

# ENGINEERING SERVICES INC.

1207 S. Old Missouri Rd. • P.O. Box 282 • Springdale, Arkansas 72765-0282

Ph: 479-751-8733 • Fax: 479-751-8746

August 15, 2019

Mr. Lawrence Blood, District Manager  
Holiday Island Suburban Improvement District No. 1  
110 Woodsdale Drive  
Holiday Island, Arkansas 72631

RE: Recommendation to Accept Change Order No. 1  
Road Resurfacing  
Holiday Island Suburban Improvement District No. 1  
Holiday Island, Arkansas  
WO# 19924

Dear Mr. Blood:

The purpose of this letter is to provide a recommendation regarding the requested Change Order No. 1 as submitted by Heavy Constructors of Arkansas and dated August 13, 2019.

The Change Order request consists of replacement of the Double Pass Chip and Seal Surface Treatment intended to be installed on Oak Point Drive, Thunderbird Lane, and Pleasant Ridge Drive with a 1" Asphalt Concrete Hot Mix Surface Course Overlay at no additional cost to the District. Additionally, the Change Order requests the addition of a Pay Item for an Asphalt Leveling Course, where needed, on these same three roads.

It is our opinion that the requested changes will provide the District with a superior surface rehabilitation on Oak Point Drive, Thunderbird Lane, and Pleasant Ridge Road when compared to a Double Pass Chip and Seal Surface Treatment. Asphalt resurfacing is a more durable technique for rehabilitation when compared to a Chip and Seal Surface Treatment. Additionally, the resulting wear surface will provide a smoother ride when compared to Chip and Seal. The additional cost requested of \$9,500.00 is modest compared to the improved durability, and smoothness that will be achieved by the requested change.

Engineering Services, Inc. recommends acceptance of the requested Change Order. We have enclosed three (3) copies of Change Order No. 1 consisting of the requested changes proposed by Heavy Constructors of Arkansas. Should you concur, please sign each copy, retain one (1) copy for your records, and return two (2) copies to this office.



Brian J. Moore, P.E.  
President

Tim J. Mays, P.E.  
Vice President

Jason Appel, P.E.  
Secretary / Treasurer

Jerry W. Martin  
Chairman of the Board

Consulting Engineers and Surveyors

[www.engineeringservices.com](http://www.engineeringservices.com)

Recommendation to Accept Change Order No. 1  
Road Resurfacing  
August 15, 2019  
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Please do not hesitate to contact our office if you have any questions or require additional information.

