Office of the City Clerk-Treasurer
301 W. Chestnut
Rogers, Arkansas 72756
479-621-1117
www.rogersar.gov

COMMITTEE SCHEDULE

DISCLAIMER: The City of Rogers makes no claims, promises, or guarantees regarding the participants ability to attend any public meeting virtually. Technology resources, virtual meeting platforms, and the Internet may occasionally be interrupted or made unavailable by causes beyond the City's reasonable control. The City cannot guarantee that participants will have the opportunity to participate virtually at all times. Public Forums, Public Hearings, and scheduled items of business will not be tabled or postponed due to technological issues. If you are representing a published item of business or wish to speak at a public hearing, in person attendance is required.

TO: MAYOR
CITY COUNCIL
DEPARTMENT HEADS
PRESS

FROM: Jessica Rush, CITY CLERK-TREASURER

DATE: August 26, 2025

The following committee meetings will be held on **Tuesday, August 26, 2025** prior to the City Council Meeting:

05:50 p.m. - PUBLIC WORKS COMMITTEE: (Townzen*, Brashear, Kendall)
Committee Room #1 OR https://us02web.zoom.us/j/89856227137 OR (312)626-6799 ID: 898 5622 7137
To Discuss:
(a) An Ordinance Amending Ordinance NO. 25-36
(b) LRS Quarterly Report
(c) RWU Monthly Report

06:05 p.m. - RESOURCES & POLICY COMMITTEE: (Hayes*, Reithemeyer, Brashear)
Committee Room #2 OR https://us02web.zoom.us/j/87896302993 OR (312)626-6799 ID: 878 9630 2993
To Discuss:
(a) A Resolution Declaring Obsolete A 2018 Chevrolet Tahoe From The Rogers Police Department; Authorizing The Donation Of Said Vehicle To The City Of Gentry For Use By The Gentry Police Department –

06:05 p.m. - TRANSPORTATION COMMITTEE: (Kendall*, Surly, Minor)
Committee Room #1 OR https://us02web.zoom.us/j/89856227137 OR (312)626-6799 ID: 898 5622 7137
To Discuss:
(a) A Resolution Amending The 2025 Budget To Recognize Federal Grant Revenue In The Amount Of $3,593,947.00 Into Account #315-15-48050 Federal Grant Revenue; Appropriating The Sum Of $3,618,944.00 From Said Grant Funds And Airport Fund Reserves Into Capital Expense Project Account #315-15-81148 Westside Taxilane Phase I
(b) A Resolution Authorizing The Mayor And City Clerk To Enter A Construction Contract With Emery Sapp & Sons, Inc. Of Springfield, Missouri In The Amount Of $3,258,344.00; Authorizing The Mayor And City Clerk To Enter Into A Contract Amendment With Garver, LLC, Of North Little Rock, Arkansas In The Amount Of $360,600.00 For Construction Phase Services
(c) Street Closure Request - NWA Showcase 2025
(d) Street Closure Request - Bikes, Blues, and BBQ
(e) Street Closure Request - 2025 Christmas Parade

06:15 p.m. - COMMUNITY ENVIRONMENT & WELFARE COMMITTEE: (Minor*, Townzen, Hayes) Committee Room #1 OR https://us02web.zoom.us/j/89856227137 OR (312)626-6799 ID: 898 5622 7137

To Discuss:

(a) An Ordinance Amending Article 5, Section 5.8 - Signs Of The Unified Development Code

(b) An Ordinance Amending The City Of Rogers Unified Development Code Section 1.4.3 By Re-Zoning Certain Lands From T3.1 To T4.1 (St. Vincent de Paul)

(c) An Ordinance Amending The City Of Rogers Unified Development Code Section 1.4.3 By Re-Zoning Certain Lands From T5.2 To T4.2 (Inicio LLC)

Office of the City Clerk-Treasurer
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Rogers, Arkansas 72756
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ROGERS CITY COUNCIL AGENDA

AUGUST 26, 2025
6:30 PM

DISCLAIMER: The City of Rogers makes no claims, promises, or guarantees regarding the participants ability to attend any public meeting virtually. Technology resources, virtual meeting platforms, and the Internet may occasionally be interrupted or made unavailable by causes beyond the City's reasonable control. The City cannot guarantee that participants will have the opportunity to participate virtually at all times. Public Forums, Public Hearings, and scheduled items of business will not be tabled or postponed due to technological issues. If you are representing a published item of business or wish to speak at a public hearing, in person attendance is required.

