

Keiser City Council Agenda

August 18, 2025, Keiser City Hall

- 1. Call to Order**
- 2. Roll Call**
- 3. Minutes (July 2025 Regular Council Meeting)**
- 4. Financial Report**
- 5. Old Business**
 - a. Business Tax**
 - b. Subdivision West Main / Sewer Update**
 - c. Drainage Grant Circle**
 - d. Annexation South Dunavant**
 - e. Code Enforcement**
 - f. Fun Park Grant**
 - g. Bike/Walking Trail**
- 6. New Business**
 - a. Resolution ANRC Small Water System Grant**
 - b. Duplex request to build on 125 Monroe Street**
 - c. Rented mini track to dig ditches and clean culverts**
 - d. Investors Meeting**
 - e. Water Meter Reading**
 - f. ServLine Water Insurance**
 - g. Grants**
 - i. Working on:**
 - 1. ANRC Self Reading Meter Grant**
- 7. Other Business**
- 8. Next regular meeting will be September 15, 2025 @ 6:pm Keiser City Hall**
- 9. Adjournment**

CITY OF KEISER

Council Meeting

July 21, 2025

The Keiser City Council met in regular session Monday, July 21, 2025, at Keiser Baptist Church @ 6:00 PM. In attendance were Mayor Rick Creecy, Recorder Penny Wilbanks, and councilmembers Donna Bell, Joey Jackson, and Laura Smith. Absent from the meeting was council member Lynn Skaggs. Mayor Creecy declared a quorum.

Mayor Creecy deviated from the normal schedule to present Proclamation 2025-01, a proclamation declaring July 21, 2025, as RHS Marching Band Day, before the council. Smith motioned to approve Proclamation 2025-01, followed by a second by Bell. Mayor Creecy then presented Band Director Sebastian Isom along with the attending Band Students with a framed sealed copy of said Proclamation.

May 2025 minutes were read and approved with a motion by Bell, followed with a second by Smith.

There was not a regular council meeting held on June 16th, due to inadequate attendance. Therefore, a special meeting was held on June 24th. The minutes from the meeting were read and approved with a motion by Jackson, followed with a second by Bell.

Financial reports were reviewed and approved with a motion by Smith, followed with a second by Bell.

OLD BUSINESS

A. Business Tax

1. Council members have agreed to look further into the details of this proposed Business Tax.

B. Air Ambulance (FD)

1. Council members have agreed to table enrolling in the Air Ambulance for the Fire Department as of now. Cost is not efficient at this time.

C. Park Update

1. Noah's Ark Playground Equipment has completed the playground project.
2. We are waiting on the Handicap walkway to be completed to close out the Fun Park Grant project. Then the final payment can be processed.
3. We are still on hold, waiting on quotes to dig out the fishing pond.

4. Bids closed on July 10th for the Walking Trail, with the lowest bid coming in at \$106,259.44. Once we receive approval from ArDOT, we can proceed with the project.
 - i. A loan has been taken out at Cadence Bank to fund this project. A new checking account will be opened for transactions for this project.
5. We have had trees trimmed at the park, along with a new light pole being installed to provide light to the center of the park. Also, a third camera has been put into place to better monitor the playground equipment.

NEW BUSINESS

A. Water Audit

1. The 2024 audit of our water system has been completed with zero writeups.
2. The audit was reviewed and approved with a motion by Bell, followed with a second by Smith.

B. Sewer Updates

1. The Main Street Lift Station project has been completed
2. We are waiting for inspectors to give final approval at the Main Street Lift station
3. Design work in progress for the pipe bursting and replacement of Poplar and Jefferson Street Lift Stations.
4. Waiting for permission from the homeowner to have the cottonwood tree removed from the Main Street Lift Station.

C. Annex South Dunavant

1. Mayor Creecy has met with the residents of South Dunavant to discuss the annexation.
2. One major concern of the residents is being able to connect to our sewer system and eliminate the need for grinder pumps.
3. Survey shows that the proposed annex area and Elm Street sewer line isn't deep enough to connect, therefore, they can be connected to the wet well on Cypress Street Lift Station.
4. Residents of South Dunavant are conversing and should be able to give approval for a voluntary annexation soon.
5. The cost of the sewer line would be between \$200 or \$250K but would cost the city \$25K due to the 75/25 sewer loan.
6. Estimated revenue for a 25-year period would be about \$300K, plus we gain size and doors for our economic development.

D. Ordinance FD Operate outside City Limits

1. Ordinance 2025-02 (An Ordinance authorizing the Keiser Volunteer Fire Department to respond to fires and emergencies outside the city limits of Keiser, Arkansas, and to provide mutual aid to surrounding communities, and for other purposes) was read and approved with a motion by Smith; followed by a second from Bell.
 2. Council members voted to dispense with reading the 2nd & 3rd time with a motion by Smith; followed with a second by Bell.
 3. Emergency Clause for Ordinance 2025-02 was approved with a motion by Smith; followed with a second by Bell.
- E. Revise Code Enforcement for Noise
1. Chief Dunn elaborated on the importance of distance to be revised in the noise control of the code enforcement Ordinance. Council members voted to table this to a later date.
- F. Helmets for Heroes
1. To date, our officers have given out 27 helmets to children in the city.
 2. Chief Dunn and Officer Allen have also awarded several tickets to children for being safe while riding their bikes.
 3. This program has been received well by children along with parents as well.
 4. KAIT8 News aired our story on the news.
- G. Kicked off Child ID Kits
1. These Child ID Kits are for parents to take home and always have their child's or children's fingerprints at home with them at all times.
- H. Grants
- i. Applied For:
 1. Mayor Creecy has applied for multiple grants for the city which include; EECBG EV Charging Stations, FEMA FD PPE & Smoke Detectors (FP&S), Grate Strides Trail Grant (Basketball, Pickleball & Tennis Courts), State Farm FD (Thermal/CO2/Laptop/Printer), DOJ Community Policing, & Arkansas Community Assistance Grant (Backhoe, Chipper & Zero Turn Mower)

OTHER BUSINESS

Adjusting water bills when homeowners have a water leak was discussed; with councilmembers voting to no longer adjust any water bills due to this matter. This could lead to homeowners deterring fixing water leaks due to the city adjusting their bills.

The City has rented a track hoe to clean out ditches and culverts throughout the city except for the circle. We will be doing a drainage project in the circle later this year. Also,

while we have the track hoe rented, we will be connecting Elm and Cypress streets together.

Chief of Police has been on patrol and working hard on our code enforcement laws.

Next scheduled meeting will be August 18, 2025 @ 6 PM @ Keiser City Hall.

With no further business to discuss, a motion to adjourn this meeting was approved by Smith, followed by a second by Bell, and all said aye.