Sincerely,



Jeffrey K. Dehnhardt, P.E.  
Project Engineer

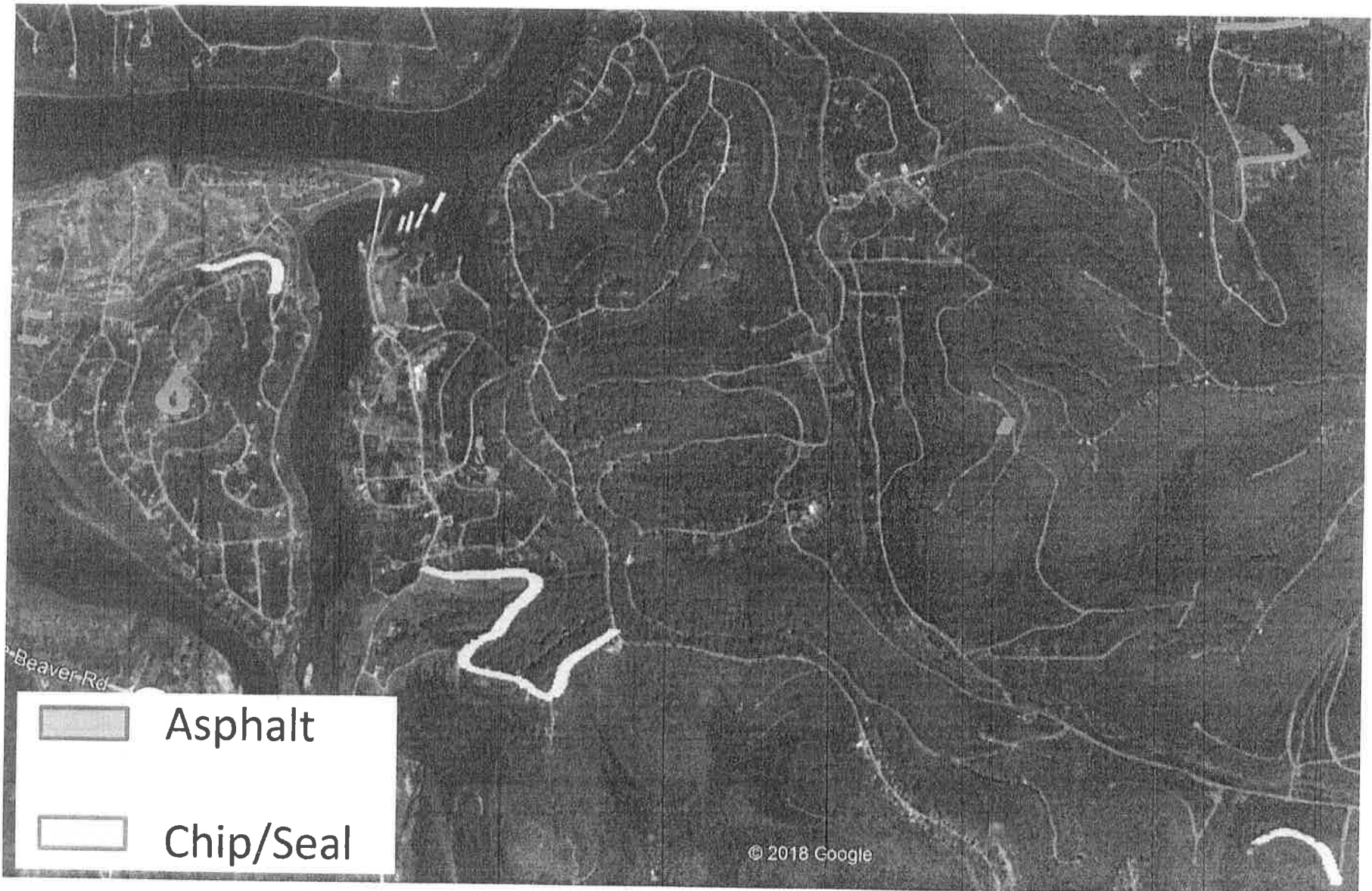
Enclosure (Change Order No. 1)

