolution, or Ordinance contrary to the provisions of this Ordinance is hereby repealed to the extent of such conflict.

**Section 3:** This Ordinance shall take effect January 1, 2022.

PASSED AND APPROVED THIS \_\_\_\_ day of \_\_\_\_\_, 2021.

\_\_\_\_\_  
Kevin D. Johnston, Mayor

ATTEST:

\_\_\_\_\_  
Tonya Carney, Director of Finance

ORDINANCE NO. \_\_\_\_\_

**AN ORDINANCE AMENDING THE GENTRY MUNICIPAL CODE TO REMOVE REFERENCE TO BOARD OF REVIEW; RESCIND REGULATION OF AMUSEMENT GAMES; REMOVE RECONNECTION DEPOSIT; AND FOR OTHER PURPOSES.**

WHEREAS, it has come to the attention of the Gentry City Council that there is a need to amend the Gentry Municipal Code (the “Code”) to remove several obsolete sections, including a section referencing the Board of Review (which has been superseded by the Board of Adjustment), a section regulating the operating of amusement games within the City (which has not been used for many years); and a section that requires an additional deposit if a water connection has been terminated for non-payment (which has not been implemented);

NOW, therefore, be it ordained by the City Council of the City of Gentry, Arkansas:

**Section 1:** Section 11.04.05 of the Code is hereby rescinded and deleted in its entirety.

**Section 2:** Section 4.20.11 of the Code is hereby rescinded and deleted in its entirety.

**Section 3:** Section 10.08.06 of the Code is hereby amended by rescinding and deleting Subsection B. thereof.

**Section 4:** Any Code provision, Resolution, or Ordinance contrary to the provisions of this Ordinance is hereby repealed to the extent of such conflict.

PASSED AND APPROVED THIS 1st day of November, 2021.

\_\_\_\_\_  
Kevin D. Johnston, Mayor

ATTEST:

\_\_\_\_\_  
Tonya Carney, Director of Finance

#### 11.04.05 Board of Review

##### A. Organization

The City Council of the City of Gentry, Arkansas, shall appoint six (6) residents of the City of Gentry to serve as a Board of Review. This Board shall establish regular meeting dates, adopt rules for the conduct of its business, establish a quorum and procedures, and keep a public record of all findings and decisions. Each session of the Board shall be a public meeting with public notice of said meeting and business to be carried out and published in a newspaper of general circulation in the city at least one time seven (7) days prior to the meeting. (Ord. No. 293, Sec. 3.)

##### B. Appeals

The Board may hear appeals from the decision of the Enforcement Officer in respect to the enforcement and application of the regulations contained in this ordinance, and may affirm or reverse, in whole or part, such decisions of the Enforcement Officer.

##### C. Variances

The Board may hear requests for variances from the literal provisions of this zoning ordinance in instances where strict enforcement of this zoning ordinance would cause undue hardship due to circumstances unique to the individual property under consideration, and grant such variances only when it is demonstrated that such action will be in keeping with the spirit and intent of the provisions of this zoning ordinance. The Board shall not permit, as a variance, any use in a zone that is not permitted under regulations. The Board may impose conditions in the granting of a variance to insure compliance and to protect adjacent property.

- D. Conditional use permits The Board may hear requests for conditional use permits to permit a use in a zone not permitted under the regulations. The party seeking the conditional use permit shall file a request with the Board detailing the nature of the proposed use. Before making a decision on the proposed conditional use permit the Board shall hold a public hearing. The time and date of which shall have been published in a newspaper of general circulation in the City of Gentry at least seven (7) days prior to said hearing. Upon completion of the public hearing, the Board shall make a recommendation to the City Council which will make the final decision on the permit. (Ord. No. 202, Secs. 2-4.)

##### E. Fees

The appellant to the Board of Adjustment shall pay to the City Clerk a filing fee of Twenty Dollars (\$20.00) to cover such other costs as may be incurred in connection with such appeal. Such fee shall be refunded if the Board finds in favor of the appellant. (Ord. No. 293, Secs. 4.)