CITY OF KEISER
July 2025 Bank Balances

GENERAL	\$217,786.02	
ACT 833	\$28,346.10	
STREET	\$185,436.94	
WATER/SEWER REVENUE	\$12,219.46	
WATER/SEWER OPERATING	\$137,361.32	
ONE-CENT WATER	\$190,227.61	
ONE-CENT SEWER	\$141,914.74	
SEWER LOAN DEPRECIATION	\$25,748.02	
METER DEPOSIT	\$26,957.42	
	\$965,997.63	
CERTIFICATE OF DEPOSIT	\$60,136.00	
	\$1,026,133.63	
SQUARE ONLINE	\$1,120.45	
SEWER LOAN GRANT	\$194.34	
COMMUNITY POLICING	\$0.00	Closed
COPS PROGRAM	\$771.14	
FUN PARK	\$50,100.45	
LIFT STATION GRANT	\$0.00	Closed
WATER TANK GRANT	\$0.00	Closed
	\$51,065.93	
GRAND TOTAL	\$1,077,199.56	

City of Keiser General Fund

Register: 1000 - BancorpSouth

From 07/01/2025 through 07/31/2025

Sorted by: Date, Type, Number/Ref

Date	Number	Payee	Account	Memo	Payment C	Deposit	Balance
07/02/2025	D405763	Revenue	3725 - Garbage Bag Sa...	11 @ \$10	X	110.00	222,884.38
07/02/2025	D405764	Revenue	3700 - Sanitation Fees	06/22/25-06/28...	X	1,245.92	224,130.30
07/02/2025	D405765	Revenue	3500 - State Turnback ...	Municipal - Ge...	X	787.32	224,917.62
07/02/2025	D405766	Revenue	3100 - 5 Mill Property ...	City	X	666.32	225,583.94
07/02/2025	D405767	Revenue	3100 - 5 Mill Property ...	Fire Dept	X	133.19	225,717.13
07/02/2025		One-Cent Water Fund	2002 - One-Cent Water	one cent water	X		223,318.78
07/02/2025		Sewer Loan Debt De...	2001 - One-Cent Sewer	one cent sewer	X		220,920.43
07/02/2025	44778	Kenmore Home Im...	6300 - Sanitation-Supp...	Inv 162191, 16...	X	20.78	220,899.65
07/03/2025		Entergy	9400 - City Park - Elec...	ACH, Withdra...	X	279.72	220,619.93
07/03/2025		Entergy	7400 - Fire Dept - Elec...	ACH, Withdra...	X	129.13	220,490.80
07/03/2025		Ritter Communication	8450 - Police Dept - Te...	ACH, Withdra...	X	16.54	220,474.26
07/03/2025		Ritter Communication	7450 - Fire Dept - Tele...	ACH, Withdra...	X	71.94	220,402.32
07/03/2025		Entergy	5400 - City Hall-Electr...	ACH, Withdra...	X	183.58	220,218.74
07/03/2025		Entergy	5401 - Main Street #1 -...	ACH, Withdra...	X	39.00	220,179.74
07/03/2025		Entergy	5402 - Main Street #2 -...	ACH, Withdra...	X	39.00	220,140.74
07/03/2025		Entergy	5403 - Main Street #3 -...	ACH, Withdra...	X	39.72	220,101.02
07/03/2025		Entergy	3760 - Dog Pound (Elec...	ACH, Withdra...	X	38.12	220,062.90
07/03/2025		Entergy	7400 - Fire Dept - Elec...	ACH, Withdra...	X	41.54	220,021.36
07/03/2025		Ritter Communication	5450 - City Hall - Tele...	ACH, Withdra...	X	417.04	219,604.32
07/03/2025	44780	Paul D Borden	5304 - Contract Labor	Contract Labor...	X	800.00	218,804.32
07/07/2025	44779	Rodney N. Brown	6400 - Travel Exp	Mileage - 405 ...	X	265.28	218,539.04
07/07/2025	44781	Glenn A Dunn III	-split-		X	704.99	217,834.05
07/07/2025	44782	Joshua D Allen	-split-		X	578.69	217,255.36
07/07/2025	44783	Penny L Wilbanks	-split-		X	656.93	216,598.43
07/07/2025	44784	Demarice D Edwards	-split-		X	312.88	216,285.55
07/07/2025	44785	Dustin C White	-split-		X	310.23	215,975.32
07/07/2025	44786	Paul D Borden	-split-		X	556.45	215,418.87
07/07/2025	44787	Rodney N. Brown	-split-		X	528.88	214,889.99
07/07/2025	44788	Howard V. Cross	-split-		X	198.31	214,691.68
07/07/2025	44789	Daniel Broughman	-split-		X	38.79	214,652.89
07/07/2025	44790	Stacy F Burks	-split-		X	157.92	214,494.97
07/08/2025		Internal Revenue Ser...	2400 - Payroll Liabilit...	ACH, Withdra...	X	5,997.56	208,497.41
07/09/2025	D405768	Revenue	3350 - Grant Revenue	COPS (2nd Off...	X		209,074.61
07/09/2025	D405769	Revenue	3700 - Sanitation Fees	06/29/25-07/05...	X	959.04	210,033.65
07/09/2025		Ark. Dept of Finance...	2035 - Sales & Use Tax	ACH, Withdra...	X	762.00	209,271.65
07/09/2025		Ark. Dept of Finance...	2400 - Payroll Liabilit...	ACH, Withdra...	X	808.39	208,463.26
07/09/2025	44791	Office of Child Supp...	2030 - Child Support/...	S Burks - 8782...	X	130.20	208,333.06
07/09/2025	44792	Mississippi County L...	6200 - Sanitation-Wast...	K800	X	1,365.80	206,967.26
07/09/2025	44793	Buffalo Island Services	6200 - Sanitation-Wast...	Inv 8058	X	90.00	206,877.26
07/09/2025	44794	Mid-South Sales, Inc.	6402 - Gas for City Ve...	Inv 719640 - A...	X	1,242.02	205,635.24

From 07/01/2025 through 07/31/2025
Sorted by: Date, Type, Number/Ref

Date	Number	Payee	Account	Memo	Payment C	Deposit	Balance
07/09/2025	44795	Auto Tire & Parts	6300 - Sanitation-Supp...	Acct 53138	X		205,223.53
07/10/2025	D405771	Revenue	3400 - Local Sales & U...	General Distrib...	X	1,315.89	206,539.42
07/10/2025		Black Hills Energy	5308 - City Hall Gas (...)	ACH, Withdra...	X		206,504.63
07/10/2025		Black Hills Energy	7151 - Fire Dept Gas (...)	ACH, Withdra...	X		206,471.14
07/11/2025	44796	SkyCop, Inc	8006 - SkyCop, Inc.	Inv 32039	X		206,140.76
07/11/2025	44797	United Police Supply	8300 - Police Dept - Su...	Acct 1339	X		205,809.83
07/11/2025	44798	Fountain Plumbing CO,	2000 - Diner - Repairs ...	Inv 25061102	X		205,297.84
07/11/2025	44799	Smith Tire & Auto, L...	6350 - Sanitation - Rep...	Inv 86013, 861...	X		205,148.04
07/14/2025	44800	Glenn A Dunn III	-split-		X		203,380.45
07/14/2025	44801	Joshua D Allen	-split-		X		202,772.93
07/14/2025	44802	Penny L Wilbanks	-split-		X		202,197.25
07/14/2025	44803	Demarice D Edwards	-split-		X		201,832.02
07/14/2025	44804	Dustin C White	-split-		X		201,457.10
07/14/2025	44805	Paul D Borden	-split-		X		200,861.94
07/14/2025	44806	Rodney N. Brown	-split-		X		200,347.24
07/14/2025	44807	Howard V. Cross	-split-		X		199,854.08
07/14/2025	44808	Daniel Broughman	-split-		X		199,732.18
07/14/2025	44809	Stacy F Burks	-split-		X		199,560.04
07/15/2025	D405770	Revenue	3200 - Franchise Tax	Entergy - 3rd q...	X	6,971.86	206,531.90
07/15/2025	D405772	Revenue	3350 - Grant Revenue	COPS (2nd Off...	X	577.20	207,109.10
07/15/2025	D405773	Revenue	3700 - Sanitation Fees	07/06/25-07/12...	X	5,578.75	212,687.85
07/15/2025	44811	Office of Child Supp...	2030 - Child Support/...	S Burks - 8782...	X		212,557.65
07/15/2025	44812	GreenPoint Ag	6300 - Sanitation-Supp...	Invoice # 2299...			212,307.90
07/15/2025	44813	Angie Allensworth	5300 - City Hall - Supp...	Roomba for Cit...	X		212,277.90
07/16/2025		American Express	-split-	ACH, Withdra...	X		208,144.97
07/16/2025		Lowe's	6354 - Sanitation Equip.	ACH, Withdra...	X		207,393.15
07/18/2025	44814	Paul D Borden	5304 - Contract Labor	Contract Labor...	X		206,393.15
07/18/2025	44815	Kenneth Carter	5304 - Contract Labor	Concrete, mate...	X		204,743.15
07/21/2025	44825	Stacy F Burks	6006 - Sanitation-Hourly	VOID:	X		204,743.15
07/21/2025	44827	Office of Child Supp...	2030 - Child Support/...	S Burks - 8782...	X		204,612.95
07/21/2025	44816	Demarice D Edwards	-split-		X		204,277.35
07/21/2025	44817	Dustin C White	-split-		X		204,002.27
07/21/2025	44818	Glenn A Dunn III	-split-		X		203,297.28
07/21/2025	44819	Joshua D Allen	-split-		X		202,732.53
07/21/2025	44820	Paul D Borden	-split-		X		202,220.35
07/21/2025	44821	Rodney N. Brown	-split-				201,555.05
07/21/2025	44822	Howard V. Cross	-split-		X		201,115.39
07/21/2025	44823	Daniel Broughman	-split-				201,076.60
07/21/2025	44824	Penny L Wilbanks	-split-		X		200,439.57

