



# City of Jonesboro

Municipal Center  
300 S. Church Street  
Jonesboro, AR 72401

## Meeting Agenda Public Works Council Committee

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Tuesday, February 7, 2017

5:00 PM

Municipal Center

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### 1. Call To Order

### 2. Roll Call by City Clerk Donna Jackson

### 3. Approval of minutes

#### MIN-17:003

Minutes for the Public Works Committee Meeting on January 3, 2017

Attachments: [Minutes](#)

#### MIN-17:013

Minutes for the Public Works Committee Special Called Meeting on January 31, 2017

Attachments: [Minutes](#)

### 4. New Business

#### *Resolutions To Be Introduced*

#### RES-17:005

A RESOLUTION TO THE CITY OF JONESBORO, ARKANSAS TO AUTHORIZE CITY PERSONNEL TO ENFORCE CERTAIN SECTIONS OF THE 2012 ARKANSAS FIRE PREVENTION CODE

Sponsors: Engineering

Attachments: [International Commercial Building Code](#)  
[International Residential Building Code](#)

### 5. Pending Items

### 6. Other Business

### 7. Public Comments

### 8. Adjournment



# City of Jonesboro

300 S. Church Street  
Jonesboro, AR 72401

## Legislation Details (With Text)

<b>File #:</b>	MIN-17:003	<b>Version:</b>	1	<b>Name:</b>	Minutes for the Public Works Committee Meeting on January 3, 2017
<b>Type:</b>	Minutes	<b>Status:</b>		<b>Status:</b>	To Be Introduced
<b>File created:</b>	1/4/2017	<b>In control:</b>		<b>In control:</b>	Public Works Council Committee
<b>On agenda:</b>		<b>Final action:</b>		<b>Final action:</b>	
<b>Title:</b>	Minutes for the Public Works Committee Meeting on January 3, 2017				
<b>Sponsors:</b>					
<b>Indexes:</b>					
<b>Code sections:</b>					
<b>Attachments:</b>	<a href="#">Minutes</a>				

Date	Ver.	Action By	Action	Result
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Minutes for the Public Works Committee Meeting on January 3, 2017



# City of Jonesboro

Municipal Center  
300 S. Church Street  
Jonesboro, AR 72401

## Meeting Minutes Public Works Council Committee

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Tuesday, January 3, 2017

5:00 PM

Municipal Center

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### 1. Call To Order

### 2. Roll Call by City Clerk Donna Jackson

*Mayor Harold Perrin was in attendance.*

**Present** 7 - Gene Vance; Chris Moore; John Street; Mitch Johnson; Darrel Dover; Charles Coleman and Ann Williams

### 3. Approval of minutes

[MIN-16:145](#)

Minutes for the Public Works Committee meeting on December 6, 2016

**Attachments:** [Minutes](#)

A motion was made by Councilwoman Ann Williams, seconded by Councilman Gene Vance, that this matter be Passed . The motion PASSED with the following vote.

**Aye:** 6 - Gene Vance; Chris Moore; Mitch Johnson; Darrel Dover; Charles Coleman and Ann Williams

### 4. New Business

*Councilman Dover motioned, seconded by Councilman Moore, to elect Councilman John Street as chair of the committee for 2017. All voted aye.*

#### *Ordinances To Be Introduced*

[ORD-16:082](#)

AN ORDINANCE AMENDING THE JONESBORO CODE OF ORDINANCES, SECTION 117-33, AMENDING THE PROCEDURES FOR AMENDING TEXTUAL PROVISION OF THE CHAPTER, AND THE OTHER BEING A CHANGE OF BOUNDARY IN A ZONING DISTRICT, WITHIN THE CITY LIMITS OF JONESBORO, ARKANSAS

**Attachments:** [Sec 117 \(rezoning changes\)](#)  
[Zoning Changes](#)

*Chairman Street stated that City Planner Derrel Smith has presented a streamlined version of any changes to our district plan. He said that we have talked about this before. We are going to officially consider it for recommendation to the council.*

Mayor Perrin asked if the City Planner Derrel Smith needed to go over the changes. Chairman Street said that would be great.