Cc: Mr. Kenny DeHart, Roads Superintendent, HISID No. 1

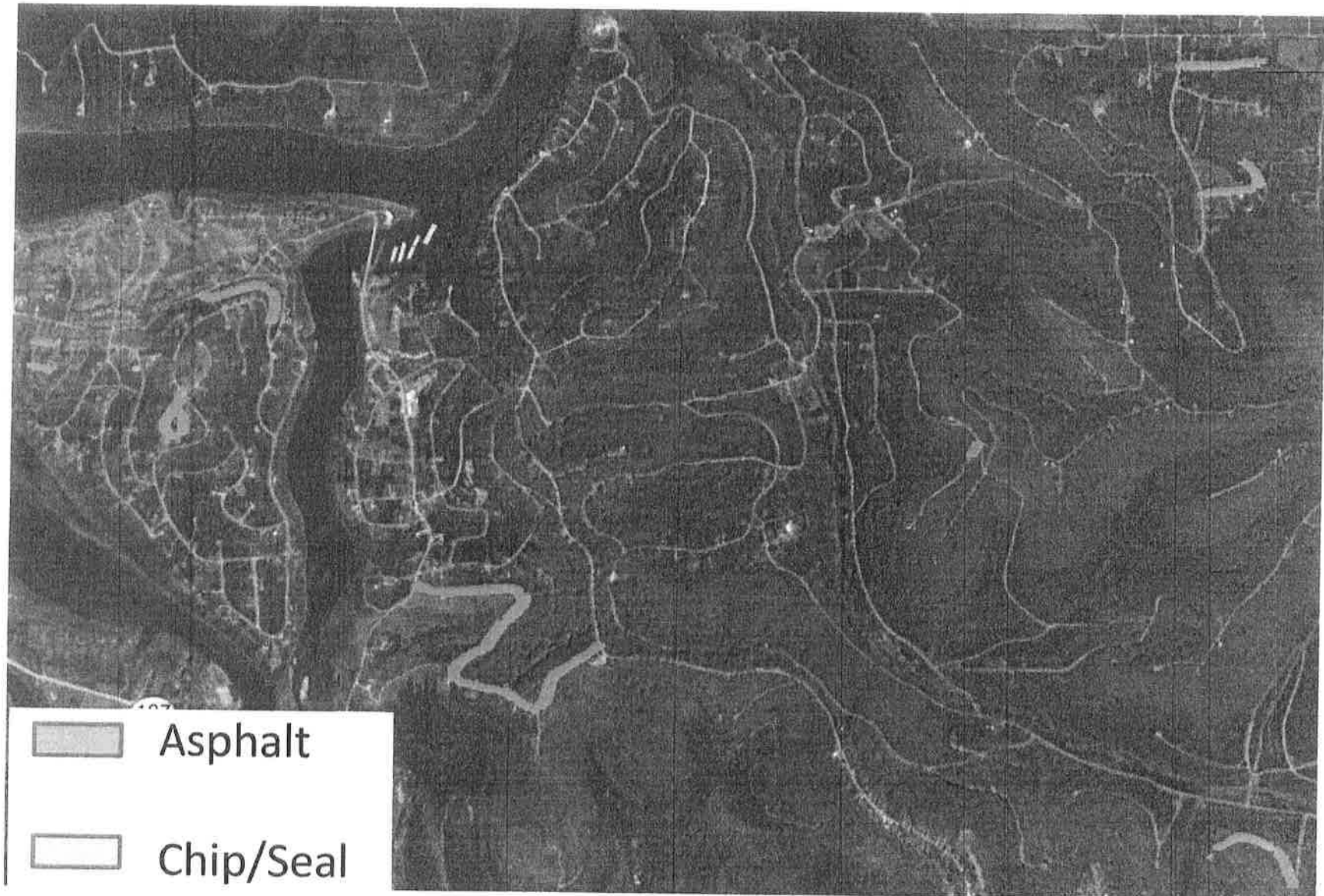
Description	Bid Quantity	Unit	Heavy Constructors of Arkansas, LLC		Hutchens Construction Company, LLC	
			Unit Price	Total	Unit Price	Total
2" Asphalt Concrete Hot Mix Overlay - Coral Lane	1	L.S.	\$ 4,554.00	\$ 4,554.00	\$ 6,105.00	\$ 6,105.00
2" Asphalt Concrete Hot Mix Overlay - Sunset Lane	1	L.S.	\$ 20,196.00	\$ 20,196.00	\$ 28,390.00	\$ 28,390.00
2" Asphalt Concrete Hot Mix Overlay - Sunvlew Lane	1	L.S.	\$ 21,780.00	\$ 21,780.00	\$ 29,065.00	\$ 29,065.00
2" Asphalt Concrete Hot Mix Overlay - Latigo Lane	1	L.S.	\$ 4,400.00	\$ 4,400.00	\$ 9,685.00	\$ 9,685.00
2" Asphalt Concrete Hot Mix Overlay - Silver Spur Lane	1	L.S.	\$ 4,400.00	\$ 4,400.00	\$ 10,700.00	\$ 10,700.00
2" Asphalt Concrete Hot Mix Overlay - Rocky Top Circle	1	L.S.	\$ 25,520.00	\$ 25,520.00	\$ 28,570.00	\$ 28,570.00
Double Pass Chip and Seal Surface Treatment - Oak Point Drive	1	L.S.	\$ 14,076.00	\$ 14,076.00	\$ 12,855.00	\$ 12,855.00
Double Pass Chip and Seal Surface Treatment - Thunderbird Lane	1	L.S.	\$ 13,260.00	\$ 13,260.00	\$ 30,570.00	\$ 30,570.00
Double Pass Chip and Seal Surface Treatment - Pleasant Ridge Drive	1	L.S.	\$ 37,740.00	\$ 37,740.00	\$ 44,530.00	\$ 44,530.00
Pavement Striping	1	L.S.	\$ 20,400.00	\$ 20,400.00	\$ 11,325.00	\$ 11,325.00
One-Year Maintenance Bond	1	L.S.	\$ 8,000.00	\$ 8,000.00	\$ 1,700.00	\$ 1,700.00
				\$ 174,326.00		\$ 213,495.00