Date Number Payee Account Memo Payment C Deposit Balance

07/21/2025	44826	Stacy F Burks	-split-	175.01	X		200,264.56
07/22/2025	D405774	Revenue	3350 · Grant Revenue	COPS (2nd Off...	X	577.20	200,841.76
07/22/2025	D405775	Revenue	3725 · Garbage Bag Sa...	12 @ \$10	X	120.00	200,961.76
07/22/2025	D405776	Revenue	3725 · Garbage Bag Sa...	transfer from S...	X	10.00	200,971.76
07/22/2025	D405777	Revenue	3700 · Sanitation Fees	07/13/25-07/19...	X	2,982.02	203,953.78
07/23/2025	44828	Ark Dept. of Workfo...	5100 · Unemployment ...	71-0467243 2...		86.65	203,867.13
07/24/2025	D405778	Revenue	3400 · Local Sales & U...	June 2025	X	15,860.65	219,727.78
07/24/2025	D405779	Revenue	3415 · One Cent Sewer	one cent sewer ...	X	3,617.77	223,345.55
07/24/2025	D405780	Revenue	3410 · One Cent Water	one cent water ...	X	3,617.76	226,963.31
07/25/2025		One-Cent Water Fund	2002 · One-Cent Water	one cent water	X	3,617.76	223,345.55
07/25/2025		Sewer Loan Debt De...	2001 · One-Cent Sewer	one cent sewer	X	3,617.77	219,727.78
07/28/2025	D405781	Revenue	3350 · Grant Revenue	COPS (2nd Off...	X	577.20	220,304.98
07/28/2025	44840	Office of Child Supp...	2030 · Child Support/...	S Burks - 8782...		130.20	220,174.78
07/28/2025	44829	Dustin C White	-split-	335.60	X		219,839.18
07/28/2025	44830	Glenn A Dunn III	-split-	704.98	X		219,134.20
07/28/2025	44831	Joshua D Allen	-split-	607.52	X		218,526.68
07/28/2025	44832	Paul D Borden	-split-		X		218,526.68
07/28/2025	44833	Rodney N. Brown	-split-	354.28			218,172.40
07/28/2025	44834	Howard V. Cross	-split-	466.12	X		217,706.28
07/28/2025	44835	Daniel Broughman	-split-	72.03			217,634.25
07/28/2025	44836	Penny L Wilbanks	-split-	575.68	X		217,058.57
07/28/2025	44837	Brenda K Creecy	-split-	46.18			217,012.39
07/28/2025	44838	Stacy F Burks	-split-	221.22	X		216,791.17
07/28/2025	44839	Demarlice D Edwards	-split-	294.55	X		216,496.62
07/28/2025	44841	Paul D Borden	-split-	583.87	X		215,912.75
07/29/2025	D405782	Revenue	3100 · 5 Mill Property ...	Millage - July	X	833.01	216,745.76
07/29/2025	D405783	Revenue	3100 · 5 Mill Property ...	Millage - Fire ...	X	166.60	216,912.36
07/29/2025	D405784	Revenue	3200 · Franchise Tax	July	X	211.26	217,123.62
07/29/2025	D405785	Revenue	3700 · Sanitation Fees	07/20/25-07/26...	X	1,118.05	218,241.67
07/31/2025	44842	Penny L Wilbanks	-split-	55.41			218,186.26
07/31/2025	44843	Rickey J Creecy	-split-	400.24			217,786.02

Register: 1000 - Bancorp - Revenue Fund
From 07/01/2025 through 07/31/2025
Sorted by: Date, Type, Number/Ref

Date	Number	Payee	Account	Memo	Payment C	Deposit	Balance
07/01/2025		Arkansas Department...	SRFKEISER - 02330-...	Loan Servicing...	X 146.51		11,629.46
07/02/2025	D406084	Revenue	3102 - Surcharge	06/22/25-06/28...	X	560.00	12,189.46
07/09/2025	D406085	Revenue	3102 - Surcharge	06/29/25-07/05...	X	720.00	12,909.46
07/09/2025		USDA/Rural Develo...	1975 - Well Construction	Loan Servicing...	X 2,339.00		10,570.46
07/15/2025	D406086	Revenue	3102 - Surcharge	07/06/25-07/12...	X	1,936.00	12,506.46
07/15/2025		USDA/Rural Develo...	1976 - New Water Pro...		X 2,239.00		10,267.46
07/22/2025	D406087	Revenue	3102 - Surcharge	07/13/25-07/19...	X	1,488.00	11,755.46
07/29/2025	D406088	Revenue	3102 - Surcharge	07/20/25-07/26...	X	464.00	12,219.46