In Person Rogers City Council Chambers

OR via ZOOM LINK OR By Phone (312) 626-6799 ID: 861 8235 4084

PUBLIC FORUM:

PLEDGE OF ALLEGIANCE:

ROLL CALL:

ACTION ON MINUTES:

1. August 12, 2025

REPORTS OF BOARDS AND STANDING COMMITTEES:

1.	ORD. Re:	Amending Ordinance NO. 25-36	PUBLIC WORKS COMMITTEE
2.	RES. Re:	Declaring Obsolete A 2018 Chevrolet Tahoe From The Rogers Police Department; Authorizing The Donation Of Said Vehicle To The City Of Gentry For Use By The Gentry Police Department	RESOUCES & POLICY COMMITTEE
3.	RES. Re:	Amending The 2025 Budget To Recognize Federal Grant Revenue In The Amount Of $3,593,947.00 Into Account #315-15-48050 Federal Grant Revenue; Appropriating The Sum Of $3,618,944.00 From Said Grant Funds And	TRANSPORTATION COMMITTEE

		Airport Fund Reserves Into Capital Expense Project Account #315-15-81148 Westside Taxilane Phase I	
4.	RES. Re:	Authorizing The Mayor And City Clerk To Enter A Construction Contract With Emery Sapp & Sons, Inc. Of Springfield, Missouri In The Amount Of $3,258,344.00; Authorizing The Mayor And City Clerk To Enter Into A Contract Amendment With Garver, LLC, Of North Little Rock, Arkansas In The Amount Of $360,600.00 For Construction Phase Services	TRANSPORTATION COMMITTEE
5.	ORD. Re:	Amending Article 5, Section 5.8 - Signs Of The Unified Development Code	COMMUNITY ENVIRONMENT & WELFARE COMMITTEE
6.	ORD. Re:	Amending The City Of Rogers Unified Development Code Section 1.4.3 By Re-Zoning Certain Lands From T3.1 To T4.1 (St. Vincent de Paul)	COMMUNITY ENVIRONMENT & WELFARE COMMITTEE
7.	ORD. Re:	Amending The City Of Rogers Unified Development Code Section 1.4.3 By Re-Zoning Certain Lands From T5.2 To T4.2 (Inicio LLC)	COMMUNITY ENVIRONMENT & WELFARE COMMITTEE

OLD BUSINESS:

NEW BUSINESS:

APPOINTMENTS:

ANNOUNCEMENTS:

ORDINANCE NO. 25-___

AN ORDINANCE AMENDING ORDINANCE NO. 25-36; PROVIDING FOR THE EMERGENCY CLAUSE; AND FOR OTHER PURPOSES.

WHEREAS, on July 22, 2025, the Rogers City Council passed City of Rogers Ordinance No. 25-36 ("Ordinance 25-36"), which, *inter-alia*, establishes a new water rate schedule which will be effective on October 1, 2025;

WHEREAS the new water rate schedule is contained in Exhibit 1 to Ordinance No. 25-36;

WHEREAS with regard to monthly water rates for "Irrigation usage over first 1,500 gallons," the new water rate schedule inadvertently omits the phrase "per 1,000 gallons;"

WHEREAS to correct the new water rate schedule, Ordinance No. 25-36 should be amended by replacing Exhibit 1. attached to Ordinance No. 25-36 with Exhibit 1. attached to this Ordinance which includes the phrase "per 1,000 gallons" with regard to monthly water rates for "Irrigation usage over first 1,500 gallons."

NOW THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF ROGERS, ARKANSAS THAT:

Section 1: City of Rogers Ordinance No. 25-36 is hereby amended as follows: Exhibit 1 to Ordinance No. 25-36 is hereby removed and replaced with Exhibit 1 attached to this Ordinance. The Exhibit 1 attached to this Ordinance is hereby incorporated into Ordinance No. 25-36 by reference as if originally attached thereto;

Section 2: All other provisions of Ordinance No. 25-36 remain unchanged;

Section 3: Emergency Clause: That the need to amend Ordinance No. 25-36 is immediate and in order to protect the public peace, health, safety and welfare, an emergency is hereby declared to exist, and this ordinance shall be in full force and effect from the date of its passage and approval;

Section 4: Severability Provision: If any part of this Ordinance is held invalid, the remainder of this Ordinance shall continue as if such invalid portion never existed; and

Section 5: Repeal of Conflicting Provisions: All ordinances, resolutions or orders of the City Council, or parts of the same, in conflict herewith are hereby repealed to the extent of such conflict.

PASSED this _____day of _____, 2025.

APPROVED:

_____
C. GREG HINES,
Mayor

Attest:

_____
Jessica Rush, City Clerk

Requested by: Rogers Water Utilities and the Rogers Waterworks and Sewer Commission
Prepared by: Robert A. Frazier, Counsel for Rogers Water Utilities and Rogers Waterworks and Sewer Commission
For Consideration By: Public Works Committee

EXHIBIT 1 TO ORDINANCE NO. 25 -____

Sec. 54-108. Schedule of rates - Inside city.

(a) The city council hereby finds and declares the rates in the following tables and other rates shown below to be reasonable and necessary minimum rates to be charged for customers inside city limits. The rates are effective for all bills issued on or after the effective dates shown below until the next effective date. For example, for bills issued on or after October 1, 2025, the rates shown in the column labeled "October 1, 2025" apply until July 1, 2026. On July 1, 2026, the rates shown in the column labeled "July 1, 2026" apply until July 1, 2027, and so on.