	Budget	Bid #1 (lowest)	Bid #2 (second lowest)
2019 Road Resurfacing	\$240,000	\$174,326	\$213,495
Change Order #1 Asphalt Oak Point Dr., Thunderbird In., and Pleasant Ridge		\$9,500	
Change Order #2 – Asphalt District Office Parking lot	\$10,000	18,300	
<b>Total</b>	<b>\$250,000</b>	<b>\$202,126</b>	<b>\$213,495</b>

# Approved 2019 Road Resurfacing Project



# Change Order #1 - 2019 Road Resurfacing Project



# Change Order #2 - 2019 Road Resurfacing Project



Holiday Island Suburban Improvement District  
 2019-2023 Capital Improvements Program

Revenue Fund Projects

<u>Department</u>	<u>Project</u>	<u>2020</u>	<u>2021</u>	<u>2022</u>	<u>2023</u>	<u>2024</u>	<u>Comments</u>
Administration	Copier			8,500			
	Replace Office Carpet	20,000					
	Replace HVAC 2 units		20,000				Conference/DM office
	<b>Administration Total</b>	<b>20,000</b>	<b>20,000</b>	<b>8,500</b>	<b>0</b>	<b>0</b>	
Water	9-Hole Booster Tank Rehab/Paint	10,993	10,993	10,933	10,933	10,933	
	Fire Station #1 / Summit / Rocky Top Tank Rehab & Maintenance	75,000	75,000	75,000	75,000	75,000	
	PRV Replacement	25,000	25,000	25,000	25,000	25,000	
	Water Source Alternative Study	35,000					
	<b>Water Total</b>	<b>145,993</b>	<b>110,993</b>	<b>110,933</b>	<b>110,933</b>	<b>110,933</b>	
Wastewater	Lift Station Rehabilitation	46,000	46,000	46,000	46,000		27 total-repair 9 already
	Clarifier Seal & Paint		25,000				
	<b>Wastewater Total</b>	<b>46,000</b>	<b>71,000</b>	<b>46,000</b>	<b>46,000</b>		
Roads & Public Facilities	Contracted Road Improvements <i>40,000 Funded from County Road Money</i>	240,000	240,000	240,000	240,000	240,000	
	Road Striping	15,000	15,000	15,000	15,000	15,000	
	Sand and Salt Storage Area	62,000					
XXX	Dolce Fishing Pier Pavement	15,000					
	<b>Roads &amp; PF Total</b>	<b>332,000</b>	<b>255,000</b>	<b>255,000</b>	<b>255,000</b>	<b>255,000</b>	
Fire	Speed Monitor Trailer	10,000					
	Siding - Station # 3	22,000					
	Siding - Station # 1		18,000				
	Gas Heaters-Station #2 and #3			10,000			
	<b>Fire Total</b>	<b>32,000</b>	<b>18,000</b>	<b>10,000</b>	<b>0</b>	<b>0</b>	
Pro Shop	Lounge Flooring	5,000					
	Replace Doors (Fire and Handicap)		10,000				
	Remodel Kitchen			15,000			
	Garden & Landscape				5,000		
	<b>Pro Shop Total</b>	<b>5,000</b>	<b>10,000</b>	<b>15,000</b>	<b>5,000</b>	<b>0</b>	