City Planner Derrel Smith came to the podium to speak. The attachment is all red lined and I gave each one of you a copy of a breakdown of bulleted points of each change. On 2A, we changed the submittal time. Originally, it was set for the 17th of the month when we had one meeting a month. We have changed that. The submittal schedule is online or they can find out from the Planning Office and get the submittal times. 2(ii) has changed the notification time from 10 days to 15 days. 2(iii) is a required notification of the school district by sending notice to the Superintendent of the school district. 2(iv) is required signs to be placed on the property for 15 days instead of 10 days in order to give more notification.

Mr. Smith stated that 2e on our Approval Criteria, he added a second sentence to the original that stated that if any project doesn't meet all of the criteria in the section, the Planning Commission or the City Council can require the owner to provide additional information to be determined if the rezoning should move forward. Additional information may include, but not be limited to: traffic studies; drainage considerations; crime reports; noise and light studies; wetlands and historical considerations. 2e3 added adjacent neighbors that have direct impact on the property be considered to give more considerations to a direct neighbor than a neighbor down the street. he removed the 2e6 consideration all together. That was for how long the property has remained vacant. 2e7, he added the school districts into the notification process.

Councilman Vance had a question on 2(iii) where you require notification of the school district. He wanted to know if the superintendent must be notified by certified mail. Mr. Smith stated it should say certified return receipt. Councilman Vance wanted to make sure that was in there.

Chairman Street stated he was concerned about the property owners within a subdivision that are going through the rezoning process. Mr. Smith stated that is the reason for the Public Hearing to hear from any adjacent land owners or anyone in the neighborhood. Even though it doesn't say that specifically, you have that covered under a Public Hearing. Chairman Street stated that his concern was rezoning and the impact of people in that immediate area. He stated that concern should be legal to consider.

City Attorney Carol Duncan stated that she thinks it covers that you can consider other factors. These are just seven that are specific. If you want a paragraph that says that, it can be done. However, I don't want you to limit yourself to having to make a decision based upon their concerns. Factors to be considered are neighbors within what distance. How do you limit that? Chairman Street stated it is really hard to define a neighborhood specifically, but something reasonable should be included. Councilman Vance said you need to be able to give weight to those who are in the immediate vicinity, but yet give lesser weight to someone across town that is coming with similar arguments. Ms. Duncan said we can come up with some language. She said we can discuss it and see if we can propose something. Mr. Smith said that is the reason he put in adjacent neighbors that have a direct impact be given more consideration than someone across town. Ms. Duncan said he added that as one of the factors. Mr. Smith said he added that as one of the criteria. Ms. Duncan stated she thought that was good enough. Mr. Smith and Ms. Duncan said they thought the city is covered.

Councilman Moore asked about wording of direct impact and would it cover someone living in, for instance, Sage Meadows and the front versus the back which might be a mile away. Ms. Duncan said it could, but it depends upon what you are talking about.

*If it is going to affect the POA as a whole, I think there could be an argument made that this is considered adjacent enough to have a direct impact. She said she thinks it depends upon the complaint. If the complaint is traffic and you only have one way in and out, then it affects everyone in that neighborhood. If the complaint is flooding, it may only impact people who live in the area that are potentially going to have more water problems. The leeway may be dependent upon what the complaint is. Councilman Moore said he was thinking about the rezoning for condos out there. Although you may not be the next door neighbor, by the nature of that being in your POA, in his opinion, you are still impacted by it. Ms. Duncan said she thinks it gives you more flexibility. You don't put a 300 ft. limit on it. Depending upon the complaint, distance is more relative in certain complaints than it is in others.*

*Councilman Vance said he would like to make an exception with the one change that he has asked Mr. Smith to look at on the certified mail for the superintendent. He said he went back and looked at it and it does not say certified mail. Mr. Smith said that he would clear that up.*

**A motion was made by Councilman Gene Vance, seconded by Councilman Charles Coleman, that this matter be Recommended to Council . The motion PASSED with the following vote.**

**Aye:** 6 - Gene Vance;Chris Moore;Mitch Johnson;Darrel Dover;Charles Coleman and Ann Williams

#### **5. Pending Items**

*Councilman Dover asked about the roundabout. Chairman Street asked if the City Engineer Craig Light could give an update on the Roundabout. Councilman Dover asked when the roundabout is expected to be open. Chairman Street said it is open. Councilman Dover asked when the roundabout would be fully functional. City Engineer Craig Light stated they are planning to work over the winter months in order to get as far along as they can and getting it completed. He said there is not a completion date. Right now, he doesn't believe they are getting charge time because we are in the winter. The AHTD doesn't do charge time during the winter months. They are supposed to try to get it finished up before the Spring starts and they start getting charged again. Councilman Vance asked if they were going to get it open to the point of where they can get rid of the stop signs and it actually operate the way that it should or is that going to be springtime. Mr. Light said he has not heard that they are planning on changing anything with the stop signs until its complete.*