(1) *Monthly water rates for customers inside city limits*:

Effective Date	October 1, 2025	July 1, 2026	July 1, 2027	July 1, 2028	July 1, 2029
a. First 1,500 gallons or portion thereof, minimum	$11.42	$12.28	$13.20	$14.19	$15.25
b. First 1,500 gallons or portion thereof, minimum (Senior)	$5.71	$6.14	$6.60	$7.10	$7.63
c. Next 98,500 gallons or portion thereof, per 1,000 gallons	$4.85	$5.21	$5.60	$6.02	$6.47
d. Next 400,000 gallons or portion thereof, per 1,000 gallons	$4.30	$4.62	$4.97	$5.34	$5.74
e. Next 500,000 gallons or portion thereof, per 1,000 gallons	$3.91	$4.21	$4.53	$4.87	$5.24
f. More than 1,000,000 gallons or portion thereof, per 1,000 gallons	$3.66	$3.93	$4.22	$4.54	$4.88
g. Irrigation usage over first 1,500 gallons, per 1,000 gallons	$5.00	$5.38	$5.78	$6.21	$6.68

(2) *Monthly Meter Minimum*

Effective Date		October 1, 2025	July 1, 2026	July 1, 2027	July 1, 2028	July 1, 2029
a.	1-inch meter	$10.25	$11.02	$11.85	$12.74	$13.70
b.	1 ½-inch meter	$20.50	$22.04	$23.69	$25.47	$27.38
c.	2- inch meter	$32.80	$35.26	$37.90	$40.74	$43.80
d.	3- inch meter	$61.50	$66.11	$71.07	$76.40	$82.13
e.	4- inch meter	$102.50	$110.19	$118.45	$127.33	$136.88
f.	6- inch meter	$205.00	$220.38	$236.91	$254.68	$273.78

(3) *Fire Lines*: $20.00 per month flat fee per fire line (unmetered water)

(4) *Private Fire Hydrant*: $5.00 per month flat fee per hydrant

(b) The above noted rates do not include gross receipts taxes or other assessments or taxes.

State Law reference – A.C.A. § 14-234-214.

Sec. 54-109. Schedule of rates - Outside city.

(a) The city council hereby finds and declares the rates in the following tables and other rates shown below to be reasonable and necessary minimum rates to be charged for customers outside city limits. The rates are effective for all bills issued on or after the effective dates shown below until the next effective date. For example, for bills issued on or after October 1, 2025, the rates shown in the column labeled “October 1, 2025” apply until July 1, 2026. On July 1, 2026, the rates shown in the column labeled “July 1, 2026” apply until July 1, 2027, and so on.

(1) *Monthly water rates for customers outside city limits*:

Effective Date	October 1, 2025	July 1, 2026	July 1, 2027	July 1, 2028	July 1, 2029
a. First 1,500 gallons or portion thereof, minimum	$14.85	$15.96	$17.16	$18.45	$19.83
b. First 1,500 gallons or portion thereof, minimum (Senior)	$7.42	$7.98	$8.58	$9.22	$9.91
c. Next 98,500 gallons or portion thereof, per 1,000 gallons	$6.31	$6.78	$7.29	$7.84	$8.43
d. Next 400,000 gallons or portion thereof, per 1,000 gallons	$5.59	$6.01	$6.46	$6.94	$7.46
e. Next 500,000 gallons or portion thereof, per 1,000 gallons	$5.09	$5.47	$5.88	$6.32	$6.79
f. More than 1,000,000 gallons or portion thereof, per 1,000 gallons	$4.76	$5.11	$5.49	$5.90	$6.34
g. Irrigation usage over first 1,500 gallons, per 1,000 gallons	$6.50	$6.99	$7.51	$8.07	$8.68

(2) *Monthly meter minimum:*

Effective Date		October 1, 2025	July 1, 2026	July 1, 2027	July 1, 2028	July 1, 2029
a.	1-inch meter	$13.33	$14.32	$15.39	$16.54	$17.78
b.	1 ½-inch meter	$26.65	$28.65	$30.80	$33.11	$35.59
c.	2- inch meter	$42.64	$45.84	$49.28	$52.98	$56.95
d.	3- inch meter	$79.95	$85.95	$92.40	$99.33	$106.78
e.	4- inch meter	$133.25	$143.24	$153.98	$165.53	$177.94
f.	6- inch meter	$266.50	$286.49	$307.98	$331.08	$355.91

(3) *Fire Lines*: $20.00 per month flat fee per fire line (unmetered water)

(4) *Private Fire Hydrant*: $5.00 per month flat fee per hydrant

(b) The above noted rates do not include gross receipts taxes or other assessments or taxes.

State Law reference – A.C.A. § 14-234-214.

Sec. 54-111. - Exceptions.

(a) For the first 1,500 gallons per month used, persons 62 years of age or older shall pay the discounted (Senior) rate applicable for customers inside the city or outside the city listed in the Schedules of rates above. Water used in addition to the first 1,500 gallons per month will be billed at the regular nondiscounted rate. This discount shall apply only to the primary residence of the user and shall not apply to separate irrigation meters.