Department	Project	2020	2021	2022	2023	2024	Comments
Ball Room	Remodel Downstairs	35,000					
	AC / Downstairs			12,000			
	Replace Doors (Fire and Handicap)		10,000				
	Remodel Kitchen			10,000			
	Ballroom Flooring	10,000					
	Garden & Landscape				10,000		
	<b>Ballroom Total</b>	<b>45,000</b>	<b>10,000</b>	<b>22,000</b>	<b>10,000</b>		
Recreation	AC / Barn	10,000					
	AC / Both Shower Rooms	20,000					
	Winter Pool Covers	15,000					
	Permanent Shade Structure	7,000					
	Large Pool Surface Repair	10,000					mini-splits \$30,000
	Small Pool-Decking Surface			25,000			
	Handicap Pool Lift		6,000				
	Repurpose Old Tennis Court		20,000				
	<b>Recreation Total</b>	<b>62,000</b>	<b>26,000</b>	<b>25,000</b>	<b>0</b>	<b>0</b>	
Golf Maintenance	12 Pond Wall Colapse		30,000				
	AC / Fort Apache Restrooms (3ea.)	15,000			12,500		
	<b>Golf Maintenance Total</b>	<b>15,000</b>	<b>30,000</b>	<b>0</b>	<b>12,500</b>	<b>0</b>	
Marina	Dock Access / Main and Dock 1	4,000					
	Store / Kitchen Replacement		400,000				
	Dock 1 Replacement with Fuel Dock		378,000				
	Dock 2 Replacement	340,000					
	Main Walkway Replacement	60,000					
	60' Walkway			20,000			
	48' Walkway			17,000			
	12' Walkway			4,000			
	<b>Marina Total</b>	<b>404,000</b>	<b>778,000</b>	<b>41,000</b>	<b>0</b>	<b>0</b>	
Campground	Site Improvements	10,000	5,000				
<b>Revenue Fund Grand Totals</b>		<b>1,116,993</b>	<b>1,333,993</b>	<b>533,433</b>	<b>439,433</b>	<b>365,933</b>	



Holiday Island Suburban Improvement District  
 2020-2024 Capital Improvement Program  
 Comprehensive Detail Schedule

**Equipment Reserve Fund Projects**

Department	Project	2020	2021	2022	2023	2024	Comments
Admin	Truck - 1/2 Ton	22,000					Replace Red Ford Expedition
Water	N Truck - 1.5 Ton Dump (50% split w/ww)	30,000					
	R Truck - 1/2 ton			30,000			Replace Unit 12
Wastewater	N Truck - 1.5 Ton Dump (50% split w/ww)	30,000					
	<b>Water/Wastewater Total</b>	<b>60,000</b>		<b>30,000</b>			
Roads & PF	R 8 ft. Buyers SS Chat Spreader	8,500					
	N Ventrac Slope 50% split Golf Maint.	15,000					Total \$29,450
	<b>Roads &amp; PF Total</b>	<b>23,500</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	
Fire	R Command / Rescue Vehicle	100,000					Replace 2012 Dodge - Command
	R Tanker # 2		70,000				Replace 1972 Chevy-Tanker# 2
	R Squad # 2			125,000			Replace 2011 Ford-Squad# 2
	R Brush Truck				70,000		Replace Brush 2
<b>Fire Total</b>		<b>100,000</b>	<b>70,000</b>	<b>125,000</b>	<b>70,000</b>	<b>0</b>	
Golf Maintenance	Ventrac Slope 50% split Roads	15,000					
	Leased Payments	36,003	36,003	36,003	36,003	12,002	Total \$29,450
	<b>Golf Maintenance Total</b>	<b>51,003</b>	<b>36,003</b>	<b>36,003</b>	<b>36,003</b>	<b>12,002</b>	
		<b>256,503</b>	<b>106,003</b>	<b>191,003</b>	<b>106,003</b>	<b>12,002</b>	