Water & Sewer Fund

8/13/2025 9:43 AM

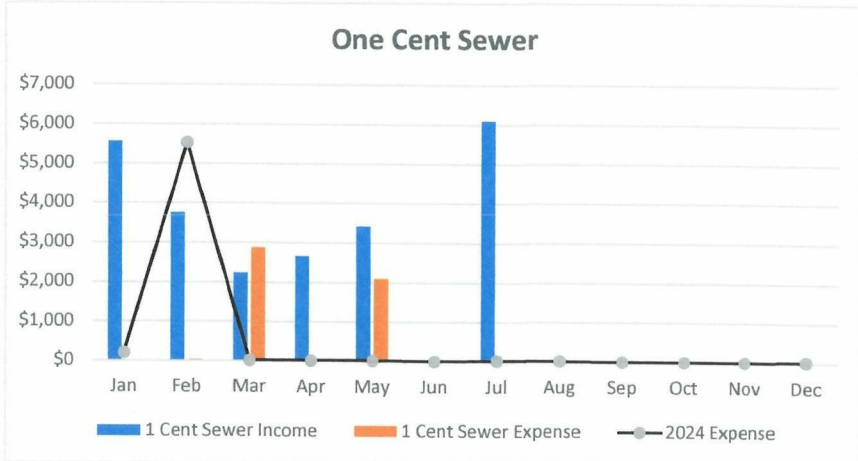
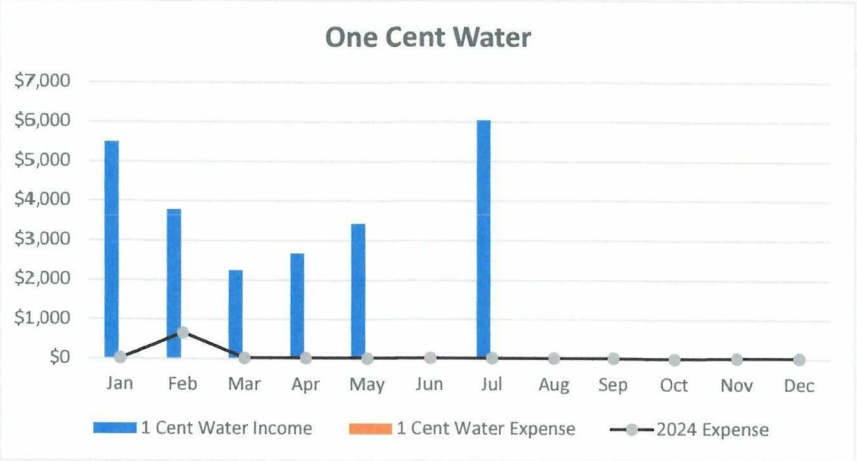
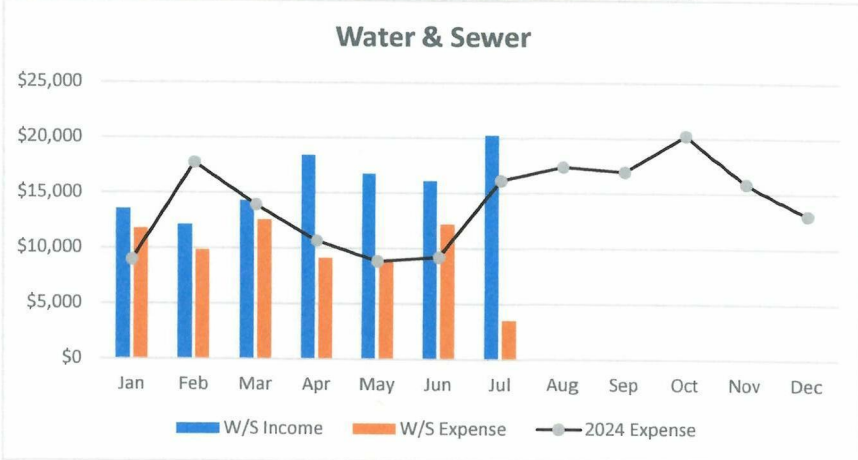
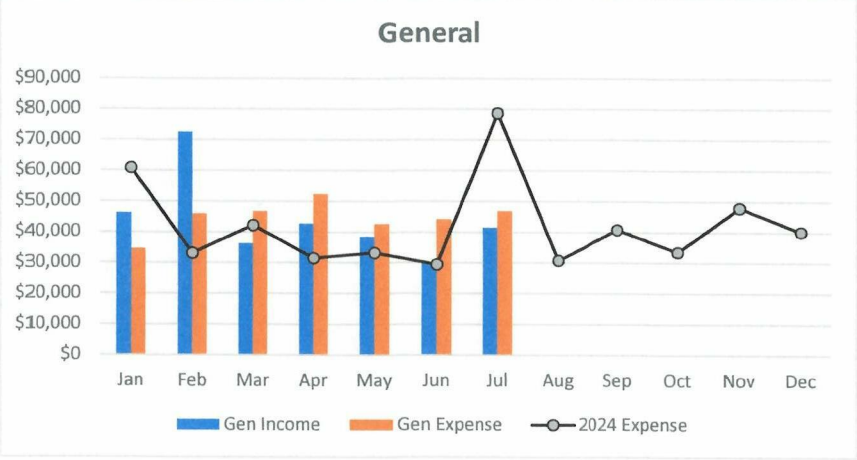
Register: 1200 - Bancorp - Operating Fund

From 07/01/2025 through 07/31/2025

Sorted by: Date and Order Entered

Date	Number	Payee	Account	Memo	Payment	C	Deposit	Balance
07/01/2025	12537	U S Post Office	5470 - Postage	July 1 - water b...	120.59	X		125,548.79
07/02/2025	D416491	Revenue	3100 - Water Sales Rev	06/22/25-06/28...		X	2,635.50	128,184.29
07/02/2025	12536	Arkansas Department...	-split-	Treatment & D...	20.00	X		128,164.29
07/02/2025	12538	Environmental Servi...	-split-	001825 - Past ...	90.00	X		128,074.29
07/03/2025		Entergy	5400 - Electricity:5410...	ACH, Withdra...	530.78	X		127,543.51
07/03/2025		Entergy	5400 - Electricity:5415...	ACH, Withdra...	176.71	X		127,366.80
07/03/2025		Entergy	5400 - Electricity:5420...	ACH, Withdra...	100.74	X		127,266.06
07/03/2025		Entergy	5400 - Electricity:5425...	ACH, Withdra...	353.38	X		126,912.68
07/03/2025	12539	Collier Electric	5350 - Repairs & Main...	Inv 15380	216.53	X		126,696.15
07/03/2025		Entergy	5400 - Electricity	ACH, Withdra...	656.09	X		126,040.06
07/09/2025	D416492	Revenue	3100 - Water Sales Rev	06/29/25-07/05...		X	3,073.79	129,113.85
07/09/2025		Ark Dept of Finance ...	4001 - Ark Sales Tax	ACH, Withdra...	478.00	X		128,635.85
07/10/2025	12540	Environmental Servi...	5600 - Laboratory Anal...	001825 - Inv 1...	45.00	X		128,590.85
07/14/2025		Cadence	3991-Returned Check ...	Fee, Withdraw...	138.54	X		128,452.31
07/15/2025	D416493	Revenue	3100 - Water Sales Rev	07/06/25-07/12...		X	3,868.09	132,320.40
07/16/2025		Mississippi County E...	5400 - Electricity:5401...	ACH, Withdra...	250.71	X		132,069.69
07/22/2025	D416494	Revenue	3100 - Water Sales Rev	07/13/25-07/19...		X	4,140.39	136,210.08
07/28/2025	D416496	Revenue	2100 - Transfer Funds ...	Returned check...		X	138.54	136,348.62
07/29/2025	D416495	Revenue	3100 - Water Sales Rev	07/20/25-07/26...		X	1,193.26	137,541.88
07/31/2025	12541	U S Post Office	5470 - Postage	August 1st wat...	180.56			137,361.32

Month	Gen Income	Gen Expense	W/S Income	W/S Expense	1 Cent Water Income	1 Cent Water Expense	1 Cent Sewer Income	1 Cent Sewer Expense
Jan	\$46,213	\$34,562	\$13,556	\$11,778	\$5,488	\$24	\$5,562	\$21
Feb	\$72,308	\$45,839	\$12,119	\$9,827	\$3,768	\$24	\$3,751	\$36
Mar	\$36,143	\$46,693	\$14,293	\$12,565	\$2,238	\$25	\$2,231	\$2,875
Apr	\$42,609	\$52,274	\$18,395	\$9,111	\$2,666	\$25	\$2,658	\$34
May	\$38,444	\$42,565	\$16,736	\$8,838	\$3,418	\$25	\$3,409	\$2,092
Jun	\$29,854	\$44,124	\$16,082	\$12,186	\$48	\$0	\$38	\$0
Jul	\$41,379	\$46,789	\$20,218	\$3,504	\$6,040	\$0	\$6,090	\$0
Aug								
Sep								
Oct								
Nov								
Dec								
	\$306,950	\$312,844	\$111,397	\$67,809	\$23,666	\$123	\$23,739	\$5,058
Variance	(\$5,894)		\$43,589		\$23,543		\$18,681	