(b) Application Required. In order to receive the discounted (Senior) rate specified in subsection (a) above, persons 62 years of age or over must apply to the Rogers Water Utilities and present satisfactory proof of age (e.g. a government issued identification card, driver's license, passport, or birth certificate). In the absence of an application supported by satisfactory proof of age, the discounted (Senior) rate specified in subsection (a) above shall not be applied.

Sec. 54-113. - Access fee.

[Repealed effective October 1, 2025]

EXHIBIT 1. TO ORDINANCE NO. 25 ____

Sec. 54-108. Schedule of rates - Inside city.

(a) The city council hereby finds and declares the rates in the following tables and other rates shown below to be reasonable and necessary minimum rates to be charged for customers inside city limits. The rates are effective for all bills issued on or after the effective dates shown below until the next effective date. For example, for bills issued on or after October 1, 2025, the rates shown in the column labeled "October 1, 2025" apply until July 1, 2026. On July 1, 2026, the rates shown in the column labeled "July 1, 2026" apply until July 1, 2027, and so on.

(1) *Monthly water rates for customers inside city limits*:

Effective Date	October 1, 2025	July 1, 2026	July 1, 2027	July 1, 2028	July 1, 2029
a. First 1,500 gallons or portion thereof, minimum	$11.42	$12.28	$13.20	$14.19	$15.25
b. First 1,500 gallons or portion thereof, minimum (Senior)	$5.71	$6.14	$6.60	$7.10	$7.63
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g. Irrigation usage over first 1,500 gallons, per 1,000 gallons	$5.00	$5.38	$5.78	$6.21	$6.68

(2) *Monthly Meter Minimum*

Effective Date		October 1, 2025	July 1, 2026	July 1, 2027	July 1, 2028	July 1, 2029
a.	1-inch meter	$10.25	$11.02	$11.85	$12.74	$13.70
b.	1 ½-inch meter	$20.50	$22.04	$23.69	$25.47	$27.38
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e.	4- inch meter	$102.50	$110.19	$118.45	$127.33	$136.88
f.	6- inch meter	$205.00	$220.38	$236.91	$254.68	$273.78

(3) *Fire Lines*: $20.00 per month flat fee per fire line (unmetered water)

(4) *Private Fire Hydrant*: $5.00 per month flat fee per hydrant

(b) The above noted rates do not include gross receipts taxes or other assessments or taxes.

State Law reference – A.C.A. § 14-234-214.

Sec. 54-109. Schedule of rates - Outside city.

(a) The city council hereby finds and declares the rates in the following tables and other rates shown below to be reasonable and necessary minimum rates to be charged for customers outside city limits. The rates are effective for all bills issued on or after the effective dates shown below until the next effective date. For example, for bills issued on or after October 1, 2025, the rates shown in the column labeled "October 1, 2025" apply until July 1, 2026. On July 1, 2026, the rates shown in the column labeled "July 1, 2026" apply until July 1, 2027, and so on.

(1) *Monthly water rates for customers outside city limits*:

Effective Date	October 1, 2025	July 1, 2026	July 1, 2027	July 1, 2028	July 1, 2029
a. First 1,500 gallons or portion thereof, minimum	$14.85	$15.96	$17.16	$18.45	$19.83
b. First 1,500 gallons or portion thereof, minimum (Senior)	$7.42	$7.98	$8.58	$9.22	$9.91
c. Next 98,500 gallons or portion thereof, per 1,000 gallons	$6.31	$6.78	$7.29	$7.84	$8.43
d. Next 400,000 gallons or portion thereof, per 1,000 gallons	$5.59	$6.01	$6.46	$6.94	$7.46
e. Next 500,000 gallons or portion thereof, per 1,000 gallons	$5.09	$5.47	$5.88	$6.32	$6.79
f. More than 1,000,000 gallons or portion thereof, per 1,000 gallons	$4.76	$5.11	$5.49	$5.90	$6.34

g. Irrigation usage over first 1,500 gallons, per 1,000 gallons	$6.50	$6.99	$7.51	$8.07	$8.68

(2) *Monthly meter minimum:*

Effective Date		October 1, 2025	July 1, 2026	July 1, 2027	July 1, 2028	July 1, 2029
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e.	4- inch meter	$133.25	$143.24	$153.98	$165.53	$177.94
f.	6- inch meter	$266.50	$286.49	$307.98	$331.08	$355.91

(3) *Fire Lines*: $20.00 per month flat fee per fire line (unmetered water)

(4) *Private Fire Hydrant*: $5.00 per month flat fee per hydrant

(b) The above noted rates do not include gross receipts taxes or other assessments or taxes.

State Law reference – A.C.A. § 14-234-214.

Sec. 54-111. - Exceptions.

(a) For the first 1,500 gallons per month used, persons 62 years of age or older shall pay the discounted (Senior) rate applicable for customers inside the city or outside the city listed in the Schedules of rates above. Water used in addition to the first 1,500 gallons per month will be billed at the regular nondiscounted rate. This discount shall apply only to the primary residence of the user and shall not apply to separate irrigation meters.