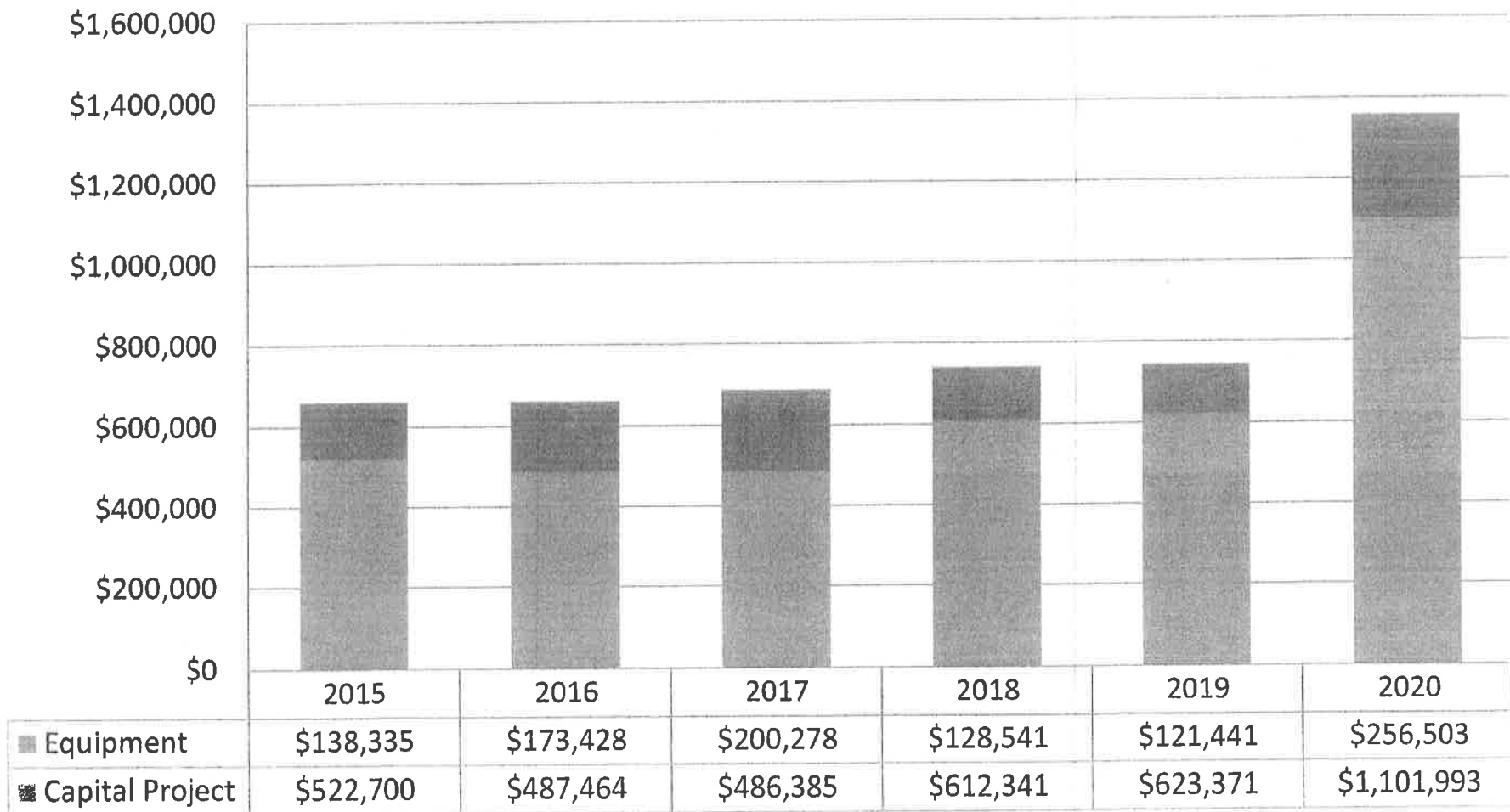
# 2020 Draft Budget

## Capital Improvements and Equipment