ORDINANCE NO. 2025-02

AN ORDINANCE REGULATING INOPERABLE MOTOR VEHICLES AND UNSIGHTLY, UNSANITARY ITEMS ON PRIVATE PROPERTY; MAINTAINING PREMISES FREE OF WEEDS, OVERGROWN GRASS, OVERGROWN SHRUBS, GARBAGE, AND RUBBISH; DISPOSING OF ITEMS; REQUIRING PROPERTY OWNERS OR OCCUPANTS TO ADDRESS STAGNANT WATER AND UNSANITARY CONDITIONS; NOISE REGULATIONS; HAZARDOUS MATERIALS; SIGNAGE; PLACEMENT OF RECREATIONAL EQUIPMENT AND STORAGE SHEDS; ESTABLISHING A LIEN PROCEDURE; SETTING PENALTIES; DECLARING AN EMERGENCY; AND OTHER PURPOSES THIS ORDINANCE ALSO REPLACES ORDINANCE NUMBER 2024-01

WHEREAS, in various areas of Keiser, inoperable vehicles, tires, appliances, paper, glass, building materials, rubbish, weeds, grass, garbage, signage, hazardous materials, **stagnant water** and other unsightly and unsanitary items have been left on private property for extended periods, and

WHEREAS, such items create an attractive nuisance for children, harbor rats, animals, and mosquitoes, posing a threat to public health, safety, and welfare, and

WHEREAS, storing these items on private property and failing to address them negatively impacts neighborhoods and property values,

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

SECTION ONE: Definitions

- (a) "Inoperable motor vehicle" means any motor vehicle that is in disrepair, unable to move under its own power, or lacks current, valid license plates.
- (b) "Unsightly and unsanitary items" is defined as "any items that could be detrimental to public health, safety, or welfare, including but not limited to inoperable motor vehicles, appliances, tires, glass, building materials, paper, rubbish, weeds, overgrown grass, garbage, stagnant water, or similar items."
- (c) "Rubbish, Includes, but is not limited to, waste material such as weeds, overgrown grass, overgrown shrubs paper, cardboard, cans, bottles, plastic containers, broken furniture, discarded appliances, tree branches, yard clippings, construction and demolition debris, scrap metal, tires, and other non-putrescible materials that are deemed unsightly, hazardous, or a public nuisance. It excludes organic waste intended for composting and stored properly.

(d) "Unsanitary conditions" refer to conditions including stagnant water that could breed harmful insects, germs, or contribute to disease propagation or other health risks as per existing health guidelines.

(e) Sign: Any device, fixture, placard, structure, or piece of material that uses color, form, graphic, illumination, symbol, or writing to advertise, announce the purpose of, or identify the purpose of a person or entity, or to communicate information of any kind to the public.

(f) Commercial Signage: Any sign that pertains to the sale, lease, or rental of merchandise, products, services, or facilities, or signs that direct attention to a business, commodity, service, or entertainment conducted, sold, or offered elsewhere than on the premises where the sign is located.

(g) Residential Signage: Any sign located within a residentially zoned area that does not pertain directly to commercial activities. This includes but is not limited to signs that identify the resident, announce a residential event, or express the occupant's opinions on non-commercial matters.

(h) Temporary Sign: A sign not intended to be permanent in nature and which is not attached to a structure or the ground in a permanent manner. This includes signs made of cloth, cardboard, wallboard, or other light materials, with or without frames, intended to be displayed for a specific short-term event, promotion, or other temporary purposes.

(i) Permanent Sign: A sign that is constructed of durable materials and intended to be long-lasting and continuously displayed. This includes signs affixed to the ground, buildings, or other structures in a manner that enables them to withstand environmental elements over time.

(j) Prohibited Signage: Any sign that is not expressly permitted under this ordinance or that violates specific regulations set forth herein, including but not limited to signs that are unsafe, contain obscene matter, or signs that may be misleading or cause visual impairment to motorists.

(k) Illuminated Sign: A sign with an artificial light source incorporated internally or externally for the purpose of illuminating the sign. Illumination may be direct or indirect and may include light transmitted from within or reflected from the surface of the sign.

(l) Non-Illuminated Sign: A sign that does not incorporate any element of lighting directly on or within the sign and relies upon ambient light for visibility.

(m) Banner: A sign made of fabric or any non-rigid material with no enclosing framework that is mounted to a structure or between poles or buildings for temporary purposes.

(n) Billboard: A large outdoor board for displaying advertisements in public places, not including signs related to the premises on which the billboard is located.

(o) Window Sign: Any sign, letter, model, banner, pennant, or other devices that are attached to, placed upon, or painted on the interior or exterior windows or the interior of a building in a manner that is visible to the public from the exterior of the building.

(p) Yard Sign: A temporary sign placed within the property limits of a residential or commercial property that is not attached to a building. This includes political signs, real estate signs, and signs advertising a residential event or sale.

(q) "Hazardous Material": refers to any element, compound, mixture, or substance that poses significant risks to public health, safety, or the environment due to its nature, concentration, or physical or chemical characteristics. This includes materials identified and regulated under federal, state, or local law as toxic, corrosive, flammable, reactive, radioactive, or biologically hazardous. Hazardous materials require specific handling, storage, transportation, and disposal procedures to mitigate potential adverse effects on human health and the environment. The classification and management of hazardous materials shall be in accordance with the guidelines established by the Environmental Protection Agency (EPA), the Department of Transportation (DOT), and other relevant regulatory bodies.

SECTION TWO: Storage and Maintenance of Property

(a) From the passage and approval of this ordinance, it is prohibited for owners or occupants of property in Keiser, Arkansas, to openly store inoperable motor vehicles (not currently licensed), appliances, tires, glass, building materials, paper, rubbish, or similar unsightly and unsanitary items.

(b) Property owners or occupants are strictly prohibited from letting their properties deteriorate into unsightly or unsanitary conditions. These conditions could be the result of not cutting grass or weeds, not removing garbage or rubbish, allowing stagnant water to accumulate, or failing to address other unsanitary conditions that could become breeding grounds for harmful insects and germs. The responsibility of property owners or occupants extends to ensuring the area around fences, trees, poles, and other structures is well maintained with trimmed lawns. Additionally, any dead trees on the property should be promptly removed to prevent them from posing a threat to public safety or causing damage to adjacent properties. Finally, if grass cuttings or other debris end up in the streets during lawn maintenance, it is the property owner's or occupant's responsibility to remove this debris immediately to maintain cleanliness and prevent any potential hazards or obstructions on public roads.

(c) In addition, all property including open carports must not be excessively cluttered and must be maintained in a neat and orderly manner. Any items stored in the carport must be neatly arranged and must not create an obstruction or hazard.

(d) Maintenance of Residential and Commercial Structures and Fences

Property owners or occupants must ensure their buildings and fences are free from decay, deterioration, and blight. They are responsible for maintaining the integrity of

exterior walls, doors, windows, fences, and for repairing or replacing damaged or missing materials like shingles, siding, or roofing.

Fences must be kept in a state of good repair and must not be allowed to become overgrown with weeds or vines that could contribute to their deterioration or create a nuisance or hazard.

Foundations, walls, floors, stairways, decks, balconies, and other elevated structures need to be safe and stable. The exterior of the structure must be clean and sanitary, and all heating, cooling, plumbing, and electrical systems must be in safe working order.

(e) Property with a swimming pool, hot tub, or any similar body of water greater than 18" must be surrounded by a locking non-climbable fence that is at least five (5) feet high to prevent unauthorized access. A non-climbable fence is defined as a fence designed in such a manner or of such material that climbing it would be difficult or nearly impossible.

(f) All trash receptacles should be stored out of view from the street, except on days of garbage collection as required by ordinance 2022-04.