#### **6. Other Business**

#### **7. Public Comments**

#### **8. Adjournment**

**A motion was made by Councilman Mitch Johnson, seconded by Councilwoman Ann Williams, that this meeting be Adjourned . The motion PASSED with the following vote.**

**Aye:** 6 - Gene Vance;Chris Moore;Mitch Johnson;Darrel Dover;Charles Coleman and Ann Williams



# City of Jonesboro

300 S. Church Street  
Jonesboro, AR 72401

## Legislation Details (With Text)

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**File #:** MIN-17:013    **Version:** 1    **Name:** Minutes for the Public Works Committee Special Called Meeting on January 31, 2017

**Type:** Minutes    **Status:** To Be Introduced

**File created:** 2/1/2017    **In control:** Public Works Council Committee

**On agenda:**    **Final action:**

**Title:** Minutes for the Public Works Committee Special Called Meeting on January 31, 2017

**Sponsors:**

**Indexes:**

**Code sections:**

**Attachments:** [Minutes](#)

Date	Ver.	Action By	Action	Result
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Minutes for the Public Works Committee Special Called Meeting on January 31, 2017



# City of Jonesboro

Municipal Center  
300 S. Church Street  
Jonesboro, AR 72401

## Meeting Minutes Public Works Council Committee

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Tuesday, January 31, 2017

3:45 PM

Municipal Center

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### Special Called Meeting

#### 1. Call To Order

#### 2. Roll Call by City Clerk Donna Jackson

*Mayor Harold Perrin was in attendance.*

**Present** 4 - John Street; Darrel Dover; Charles Coleman and Ann Williams

**Absent** 3 - Gene Vance; Chris Moore and Mitch Johnson

#### 3. New Business

#### *Ordinances To Be Introduced*

##### [ORD-17:003](#)

AN ORDINANCE TO WAIVE COMPETITIVE BIDDING AND AUTHORIZE PURCHASE OF REPAIRS ON THE CAT 966 LOADER.

**Attachments:** [image0001.pdf](#)

*Chairman John Street stated that if you look at the ordinance you would see the extent of what they are talking about doing. He said the cost to make repairs on the CAT 966 Loader would be \$147,995 to totally refurbished our piece of equipment as opposed to over \$300,000 to replace it. He said they strip it down to the frame, go through everything and they have a 12-month warranty to go with it. Chairman Street asked when it would be back and they couldn't give him an answer to that. Mr. Steve Tippitt, Street Superintendent, stated that it would take 60 days.*

*Chairman Street said the reason they want to waive bidding is because it is a specific piece of equipment that is only offered by CAT. He said it is a priority to get this equipment back into service.*

*Street Superintendent Steve Tippitt said they use it on the yard for our stockpile and for loading our trucks. If we bring in a huge box from a job, we use it for heavy lifting. He said a new machine would cost \$305,000. If we worked the pit everyday with that machine, I could see purchasing a new one. However, we can refurbish this one and it will be 90-95 percent of a new machine when we get it back.*

*Councilman Joe Hafner asked if oil sample analyses are done on our bigger pieces of equipment. Mr. Tippitt stated that on our newer pieces of equipment that they would. He said this piece, when they get it back would already be done. Councilman Hafner stated this may be something that we look into because you can catch problems early if you do the program early and follow it correctly instead of it*

*becoming a bigger problem later. It would definitely pay for itself. Mr. Tippitt stated that on the newer machines they do setoff for it. Councilman Hafner asked if they had a computerized PM program. Mr. Tippitt said he was not sure and would have to look into it.*

*Mayor Perrin said we have a maintenance program that is computerized, but he doesn't know what pieces go on there. He said on all the vehicles, it tells you when to do the maintenance. He said the oil sampling could easily be added on that deal. Councilman Hafner stated that it would be something to check into.*