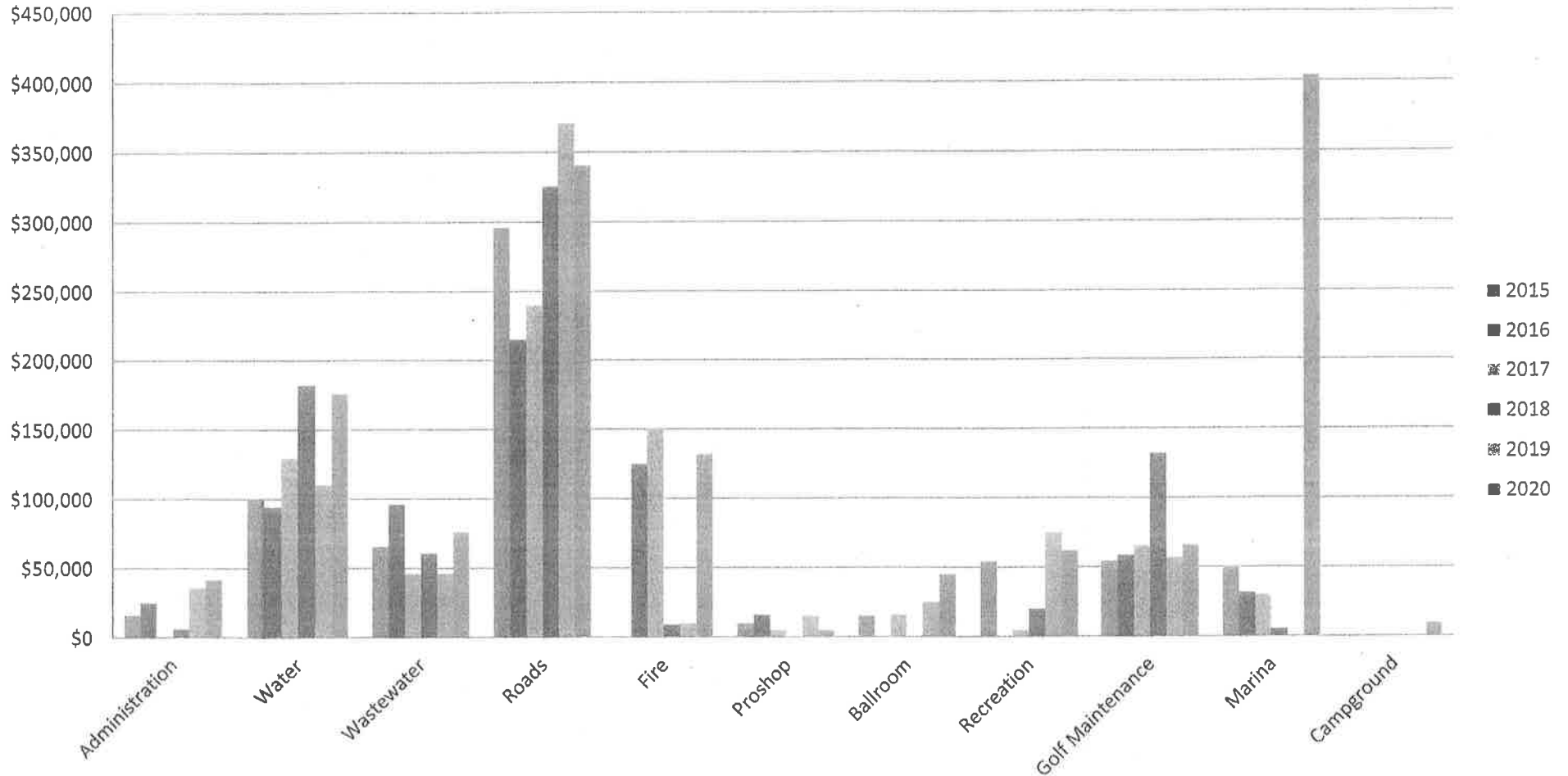
# Capital Improvement and Equipment Budget History