(g) Placement of Recreational Equipment

To maintain the aesthetic integrity and safety of our community, trampolines, swimming pools and other large recreational equipment must not be placed in the front yards of residential properties. These items should be in the backyard or other non-visible areas, properly secured, and maintained in a safe and tidy manner. Violation of this regulation may result in fines, liens, or other penalties as per law.

(h) Placement of Outside Storage Buildings

Outside storage buildings on private property must be placed in the rear of the home and not in the front or on the side of the home, unless otherwise approved by the Keiser City Council based on specific circumstances. The placement of such buildings should not obstruct the view from the street or neighboring properties or interfere with the aesthetic and overall appearance of the neighborhood. These requirements aim to maintain community standards and property values within the City of Keiser, Arkansas.

(i) Storage and Disposal of Hazardous Materials

The storage, handling, and disposal of hazardous materials within the City of Keiser, Arkansas, must adhere to stringent guidelines to protect public health, safety, and the environment. Property owners or occupants are responsible for ensuring that any hazardous materials on their premises are:

1. **Stored in Approved Containers:** Hazardous materials must be stored in containers specifically designed for such materials. These containers should be clearly labeled, structurally sound, leak-proof, and secured against unauthorized access or accidental spillage.

2. **Handled with Care:** The handling of hazardous materials must be carried out in a manner that minimizes the risk of exposure or release into the environment. Appropriate safety equipment and procedures must be used at all times.
3. **Disposed of Properly:** The disposal of hazardous materials must comply with federal, state, and local regulations. This may involve arranging for pickup by a licensed hazardous waste disposal service, participating in community hazardous waste collection events, or following specific disposal guidelines for certain types of hazardous materials.
4. **Reporting Spills:** In the event of a spill or accidental release of hazardous materials, property owners or occupants must immediately report the incident to the appropriate local authorities and take all necessary steps to mitigate any potential harm to human health or the environment.
5. **Educational Requirement:** Property owners or occupants are encouraged to educate themselves and their employees or family members about the risks associated with hazardous materials and the proper procedures for storage, handling, and disposal.
6. **Inspections:** Properties may be subject to inspection by city officials or designated environmental health and safety officers to ensure compliance with hazardous material storage and disposal regulations. Non-compliance may result in fines, mandatory corrective action, or other penalties as deemed necessary by the City of Keiser, Arkansas.

SECTION THREE: Noise Regulations

(a) General Prohibition: It is illegal to make any loud, unnecessary, or unusual noise that disturbs the peace or quiet of the neighborhood, causing discomfort or annoyance to reasonable people living in the area. Noise shall not be too loud when heard from a distance of 50 feet, or no more than 65 dBa or higher during the hours of 8 A.M. to 10 P.M. or shall not be too loud when heard from a distance of 20 feet, or 55 dBa or higher during the hours of 10 P.M. to 8 A.M.

(b) Specific Prohibitions: The following activities are considered loud, disturbing, and unnecessary noises that violate this section, although this list is not exhaustive:

- Horns, Signaling Devices, etc: Sounding a horn or signaling device on any vehicle in the city, except in situations of danger.
- Radios, Televisions, Phonographs, etc: Using or operating radios, televisions, phonographs, or any sound-producing devices in a manner that disturbs the peace, quiet, and comfort of nearby residents.
- Loudspeakers, Amplifiers for Advertising: Using or operating radios, musical instruments, phonographs, loudspeakers, sound amplifiers, or any other sound-producing devices that project sound onto public streets for the purpose of commercial advertising or attracting public attention.

- Construction or Repair of Buildings: Erecting, demolishing, altering, or repairing buildings outside the hours of 7:00 a.m. to 8:00 p.m. on weekdays, unless there is an urgent necessity for public safety and a permit is obtained from the Code Enforcement Office.

- Vehicles, either stationery or moving with loud exhaust system or playing radio that exceeds the above standards.

(c) Exceptions: This section shall not apply to:

Any police vehicle, ambulance, fire engine, or emergency vehicle while engaged in necessary emergency activities.

Warning devices required by OSHA or other state or federal safety regulations.

Public utilities in situations of emergency.

Governmental agencies in the performance of their duties, drills, or public demonstrations.

Sounds caused by any event authorized by the city or other lawful activity, for example yearly Fall Festival, park activities that are authorized by the city.

(d) Enforcement and Penalties: Violations of any provisions of this section shall be deemed a misdemeanor and upon conviction thereof shall be fined as provided in SECTION TEN of this ordinance. Each day such violation is committed, or permitted to continue, shall constitute a separate offense and shall be punishable as such.

SECTION FOUR: Illicit Discharge of Stormwater

(a) For the purpose of this ordinance, "illicit discharge" is defined as any discharge to the municipal storm sewer system that is not composed entirely of stormwater, except as exempted in subsection (b).

(b) The following discharges are exempt from discharge prohibitions established by this ordinance: water line flushing, landscape irrigation, diverted stream flows, uncontaminated groundwater infiltration, uncontaminated pumped groundwater, discharges from emergency firefighting activities, foundation drains, air conditioning condensation, irrigation water, springs, water from crawl space pumps, footing drains, lawn watering, individual residential car washing, flows from riparian habitats and wetlands, dechlorinated swimming pool discharges, and similar occasional incidental non-stormwater discharges, unless the city has identified any such discharges as significant contributors of pollutants to the city's storm sewer system.

(c) The illicit discharge of stormwater includes, but is not limited to, sewage, industrial waste, and other wastes connected to the storm sewer system via illicit connections.

(d) Removing a sewer clean out plug to drain water from private property into the municipal storm sewer system is expressly considered an illicit discharge. This action

may cause overflow and contaminate public areas and local bodies of water, which is detrimental to public health, safety, and welfare. Such conduct is prohibited under this ordinance and may result in penalties, fines, and corrective measures as established by this and other city ordinances.

(e) The city has the right to inspect facilities subject to regulation under this ordinance and as a means of determining compliance with this ordinance. Inspections may include, but are not limited to, checking home property for clean out plugs that have been removed, reviewing maintenance and repair records; sampling discharges, surface water, groundwater, and material or water in dumpsters and similar containers on site; and evaluating the condition of stormwater control measures.

(f) Penalties for illicit discharges may include, but are not limited to, fines, orders for remediation or corrective measures, prosecution in a court of law, and injunctions. The severity of the penalties will depend on the nature and circumstances of the violation, the extent and gravity of the harm caused by the violation, the history of past violations, any prior efforts to comply with relevant requirements, the economic benefits gained by the violator as a result of non-compliance, and such other matters as justice may require.

SECTION FIVE: Signage Regulations

(a) Purpose and Intent: The intent of this section is to establish regulations for the placement, size, design, construction, and maintenance of signs within the city to ensure safety, prevent visual clutter, and enhance community aesthetics. These regulations are intended to balance the needs of businesses for signage with community values and the visual environment.

(b) General Requirements:

All signs must conform to the standards outlined in this section, including but not limited to size, height, illumination, and location.

No sign shall be erected, maintained, or used in any manner that may obstruct or impair vision or traffic, or in any way create a hazard or disturbance to the health and welfare of the public.

(c) Content Restrictions: No sign shall display or include any verbiage, images, or graphics that are offensive, vulgar, pornographic, or that otherwise contravene public decency or moral standards. Specifically, signs must not contain:

1. **Offensive Language:** Words or phrases that are widely considered offensive, derogatory, or inappropriate for public display.
2. **Vulgar Content:** Material that is explicitly crude or indecent, including but not limited to profanity, obscene gestures, and explicit sexual content.
3. **Pornographic Material:** Any depiction of sexual acts, nudity, or sexual content intended to arouse a sexual response.

4. **Hate Speech:** Content that promotes hatred, violence, or discrimination against individuals or groups based on race, ethnicity, religion, gender, sexual orientation, disability, or any other characteristic.