(b) Application Required. In order to receive the discounted (Senior) rate specified in subsection (a) above, persons 62 years of age or over must apply to the Rogers Water Utilities and present satisfactory proof of age (e.g. a government issued identification card, driver's license, passport, or birth certificate). In the absence of an application supported by satisfactory proof of age, the discounted (Senior) rate specified in subsection (a) above shall not be applied.

Sec. 54-113. - Access fee.

[Repealed effective October 1, 2025]

RESOLUTION NO. R25-_____

A RESOLUTION DECLARING OBSOLETE A 2018 CHEVROLET TAHOE FROM THE ROGERS POLICE DEPARTMENT; AUTHORIZING THE DONATION OF SAID VEHICLE TO THE CITY OF GENTRY FOR USE BY THE GENTRY POLICE DEPARTMENT; AND FOR OTHER PURPOSES.

WHEREAS, the Rogers Police Department is in possession of a 2018 Chevrolet Tahoe equipped with a K-9 enclosure that is obsolete and no longer used by the City;

WHEREAS, the Gentry Police Department has a current need for a K-9 equipped vehicle of this kind;

WHEREAS, it is the desire of both Cities to support and address the needs of each City and its respective Police response readiness; and

WHEREAS, this Resolution is in accordance with Ark. Code Ann. § 14-54-302, and Gentry understands and acknowledges that should it no longer need or use the truck, it shall be immediately returned to the City of Rogers.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF ROGERS, ARKANSAS THAT:

Section 1: The Rogers Police Department will donate its 2018 Chevrolet Tahoe, VIN 1GNLCDEC8JR232980, to the City of Gentry for use by the Gentry Police Department;

Section 2: This Resolution is in accordance with Ark. Code Ann. § 14-54-302, and Gentry understands and acknowledges that should it no longer need or use the vehicle, it shall be immediately returned to Rogers;

Section 3: Severability Provision: If any part of this Resolution is held invalid, the remainder of this Resolution shall continue in effect as if such invalid portion never existed; and

Section 4: Repeal of Conflicting Provisions: All ordinances, resolutions, or orders of the City Council, or parts of the same, in conflict with this Resolution are repealed to the extent of such conflict.

RESOLVED this _____ day of _____, 2025.

APPROVED:

_____

C. GREG HINES,
Mayor

Attest:

_____
JESSICA RUSH, City Clerk

Requested By: Jonathan Best, Chief - Rogers Police Department
Prepared By: John Pesek, Senior Staff Attorney
For Consideration By: Resources & Policy Committee

RESOLUTION NO. R25-_____

A RESOLUTION AMENDING THE 2025 BUDGET TO RECOGNIZE FEDERAL GRANT REVENUE IN THE AMOUNT OF THREE MILLION FIVE HUNDRED NINETY-THREE THOUSAND NINE HUNDRED FORTY-SEVEN DOLLARS ($3,593,947.00) INTO ACCOUNT #315-15-48050 FEDERAL GRANT REVENUE; APPROPRIATING THE SUM OF THREE MILLION SIX HUNDRED EIGHTEEN THOUSAND NINE HUNDRED FORTY-FOUR DOLLARS ($3,618,944.00) FROM SAID GRANT FUNDS AND AIRPORT FUND RESERVES INTO CAPITAL EXPENSE PROJECT ACCOUNT #315-15-81148 WESTSIDE TAXILANE PHASE I; AND FOR OTHER PURPOSES.

WHEREAS, the City of Rogers Executive Airport received a grant from the Federal Aviation Administration for the Construct Westside Taxilane Phase I project at the Rogers Executive Airport.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF ROGERS, ARKANSAS THAT:

Section 1: The 2025 Budget is amended to recognize revenue in the sum of three million five hundred ninety-three thousand nine hundred forty-seven dollars ($3,593,947.00) in Revenue Account #315-15-48050 Federal Grant Revenue;

Section 2: The 2025 Budget is amended to appropriate the sum of three million six hundred eighteen thousand nine hundred forty-four dollars ($3,618,944.00) from Federal Grant Revenue and Airport Fund Reserves into Expense Account #315-15-81148 Westside Taxilane Phase I;

Section 3: Severability Provision: If any part of this Resolution is held invalid, the remainder of this Resolution shall continue in effect as if such invalid portion never existed; and

Section 4: Repeal of Conflicting Provisions- All resolutions or orders of the City Council, or parts of resolutions or orders of the City Council, in conflict with this Resolution are repealed to the extent of such conflict.

PASSED this _____ day of _____, 2025.

APPROVED:

_____
C. GREG HINES,
Mayor

Attest:

_____
JESSICA RUSH, City Clerk

Requested by: David Krutsch, Airport Director
Prepared by: John M. Pesek, Senior Staff Attorney
For Consideration By: Transportation Committee

RESOLUTION NO. R25-_____

A RESOLUTION AUTHORIZING THE MAYOR AND CITY CLERK TO ENTER A CONSTRUCTION CONTRACT WITH EMERY SAPP & SONS, INC. OF SPRINGFIELD, MISSOURI IN THE AMOUNT OF THREE MILLION TWO HUNDRED FIFTY-EIGHT THOUSAND THREE HUNDRED FORTY-FOUR DOLLARS ($3,258,344.00); AUTHORIZING THE MAYOR AND CITY CLERK TO ENTER INTO A CONTRACT AMENDMENT WITH GARVER, LLC, OF NORTH LITTLE ROCK, ARKANSAS IN THE AMOUNT OF THREE HUNDRED SIXTY THOUSAND SIX HUNDRED DOLLARS ($360,600.00) FOR CONSTRUCTION PHASE SERVICES; AND FOR OTHER PURPOSES.