	2015	2016	2017	2018	2019	2020
Capital Project	\$522,700	\$487,464	\$486,385	\$612,341	\$623,371	\$1,101,993
Equipment	\$138,335	\$173,428	\$200,278	\$128,541	\$121,441	\$256,503
<b>Total</b>	<b>\$661,035</b>	<b>\$660,892</b>	<b>\$686,663</b>	<b>\$740,882</b>	<b>\$744,812</b>	<b>\$1,358,496</b>
	2015	2016	2017	2018	2019	2020
Administration	\$16,000	\$25,000	\$0	\$6,250	\$35,750	\$42,000
Water	\$100,250	\$93,923	\$129,577	\$182,077	\$110,114	\$175,993
Wastewater	\$65,550	\$96,000	\$46,000	\$60,500	\$46,000	\$76,000
Roads	\$295,900	\$215,000	\$240,000	\$325,500	\$371,207	\$340,500
Fire	\$0	\$125,000	\$150,000	\$9,000	\$10,000	\$132,000
Proshop	\$10,000	\$16,000	\$5,000	\$0	\$15,000	\$5,000
Ballroom	\$15,000	\$0	\$16,000	\$0	\$25,000	\$45,000
Recreation	\$54,000	\$0	\$5,000	\$20,000	\$75,000	\$62,000
Golf Maintenance	\$54,335	\$58,428	\$65,278	\$132,041	\$56,741	\$66,003
Marina	\$50,000	\$31,541	\$29,808	\$5,514	\$0	\$404,000
Campground						\$10,000
	<b>\$661,035</b>	<b>\$660,892</b>	<b>\$686,663</b>	<b>\$740,882</b>	<b>\$744,812</b>	<b>\$1,358,496</b>

# Combined Budget Capital and Equipment



# Capital and Equipment By Department 2015-2020





## **HOLIDAY ISLAND SYNOPSIS REPORT**

**July 2019**

**CFS Calls: 191**

**Traffic Stops: 11**

**Citations: 2**

**Warnings: 9**

**Alarm Calls: 7**

**Agency Assist: 2**

**Animal Calls: 5**

**Breaking or Entering: 2**

**Civil Calls: 15**

**Civil Process: 6**

**Criminal Mischief: 0**

**Domestic Calls: 9**

**DWI: 0**

**Extra Patrols: 44**

**Follow Up: 48**

**Fraud: 0**

**Harassment: 3**

**Illegal Dumping: 0**

**Lost/ Found Property: 0**

**Loud Music: 1**

**Motorist Assist: 1**

**Missing Person: 0**

**Pursuits: 0**

**Reckless Driver: 3**

**Residential Burglary: 1**

**Stolen /Recovered Vehicle(s): 0**

**Suspicious Vehicles/Persons: 6**

**Theft of Property: 3**

**Traffic Hazard: 3**

**Trespassing: 2**

**Triathlon Detail: 1**

**Unattended Death: 1**

**Unattended Vehicle: 1**

**Vehicle Accidents: 3**

**Violation Protection Order: 0**

**Welfare Check: 5**

**911 Hang Up/Open Line: 10**

**Felony Arrest(s): 2**

**Misdemeanor Arrest(s): 3**

**Thank You,**

**Pl. Aaron Ingle C-8**