Such content is deemed to have a detrimental effect on the community's welfare, potentially leading to public disorder and is not protected under the guidelines for permissible signage within the city. The city reserves the right to require the immediate removal of any sign deemed to be in violation of this provision. Failure to comply with a removal request can result in penalties, including fines and legal action, as outlined in the enforcement and penalties section of this ordinance.

(d) Permit Requirement:

A sign permit must be obtained from the city's Code Enforcement Office prior to the erection, alteration, or relocation of any sign, except for those signs specifically exempted by this ordinance.

The permit application shall include the sign design, dimensions, materials, method of illumination (if applicable), and location on the property.

Yard Sale or Election Signs do not require a permit, however they **MUST** be removed immediately after the event or the election.

(e) Prohibited Signs:

Signs that blink, flash, or are animated to attract attention are prohibited.

Billboards are prohibited within the city limits, except in areas designated by the City Council.

Signs placed on public property or within the public right-of-way, except as permitted by the city.

(f) Maintenance and Appearance:

All signs and their supporting structures must be maintained in good repair, structurally sound, and clean.

Any sign that is found to be in disrepair, poses a potential hazard, or is abandoned must be removed or repaired promptly by the property owner.

(g) Non-conforming Signs:

Signs that do not conform to the requirements of this ordinance but were legally installed prior to the enactment of this ordinance, are considered non-conforming signs. These signs may remain but cannot be replaced, altered, or expanded without bringing the sign into compliance with this ordinance.

(h) Enforcement and Penalties:

Violations of this section will result in a notice to the **occupant** or to the property owner to correct the violation within a specified timeframe outlined in SECTION SEVEN.

Failure to comply with the notice may result in fines, removal of the sign at the **occupant** or the owner's expense, or other penalties as outlined in SECTION TEN of this ordinance.

(i) Appeals:

Property owners or occupants may appeal decisions made by the Code Enforcement Office regarding signs to the City Council. Appeals must be filed in writing within ten (10) days of the decision.

This section aims to ensure that signs within the city are constructed, erected, and maintained in a manner that supports the city's goals for safety, community aesthetics, and economic development. By regulating signs, the city seeks to minimize potential hazards and visual clutter while allowing for effective business identification and communication.

SECTION SIX: Exceptions

(a) Motor Vehicles: Any person operating a licensed business for the repair or restoration of motor vehicles is exempt from the regulations in Section Two (a) provided they comply with all zoning and other applicable ordinances and regulations.

(b) Special Events: Special event permits may be issued allowing exemptions to this ordinance for specific periods.

SECTION SEVEN: Notice to Comply

(a) The Code Enforcement Officer will provide written notice to the owner or occupant of the property in violation, requiring them to remove the items or address the unsanitary conditions within ten (10) days.

(b) The owner or occupant can appeal the notice to the City Council within five (5) days of receiving the notice.

(c) If the owner or occupant fails to comply with the notice, the Code Enforcement Officer will address the situation according to the specific guidelines set forth by the city regulations and established health and safety standards. These guidelines ensure that the actions taken by the Code Enforcement Officer align with the relevant laws and regulations, as well as promote the well-being and safety of the community.

SECTION EIGHT: Abatement

(a) If the owner or occupant fails to comply with the notice, the city may remove or abate the nuisance. The cost of removal or abatement plus any legal or administrative fees will be charged to the owner or occupant.

(b) The city has the right to enter the property to remove or abate the nuisance under circumstances where the property owner or occupant fails to comply with the notice or in situations deemed necessary to ensure public health, safety, and welfare. Such entry may occur by the Code Enforcement Officer, Police Officer or designated official, by the city after a reasonable period has been given for the owner or occupant to address the issue, and when it is determined that immediate action is required to mitigate the nuisance and prevent further harm or hazards to the community.

SECTION NINE: Lien Procedure

(a) If the cost of removal or abatement is not paid within thirty (30) days, the city may file a lien against the property **or the property taxes**. The lien will include the cost of removal or abatement and any administrative/legal costs.

(b) The property owner has the right to appeal the lien by following the specific procedures established by the city and state regulations. These procedures typically outline the steps and requirements for initiating an appeal, including the submission of appropriate documentation, forms, or requests to the designated authorities responsible for handling such appeals. By following these established procedures, the property owner can exercise their right to challenge the imposed lien and present their case for review and consideration.

SECTION TEN: Penalties

(a) Violations of this ordinance are subject to a fine of **\$250** for the 1st offence, **\$500** for the 2nd offence, **\$750** for the 3rd offence and **\$1,000** for the 4th offence. Each day a violation persists is considered a separate offense, and a corresponding fine could be issued for each day.

(b) These penalties are in addition to any costs incurred by the city to abate the nuisance.

(c) For rental properties, the property owner, or occupant, is held responsible for all compliance matters in this ordinance for their rental property. In case of a violation, the notice and any subsequent penalty will be issued. This provision emphasizes the landlord's responsibility in maintaining the rental property as per the established standards and regulations and encourages their proactive role in preventing any possible violations.

(d) It is the landlord's duty to communicate and enforce compliance of this ordinance to their tenants, where applicable. ~~The landlord cannot delegate this responsibility to their tenants, and any violation by a tenant does not absolve the landlord of their obligations and potential penalties under this ordinance.~~

SECTION ELEVEN: Lien Procedure and Penalties Not Exclusive Remedies

The remedies provided in this ordinance are not exclusive and do not prevent the city from pursuing other legal remedies to enforce this ordinance.

SECTION TWELVE: Nuisance Declared

A violation of this ordinance is declared to be a public nuisance, which refers to any act or condition that interferes with the public's use and enjoyment of their property, poses a threat to public health, safety, or welfare, or substantially interferes with the peaceful and orderly functioning of the community. Examples of violations include, but are not limited to, the storage of inoperable motor vehicles, unsightly and unsanitary items, excessive noise, failure to maintain property, and disregard for health and safety regulations. In response to such violations, the city reserves the authority to take necessary actions to abate the nuisance, either directly or through judicial proceedings, to restore and maintain the public peace, health, and safety.

SECTION THIRTEEN: Ordinance to be Liberally Construed

This ordinance should be liberally construed to achieve its purposes and intents.

SECTION FOURTEEN: Severability

If any section, subsection, sentence, clause, phrase, or portion of this ordinance is for any reason held invalid or unconstitutional by any court of competent jurisdiction, such portion shall be deemed a separate, distinct, and independent provision, and such holding shall not affect the validity of the remaining portions hereof.

SECTION FIFTEEN: Conflict with Other Ordinances

All other ordinances or parts of ordinances in conflict herewith are hereby repealed.

SECTION SIXTEEN: Compliance with Laws

- (a) This ordinance complies with all state and federal laws and regulations.
- (b) Any other regulations set forth by the State or Federal government regarding these matters shall supersede this ordinance.

SECTION SEVENTEEN: Emergency Declaration

It is hereby declared that an emergency exists due to the ongoing and escalating concerns regarding public peace, health, and safety within the community. This emergency declaration is necessary to address and mitigate the immediate risks and threats posed by inoperable motor vehicles, unsightly and unsanitary items, overgrown weeds, excessive noise, and other hazardous conditions on private properties. By implementing this ordinance, the city aims to promptly restore order, protect public well-being, and ensure the safety of its residents. As a result, this ordinance shall take effect and be enforced immediately upon its passage and approval.

PASSED this 18th day of August 2025

Rick Creecy, Mayor

Penny Wilbanks, Recorder

RECOMMENDATION: It is recommended that Council authorize their designee to implement the ServLine Leak Protection Program by HomeServe.