WHEREAS, bids for construction were received and Emery Sapp & Sons, Inc. was the lowest responsive bidder;

WHEREAS, the City finds it necessary to amend its current contract with Garver, LLC of North Little Rock, Arkansas to add additional construction phase services for the Construct Westside Taxilane Phase I project; and

WHEREAS, the Rogers Airport Commission recommended approval of the bids and related contracts by unanimous vote.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF ROGERS, ARKANSAS THAT:

Section 1: The Mayor and City Clerk are authorized to enter into a construction contract with Emery Sapp & Sons, Inc. for the Construct Westside Taxilane Phase I project in the amount of three million two hundred fifty-eight thousand three hundred forty-three dollars and fifty-six cents ($3,258,343.56);

Section 2: That the Mayor and City Clerk are authorized to enter into a contract amendment with Garver, LLC for construction phase professional services in the amount of three hundred sixty thousand six hundred dollars ($360,600.00);

Section 3: The execution of said contracts is subject to FAA review and approval;

Section 4: Severability Provision: If any part of this Resolution is held invalid, the remainder of this Resolution shall continue in effect as if such invalid portion never existed; and

Section 5: Repeal of Conflicting Provisions- All resolutions or orders of the City Council, or parts of resolutions or orders of the City Council, in conflict with this Resolution are repealed to the extent of such conflict.

PASSED this _____ day of _____, 2025.

APPROVED:

_____
C. GREG HINES,
Mayor

Attest:

_____
JESSICA RUSH, City Clerk

Requested by: David Krutsch, Airport Director
Prepared by: John M. Pesek, Senior Staff Attorney
For Consideration By: Transportation Committee

ORDINANCE NO 25- _____

AN ORDINANCE AMENDING ARTICLE 5, SECTION 5.8 - SIGNS OF THE UNIFIED DEVELOPMENT CODE; PROVIDING FOR THE EMERGENCY CLAUSE; AND FOR OTHER PURPOSES.

WHEREAS, the City of Rogers desires to amend Article 5, § 5.8 – Signs of the Unified Development Code to clarify and streamline the approval process associated with common signage plans and other portions of § 5.8 – Signs.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF ROGERS, ARKANSAS THAT:

Section 1: Section 5.8.6(B)(II) of the Unified Development Code is hereby amended to read as follows:

(II) The responsible party bears the cost of any emergency action the City has taken to remove the hazardous sign.

Section 2: Section 5.8.9(C) Common Signage Plan of the Unified Development Code is hereby amended to read as follows:

(C) Review and Approval Process
- (I) Administrative Review
  - (1) If the CSP is fully compliant with the sign code, it is subject to the same level of approval as the rest of the development request.
  - (2) This review is typically conducted administratively by the Development Working Group.
- (II) Planning Commission Review
  - (1) If the CSP deviates from the sign code but is still consistent with its overall purpose and intent, it must be submitted to Planning Commission for approval.
  - (2) CSP review by the Planning Commission shall require a public hearing with proper notice per Section 2.3.4.
  - (3) The Planning Commission must evaluate the CSP based on its adherence to the sign code and the purpose and intent of the sign code. The Planning Commission shall review the following conditions when considering an adjustment from this code:
    - a. Whether the proposal is compatible with the development and surrounding area;
    - b. Whether the proposal is consistent with the intended character of the placetype;
    - c. Whether the proposal minimizes visual clutter and maximizes readability and aesthetic appeal; and
    - d. Whether the proposal presents a clear and public danger to public safety.

Section 3: Section 5.8.9(D)(I)(3) of the Unified Development Code is hereby amended to read as follows:

(3) A written narrative explaining how the CSP meets the purpose and intent of the sign code and aligns with the character of the placetype.

Section 4: Section 5.8.12(C)(III)(2) and (3) of the Unified Development Code are hereby amended to read as follows:

(2) The maximum area of any pole sign shall not exceed sixty (60) square feet.
(3) The maximum area of any pole sign shall not exceed twenty-four (24) feet.

Section 5: Gridics is hereby directed to make the amendments described herein;

Section 6: Emergency Clause: The need to amend the Unified Development Code is immediate in order to protect the public peace, health, safety, and welfare. An emergency is hereby declared to exist and this Ordinance shall be in full force and effect from the date of passage and approval;

Section 7: Severability Provision: If any part of this Ordinance is held invalid, the remainder of this Ordinance shall continue in effect as if such invalid portion never existed; and

Section 8: Repeal of Conflicting Provisions: All Ordinances, Resolutions, or Orders of the City Council, or parts of the same, in conflict with this Ordinance are repealed to the extent of such conflict.