##### F. Appeals from the Board's decision

The decision of the Board in respect to appeals from the decision of the Enforcement Officer and to request for variances shall be subject to appeal only to a court of record having jurisdiction. (Ord. No. 186, Sec. 12.)

#### 4.20.11 Amusement games and activities

##### A. Definitions

The following words, terms and phrases, when used in this article, shall have the meanings ascribed to them in this section, except where the context clearly indicates a different meaning:

**Amusement games** means any machine, device or apparatus which provides amusement, diversion or entertainment which is coin-operated and includes, but is not limited to, such games as rifles, miniature football, golf, baseball, hockey, bumper, tennis, shooting galleries, pool tables, bowling, shuffleboard, pinball tables, video games, and other miniature games, whether or not it shows a score.

##### B. Hours of operation

All amusement games licensed under this ordinance shall not be operated from 12:00 midnight until 6:00 a.m.

##### C. License

It shall be unlawful for any person to operate or permit the operation of any of the amusement games mentioned in (A) without having first paid the license fee provided for in this section.

##### D. Fees

The license fee for the operation of amusement games shall be Five Dollars (\$5.00) per game per year, payable in advance. The license fee shall be paid at the city offices of the city with proof of payment being furnished by the city. The fee shall be due and payable on January 1 of each year.

##### E. Revocation

The Mayor and City Clerk shall have the power to revoke any license issued under this division whenever, in their opinion, the place housing the amusement games for which the license has been issued is being operated in an improper manner or in such a way as to make the place a nuisance or when the person is in violation of any other ordinance of the city. Such decision is appealable to the City Council which can reverse that decision with a two-thirds vote. (Ord. No. 94-386, Secs. 1-5.)

#### 10.08.06 Water shut-off

- A. The user is the person or entity in whose name the water meter is registered with the city for water service.
- B. Upon shut-off for non-payment, if a Fifty Dollars (\$50.00) deposit is not being held on the user's behalf, the user shall be required to post a water and sewer deposit with the city in the sum of Fifty Dollars (\$50.00).
- C. In the event of a water shut-off for no-payment, a reconnect fee will be assessed in the sum of Forty Dollars (\$40.00) which must be paid prior to service being re-established. (Ord. No. 95-418, Sec. 1.)

ORDINANCE NO. \_\_\_\_\_

**AN ORDINANCE REVISING CITY PERMIT FEES; AND FOR OTHER PURPOSES.**

WHEREAS, it has come to the attention of the Gentry City Council that there is a need to amend the Gentry Municipal Code (the “Code”) to update the fees charged for certain municipal permits;

NOW, therefore, be it ordained by the City Council of the City of Gentry, Arkansas:

**Section 1:** Section 11.04.02 of the Code is hereby amended to state that the remodeling building permit fee shall be \$25 per inspection.

**Section 2:** Section 11.04.03 of the Code is hereby amended to state that the base new-construction building permit fee shall be \$25. The permit fee for structures 76 – 999 square feet in size shall be the base fee of \$25 plus \$0.20 per square foot for each additional square foot of size above 75 square feet.

**Section 3:** Section 11.08.03 of the Code is hereby amended to state that plumbing permit fee shall be \$25, which shall include one inspection, and each additional plumbing inspection shall be assessed an additional \$25 fee.

**Section 4:** Section 11.08.04 of the Code is hereby amended by deleting the second paragraph thereof (containing duplicative language regarding plumbing permit fees).

**Section 5:** Section 11.12.07(D) of the Code is hereby amended to state that the fee for residential electrical permits shall be \$25, which shall include one inspection, and each additional electrical inspection shall be assessed an additional \$25 fee. Commercial electrical permits shall be \$50 per service panel.

**Section 6:** Any Code provision, Resolution, or Ordinance contrary to the provisions of this Ordinance is hereby repealed to the extent of such conflict.

**Section 7:** This Ordinance shall take effect January 1, 2022.

PASSED AND APPROVED THIS 1st day of November, 2021.