BACKGROUND: ServLine by HomeServe is endorsed by the National Rural Water Association and is designed to help cover the excess cost of customers' high water and/or sewer bills due to a leak. This program will help Keiser, AR to achieve its goals by:

- Providing homeowners with affordable protection to cover the cost of a high water and/or sewer bill caused by a leak within their home or service line responsibility.
- Allowing the Utility to customize and set coverage options and details for customers.
- Helping the Utility to recoup financial losses or bad debts due to water loss, while avoiding the administration of payment plans.
- Providing standardized protection for high water bills, which can help to avoid unexpected expenses and assist with the auditing process because it provides a similar expectation year after year.
- Saving staff from stress, effort, and time involved in speaking with customers looking for help with high water bills.
- Providing exemplary service on a recorded phone line that ensures a positive customer experience and reflects positively on the Utility.

COVERAGE: The standard policy option of ServLine by HomeServe provides:

- Benefit Frequency: 1 claim/12 months, covering 2 consecutive billing cycles.
- Benefit Qualifier: To qualify for an adjustment, the leak must cause the customers' bill to be at least 2x the average.
- Standard Covered Benefits: Leaks on customers' lateral lines and in-home plumbing. Dripping/leaking faucets, running toilets/commodos, water heaters.
- Utility Sets Protection Limit: choose from \$500, \$1000, or \$2500 per claim.
- Utility can choose from coverage for water only, water and sewer separately, or water and sewer with a combined rate and coverage limit.
- Can cover Residential and Commercial or just Residential.

PRICING AND OPTIONS:

Limit of Protection (Per Claim) WATER ONLY	Residential Rate	Commercial Rate Single Occupancy	Commercial Rate Multiple Occupancy	Master Metered Habitational (Residential)
\$500	\$1.75	\$4.70	\$9.40	\$2.50 per unit
\$1,000	\$2.00	\$5.60	\$11.20	\$2.50 per unit
\$2,500	\$2.35	\$6.50	\$13.00	\$2.50 per unit

Limit of Protection (Per Claim) SEWER ONLY	Residential Rate	Commercial Rate Single Occupancy	Commercial Rate Multiple Occupancy	Master Metered Habitational (Residential)
\$500	\$1.75	\$4.70	\$9.40	\$2.50 per unit
\$1,000	\$2.00	\$5.60	\$11.20	\$2.50 per unit
\$2,500	\$2.35	\$6.50	\$13.00	\$2.50 per unit

****All prices shown are discounted by 10% if coverage is mandatory**

IMPLEMENTATION: Utility selects coverage details, limits, and effective date. A “training” call is held with Utility staff.

ServLine provides notice via bill inserts at least 30-60 days prior to program launch. Unless mandatory, customers can cancel coverage prior to start or at any time after. Customers who cancel within the first 12 months and haven’t filed a claim can request a refund of any premiums paid.

ServLine staff helps to setup program billing as line item (or incorporate into base rate if mandatory) on customers’ water/sewer bill. Monthly reporting is done to ensure correct customer coverage.

ServLine handles claims calls, claims process, customer service, and payments. Customer shows proof of repair, and ServLine reimburses the Utility up to the covered amount for anything over the customer’s monthly average bill, usually within 10-20 days. The Utility credits the customer’s bill back to the monthly average without financial loss.

FINANCIAL IMPACT: No cost to the Utility to participate. ServLine covers any additional expenses, like postage. The Utility can add additional administrative fees to rates to include supplemental revenue.

The Utility is no longer at risk of lost revenue or bad debt if a customer experiences a leak.

OPTIONAL SERVICE LINE PROTECTION PLANS: The Service Line Protection Plans by HomeServe are designed to residents avoid the out-of-pocket expense for unanticipated and potentially costly service line repairs and replacements. Some of the goals of this program are:

- Providing homeowners affordable protection against significant and unexpected costs to remedy leaking/broken/ clogged water lines, sewer lines, and in-home plumbing lines.
- Ensuring the delivery of timely, high-quality repair services in adherence to all applicable codes.
- Providing exemplary service that reflects positively on the utility.
- The program stimulates the local economy by using fully vetted local contractors to complete the repairs.

COVERAGE: HomeServe offers three separate, voluntary programs. There is never a service fee/deductible. Both external plans have no annual or lifetime claim limit.

Residents can cancel the warranties at any time. *HomeServe bills the customer directly – fees are not added to utility bills.*

Exterior Water Service Line: Includes service to locate, excavate and repair/replace a leaking exterior water service line. Covered repairs include, but are not limited to leaks, breaks, corrosion, blockages, root intrusion, and other types of damage (such as from freezing) that impair or limit the intended function of the system. Includes thawing of frozen water lines. Includes restoration of ground surface features after excavation for service line repair, including filling, raking, reseeding, reinstallation of existing soft landscaping and shrubbery, and patching of paved surfaces.

Exterior Sewer/Septic Service Line: Includes services to locate, excavate and repair/replace a leaking exterior sewer service line. Covered repairs include, but are not limited to leaks, breaks, corrosion, blockages (due to fats, oils and grease), root intrusion, and other types of damage (such as from freezing) that impair or limit the intended function of the system. Includes restoration of ground surface features after excavation for service line repair, including filling, raking, reseeding, reinstallation of existing soft landscaping and shrubbery, and patching of paved surfaces.

Internal Plumbing and Drainage: Coverage includes the emergency breakdown costs of repairing or replacing interior water, sewer, and drainage pipe materials, valves and other plumbing-related material, including unblocking, repair and replacement. Repair of clogged toilets. Limit of 2 service calls per 12 months.

Product	Monthly	Annual Coverage Limit	Annual Service Calls/Per Call Coverage
External Water Line	\$5.39	Unlimited	Unlimited Calls \$10,000 Per Call
External Sewer Line	\$8.99	Unlimited	Unlimited Calls \$10,000 Per Call
In-Home Plumbing	\$9.89	2 Service Calls	2 Service Calls \$3,000 Per Call

IMPLEMENTATION: From time to time, HomeServe will conduct informational campaigns consisting of bill inserts with details about plan offerings/availability.

Residents can choose to enroll via mail, phone, or web at any time.

HomeServe will bill customers directly.

Customers can cancel at any time. No minimum enrollments required.

FINANCIAL IMPACT: No cost to the utility to participate.

HomeServe bills residents directly. Not added to utility bill.

CITY OF KEISER

KEISER, ARKANSAS 72351

Phone: (870) 526-2300

Fax: (870) 526-2589



CITY OF KEISER RESOLUTION NO. 2025-08

A RESOLUTION DESIGNATING AND AUTHORIZING THE MAYOR TO EXECUTE CERTAIN DOCUMENTS IN CONNECTION WITH FUNDING ADMINISTERED BY THE ARKANSAS NATURAL RESOURCES COMMISSION

WHEREAS, the City of Keiser Arkansas owns and operates a Water system (the "System") in order to provide water service to meet the needs of the City and its inhabitants; and

WHEREAS, the City Council has determined that it is in the best interest of the City and its inhabitants to apply for assistance from the Arkansas Natural Resources Commission (the "ANRC"), in order to make certain improvements to the System;

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

Section 1. That the Mayor of the City, as a Signatory Agent or the successor of said Agent, is hereby authorized and directed to make application for assistance administered by the ANRC and to execute, when approved by the City Council, a bond purchase agreement and instruments issued or made pursuant thereto on behalf of the City from time to time.

Section 2. That the Manager of the System, as a Signatory Agent or the successor of said Agent, is hereby authorized to execute, for and on behalf of the City, all other documents and certificates required.

PASSED and APPROVED by the City Council of the City of Keiser on this 18th day of August 2025.

Rick Creecy, Mayor

Penny Wilbanks, Recorder