PASSED this _____ day of _____, 2025.

APPROVED:

_____
C. GREG HINES, Mayor

Attest:

_____
JESSICA RUSH, City Clerk

Requested By: John McCurdy, Director, Community Development Department
Prepared by: John M. Pesek, Senior Staff Attorney
For Consideration By: Community Environment & Welfare Committee

ORDINANCE NO. 25-___

AN ORDINANCE AMENDING THE CITY OF ROGERS UNIFIED DEVELOPMENT CODE SECTION 1.4.3 BY RE-ZONING CERTAIN LANDS FROM T3.1 TO T4.1; PROVIDING FOR THE EMERGENCY CLAUSE; AND FOR OTHER PURPOSES.

WHEREAS, pursuant to the provisions of the City of Rogers' Unified Development Code § 2.8, *et seq*., and upon consideration of the report and recommendations of the City of Rogers Planning Commission, the City Council finds it to be in the best interests of the City that certain lands hereinafter described are better suited for T4.1 zoning.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF ROGERS, ARKANSAS THAT:

Section 1: Section 1.4.3 of the City of Rogers Unified Development Code as well as the City of Rogers Official Zoning Map shall be amended as provided herein;

Section 2: The land described herein shall be zoned as T4.1 and that said lands being in Benton County, Arkansas, are described as:

PROPERTY DESCRIPTION:
LEGAL DESCRIPTION A PART OF LOT ONE (1), BLOCK FIVE (5) OF FELKER'S SUBDIVISION TO THE CITY OF ROGERS, ARKANSAS, AS PER PLAT OF SAID SUBDIVISION ON FILE IN THE OFFICE OF THE CIRCUIT CLERK OF BENTON COUNTY, ARKANSAS, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT A SET 1/2" IRON REBAR AT THE NORTHEAST CORNER OF SAID LOT ONE (1); THENCE S00°11'57"W 143.60 FEET ALONG THE EAST LINE OF SAID LOT ONE (1) TO A SET 1/2" IRON REBAR; THENCE N89°02'17"W 105.00 FEET TO A SET NAIL IN A CONCRETE WALL; THENCE N00°11'54"E 143.45 FEET TO A SET 1/2" IRON REBAR ON THE NORTH LINE OF SAID LOT ONE (1); THENCE S89°07'08"E 105.00 FEET TO THE POINT OF BEGINNING, CONTAINING 0.35 ACRES, MORE OR LESS

LAYMAN'S DESCRIPTION:
1300 W Cypress Street, Rogers, AR 72758
Parcel 02-04381-000

Section 3: Zoning: The above described lands are better suited for T4.1 (Neighborhood Medium-Intensity) than T3.1 (Neighborhood Very Low Intensity) zoning and same should be and are hereby zoned T4.1;

Section 4: Emergency Clause: The need to bring the proposed use of the property into conformance with the Rogers City Zoning Ordinances is immediate in order to protect the public peace, health, safety, and welfare. An emergency is hereby declared to exist and this Ordinance shall be in full force and effect from the date of passage and approval;

Section 5: Severability Provision: If any part of this Ordinance is held invalid, the

remainder of this Ordinance shall continue in effect as if such invalid portion never existed; and

Section 6: Repeal of Conflicting Provisions: All ordinances, resolutions or orders of the City Council, or parts of the same, in conflict with this Ordinance are repealed to the extent of such conflict.

PASSED this _____ day of _____, 2025.

APPROVED:

_____
C. GREG HINES, Mayor

Attest:

_____
JESSICA RUSH, City Clerk

Requested by: John McCurdy, Director of Community Development
Reviewed by: John M. Pesek, Senior Staff Attorney
Prepared by: Christina Moore, Planner
For Consideration By: Community Environment & Welfare Committee

ORDINANCE NO. 25-___

AN ORDINANCE AMENDING THE CITY OF ROGERS UNIFIED DEVELOPMENT CODE SECTION 1.4.3 BY RE-ZONING CERTAIN LANDS FROM T5.2 TO T4.2; PROVIDING FOR THE EMERGENCY CLAUSE; AND FOR OTHER PURPOSES.

WHEREAS, pursuant to the provisions of the City of Rogers' Unified Development Code § 2.8, *et seq*., and upon consideration of the report and recommendations of the City of Rogers Planning Commission, the City Council finds it to be in the best interests of the City that certain lands hereinafter described are better suited for T4.2 zoning.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF ROGERS, ARKANSAS THAT:

Section 1: Section 1.4.3 of the City of Rogers Unified Development Code as well as the City of Rogers Official Zoning Map shall be amended as provided herein;

Section 2: The land described herein shall be zoned as T4.2 and that said lands being in Benton County, Arkansas, are described as:

PROPERTY DESCRIPTION:
LOTS 1 & 4, BLOCK 33, B.F. SIKES ADDITION, TO THE CITY OF ROGERS, ARKANSAS AS SHOWN ON PLAT RECORD IN PLAT BOOK "A" AT PAGE 7 & 8, PLAT RECORDS OF BENTON COUNTY, ARKANSAS. SUBJECT TO ALL EASEMENTS AND RIGHTS-OF-WAY OF RECORD.