\_\_\_\_\_  
Kevin D. Johnston, Mayor

ATTEST:

\_\_\_\_\_  
Tonya Carney, Director of Finance

#### 11.04.02 Building permit fee

The building permit fee, when required for any remodeling, repairing or alteration of any existing structure, shall be Fifteen Dollars (\$15.00) per inspection. (Ord. No. 293, Sec. 2.)

#### 11.04.03 New construction

- A. No building permit shall be issued for new construction until a survey has been performed for the lot or property on which such construction is to take place, or the property boundaries have otherwise been duly identified through location and flagging of the survey markers for such property.
- B. No building permit shall be issued for construction or remodeling of improvements which construction or remodeling in any way extends the land area of the improvement until a survey has been performed or the boundary markers duly located. (Ord. No. 93-383, Sec. 1.)

Building permit fees for all new construction or other construction which is based upon a square foot basis shall be calculated according to the following schedule:

<u>Square feet</u>	<u>Cost per foot</u>	<u>Base rate + cost per foot</u>
75 or less		\$15.00 total fee
76 to 999	\$0.20	\$15.00 + CPSF
1,000 to 1,999	\$0.17	\$200 + CPSF for footage exceeding 1,000
2,000 or greater	\$0.15	\$370.00 + CPSF for footage exceeding 2,000

However, the maximum charge per construction project shall be in the sum of \$3,000.00, regardless of footage. (Ord. No. 94-399, Sec. 1.)

#### 11.08.03 Plumbing permit fees

The fee schedule for plumbing permit fees shall be a minimum fee of Fifteen Dollars (\$15.00), which shall include the fee for one (1) inspection. All additional inspections will be assessed a fee of Fifteen Dollars (\$15.00) per inspection. (Ord. No. 94-398, Sec. 1.)

#### 11.08.04 Applications

Before any plumbing work in the City of Gentry is commenced, the person installing same shall apply to the Building Official, or other designated official and obtain a permit to do such work. Only those persons authorized to do plumbing may be issued permits. A permit may be issued to a property owner to install plumbing in a single-family residence provided the property owner does the work himself and the building is owned and occupied as the home of said owner. Applications for permits shall be made on suitable forms provided by the Building Official. (Ord. No. 300, Sec. 1.)

The fee schedule for plumbing permit fees shall be a minimum fee of \$15.00, which shall include the fee for one (1) inspection. All additional inspections will be assessed a fee of \$15.00 per inspection. (Ord. No. 94-398, Sec. 1.)

#### 11.12.07 Electrical permits

##### D. Fees and charges

1. For residential electrical permits, there shall be a minimum fee of Fifteen Dollars (\$15.00), which shall include the fee for one (1) inspection. All additional inspections will be assessed a fee of Fifteen Dollars (\$15.00) per inspection.
2. For commercial electrical permits, there shall be a minimum fee of Forty-Five Dollars (\$45.00) for a commercial project having only one service panel. Additional service panels will require a fee of Forty-Five Dollars (\$45.00) per service panel. (Ord. No. 94-397, Sec. 1.)

ORDINANCE NO. \_\_\_\_\_

AN ORDINANCE ESTABLISHING FEE SCHEDULE FOR HVAC PERMITS; AND FOR OTHER PURPOSES.

WHEREAS, it has come to the attention of the Gentry City Council that there is a need to amend the Gentry Municipal Code (the "Code") to establish standard fees for the issuance of HVAC permits;

NOW, therefore, be it ordained by the City Council of the City of Gentry, Arkansas:

**Section 1:** Chapter 11.28 of the Code is hereby amended by adding the following section:

Section 11.28.04 Permits

- A. The minimum fee for HVAC permits shall be \$25, which shall include one (1) inspection. Each additional inspection will be assessed an additional \$25 fee.
- B. The Code Enforcement Officer may assess a \$25 administrative penalty for failure to obtain the required permit in addition to or in lieu of other penalties under this Code.

**Section 2:** Any Code provision, Resolution, or Ordinance contrary to the provisions of this Ordinance is hereby repealed to the extent of such conflict.

**Section 3:** This Ordinance shall take effect January 1, 2022.

PASSED AND APPROVED THIS \_\_\_ day of \_\_\_\_\_, 2021.

\_\_\_\_\_  
Kevin D. Johnston, Mayor

ATTEST:

\_\_\_\_\_  
Tonya Carney, Director of Finance

**ORDINANCE NO. \_\_\_\_\_**

**AN ORDINANCE UPDATING PARK RESERVATION FEES; AND FOR  
OTHER PURPOSES.**

WHEREAS, it has come to the attention of the Gentry City Council that there is a need to amend the Gentry Municipal Code (the "Code") to revise the fees for City parks reservations;

NOW, therefore, be it ordained by the City Council of the City of Gentry, Arkansas:

**Section 1:** Section 12.08.01 of the Code is hereby amended to state that the fee to reserve a park pavilion shall be \$25 for a half-day reservation and \$50 for a full-day reservation.

**Section 2:** Section 12.08.02 of the Code is hereby amended to state that the fee to reserve the softball field (located across the street to the North of the Fire Station) shall be \$50 for a full or part-day reservation.

**Section 3:** Any Code provision, Resolution, or Ordinance contrary to the provisions of this Ordinance is hereby repealed to the extent of such conflict.

**Section 4:** This Ordinance shall take effect January 1, 2022.

PASSED AND APPROVED THIS 1st day of November, 2021.

\_\_\_\_\_  
Kevin D. Johnston, Mayor

ATTEST:

\_\_\_\_\_  
Tonya Carney, Director of Finance

RESOLUTION NO. \_\_\_\_\_

CITY OF GENTRY, ARKANSAS

**RESOLUTION SETTING FOR HEARING PETITION TO  
VACATE A PORTION OF AN ALLEY RUNNING NORTH  
AND SOUTH BETWEEN SOUTH OTIS AVENUE AND SOUTH  
McKINNON AVENUE ON DECEMBER 6, 2021,**

WHEREAS, a Petition to Vacate an unnamed platted street within the City of Gentry Arkansas has been filed with the City of Gentry with respect to an alley running North and South between South Otis Avenue and South McKinnon Avenue, bordered by Lots 14-15, 18-19, and 22-23, Block 3, Pierson's Addition to the Town of Gentry, Arkansas on the West, and by Lots 13, 16-17, 20-21, and 24, Block 3, Pierson's Addition to the Town of Gentry, Arkansas on the East, and more particularly described as follows:

**BEGINNING AT THE NORTHWEST CORNER OF LOT 13 BLOCK 3 PIERSONS  
ADDITION, TO THE CITY OF GENTRY, BENTON COUNTY, ARKANSAS;  
THENCE S03°31'38"W, A DISTANCE OF 92.23 FEET; THENCE S03°31'44"W, A  
DISTANCE OF 258.25 FEET; THENCE N86°28'16"W, A DISTANCE OF 20.00 FEET;  
THENCE N03°31'43"E, A DISTANCE OF 300.07 FEET; THENCE S87°17'49"E, A  
DISTANCE OF 20.00 FEET TO THE POINT OF BEGINNING. CONTAINING  
6,004.0 SQUARE FEET, OR 0.138 ACRES, MORE OR LESS.**

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

- Section 1. Said Petition to Vacate shall be set for public hearing on the 6th day of December, 2021, at 6:30 p.m.; and
- Section 2. The City Finance Director shall give notice of the meeting by publication once a week for two (2) consecutive weeks in some newspaper published in the county and having a general circulation in the City.

PASSED, APPROVED AND ADOPTED THIS 1st day of November 2021.

\_\_\_\_\_  
Kevin Johnston, Mayor

ATTEST:

\_\_\_\_\_  
Tonya Carney, Director of Finance



October 21, 2021

- graphicsLayer0
- Parcels
- Major Roads
- Streets
- Cities
- AVOCA
- BELLA VISTA

- CENTERTON
- DECATUR
- ELM SPRINGS
- BENTONVILLE
- BETHEL HEIGHTS
- CAVE SPRINGS
- GARFIELD
- GATEWAY
- GENTRY
- GRAVETTE
- HIGHFILL
- LITTLE FLOCK