LOT 5, BLOCK 33, B.F. SIKES ADDITION, TO THE CITY OF ROGERS, ARKANSAS AS SHOWN ON PLAT RECORD IN PLAT BOOK "A" AT PAGE 7 & 8, PLAT RECORDS OF BENTON COUNTY, ARKANSAS. SUBJECT TO ALL EASEMENTS AND RIGHTS-OF-WAY OF RECORD.

A PORTION OF THE PLATTED RIGHT-OF-WAY OF SOUTH B STREET ADJACENT TO THE WEST LINE OF BIKE PARK SUBDIVISION TO THE CITY OF ROGERS, ARKANSAS, AS SHOWN ON PLAT FILED IN BOOK 2014 AT PAGE 61 AND ADJACENT TO THE EAST LINE OF BLOCK 33 OF B.F. SIKES ADDITION, AS SHOWN ON PLAT BOOK A AT PAGES 7 AND 8, ALSO A PORTION OF EAST PECAN STREET ADJACENT TO THE NORTH LINE OF BLOCK 33 OF SAID B.F. SIKES ADDITION TO THE CITY OF ROGERS, ARKANSAS, ALL BEING LOCATED IN A PART OF THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF FRACTIONAL SECTION 7, TOWNSHIP 19 NORTH, RANGE 29 WEST, BENTON COUNTY, ARKANSAS, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS, TO-WIT: COMMENCING AT AN EXISTING ALUMINUM MONUMENT ON THE NORTH LINE OF SAID BIKE PARK SUBDIVISION MARKING THE NORTHEAST CORNER OF SAID FORTY ACRE TRACT AND RUNNING THENCE ALONG SAID NORTH LINE OF BIKE PARK SUBDIVISION N87°51'07"W 336.02' TO AN EXISTING REBAR ON THE WEST LINE OF SAID BIKE PARK SUBDIVISION, THENCE ALONG SAID WEST LINE THE FOLLOWING: S08°51'01"W 24.44' TO AN EXISTING REBAR, S81°42'27"E 7.81', S07°06'51"W 46.39', S49°10'34"E 22.43', ALONG A CURVE TO THE RIGHT HAVING A RADIUS OF 125.00' FOR A CHORD BEARING AND DISTANCE OF S38°16'38"E 29.98', S10°26'36"W 10.22', N82°49'05"W 31.65', S07°10'55"W 499.78', THENCE LEAVING SAID WEST SUBDIVISION LINE N82°49'05"W 25.00' TO THE TRUE POINT OF BEGINNING AND RUNNING THENCE N82°49'05"W 25.00' TO THE EAST LINE OF SAID BLOCK 33 OF B.F. SIKES ADDITION, THENCE ALONG SAID EAST LINE N07°10'55"E 149.78' TO AN

EXISTING REBAR MARKING THE NORTHEAST CORNER OF SAID BLOCK 33, THENCE ALONG THE NORTH LINE THEREOF N82°49'05"W 140.00' TO AN EXISTING REBAR, THENCE LEAVING SAID NORTH LINE N07°10'55"E 25.00' TO THE PLATTED CENTERLINE OF EAST PECAN STREET, THENCE ALONG SAID CENTERLINE S82°49'05"E 165.00', THENCE LEAVING SAID CENTERLINE S07°10'55"W 174.78' TO THE POINT OF BEGINNING, CONTAINING 0.18 ACRES, MORE OR LESS. SUBJECT TO ALL EASEMENTS AND RIGHTS-OF-WAY OF RECORD.

LAYMAN'S DESCRIPTION:
504 & 511 S. B Street
Parcels 02-02515-000 & 02-02518-000; portions of vacated rights-of-way for E. Pecan Street and S. B Street

Section 3: Zoning: The above described lands are better suited for T4.2 (Neighborhood High-Intensity) than T5.2 (City Medium-Intensity) zoning and same should be and are hereby zoned T4.2;

Section 4: Emergency Clause: The need to bring the proposed use of the property into conformance with the Rogers City Zoning Ordinances is immediate in order to protect the public peace, health, safety, and welfare. An emergency is hereby declared to exist and this Ordinance shall be in full force and effect from the date of passage and approval;

Section 5: Severability Provision: If any part of this Ordinance is held invalid, the remainder of this Ordinance shall continue in effect as if such invalid portion never existed; and

Section 6: Repeal of Conflicting Provisions: All ordinances, resolutions or orders of the City Council, or parts of the same, in conflict with this Ordinance are repealed to the extent of such conflict.

PASSED this _____ day of _____, 2025.

APPROVED:

_____
C. GREG HINES, Mayor

Attest:

_____
JESSICA RUSH, City Clerk

Requested by: John McCurdy, Director of Community Development
Reviewed by: John M. Pesek, Senior Staff Attorney
Prepared by: Nicholas Little, Planner
For Consideration By: Community Environment & Welfare Committee