*Councilman Coleman asked if they could extend the insurance on the CAT Loader. Mr. Tippitt said that if we have any problems within that 12-month period, it will show up in that time. He feels comfortable with that and the warranty they have.*

**A motion was made by Councilman Charles Coleman, seconded by Councilwoman Ann Williams, that this matter be Recommended to Council . The motion PASSED with the following vote.**

**Aye:** 4 - John Street;Darrel Dover;Charles Coleman and Ann Williams

**Absent:** 3 - Gene Vance;Chris Moore and Mitch Johnson

#### **4. Adjournment**

**A motion was made by Councilman Darrel Dover, seconded by Councilwoman Ann Williams, that this meeting be Adjourned . The motion PASSED with the following vote.**

**Aye:** 4 - John Street;Darrel Dover;Charles Coleman and Ann Williams

**Absent:** 3 - Gene Vance;Chris Moore and Mitch Johnson





## Legislation Details (With Text)

<b>File #:</b>	RES-17:005	<b>Version:</b>	1	<b>Name:</b>	Authorize city personnel to enforce sections of the 2012 Arkansas Fire Prevention Code
<b>Type:</b>	Resolution	<b>Status:</b>			To Be Introduced
<b>File created:</b>	1/19/2017	<b>In control:</b>			Public Works Council Committee
<b>On agenda:</b>		<b>Final action:</b>			
<b>Title:</b>	A RESOLUTION TO THE CITY OF JONESBORO, ARKANSAS TO AUTHORIZE CITY PERSONNEL TO ENFORCE CERTAIN SECTIONS OF THE 2012 ARKANSAS FIRE PREVENTION CODE				
<b>Sponsors:</b>	Engineering				
<b>Indexes:</b>	Policy - creation/amendment				
<b>Code sections:</b>					
<b>Attachments:</b>	<a href="#">International Commercial Building Code</a> <a href="#">International Residential Building Code</a>				

Date	Ver.	Action By	Action	Result
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A RESOLUTION TO THE CITY OF JONESBORO, ARKANSAS TO AUTHORIZE CITY PERSONNEL TO ENFORCE CERTAIN SECTIONS OF THE 2012 ARKANSAS FIRE PREVENTION CODE  
WHEREAS, the Arkansas Fire Prevention Code was adopted by ORD-14:027 on June 3, 2014;

WHEREAS, the sections of this Code relating to Stormwater Management are not currently being enforced;

WHEREAS, the Stormwater Management Board desires to have Sections R106.2, R401.3, R403.1.7, R403.1.7.1, R403.1.7.2, R403.1.7.3, and R109.1.3 of the 2012 Arkansas Fire Prevention Code Volume III Residential and Chapter 1 (A) 107.2.5, Chapter 18 1808.7.4 and Chapter 18 1804.3 of the 2012 Arkansas Fire Prevention Code Volume II Building enforced by City Personnel;

WHEREAS, the enforcement of these sections are necessary for the health and safety of the public.

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

Section 1: City Personnel are hereby given authority to enforce Sections R106.2, R401.3, R403.1.7, R403.1.7.1, R403.1.7.2, R403.1.7.3, and R109.1.3 of the 2012 Arkansas Fire Prevention Code Volume III Residential and Chapter 1 (A) 107.2.5, Chapter 18 1808.7.4 and Chapter 18 1804.3 of the 2012 Arkansas Fire Prevention Code Volume II Building.

# International Building Code

• [ 2012]

## Chapter 1

### [A] 107.2.5 Site plan.

The *construction documents* submitted with the application for *permit* shall be accompanied by a site plan showing to scale the size and location of new construction and existing structures on the site, distances from *lot lines*, the established street grades and the proposed finished grades and, as applicable, flood hazard areas, floodways, and *design flood* elevations; and it shall be drawn in accordance with an accurate boundary line survey. In the case of demolition, the site plan shall show construction to be demolished and the location and size of existing structures and construction that are to remain on the site or plot. The *building official* is authorized to waive or modify the requirement for a site plan when the application for *permit* is for *alteration* or repair or when otherwise warranted.

## Chapter 18

### 1808.7.4 Foundation elevation.

On graded sites, the top of any exterior foundation shall extend above the elevation of the street gutter at point of discharge or the inlet of an *approved* drainage device a minimum of 12 inches (305 mm) plus 2 percent. Alternate elevations are permitted subject to the approval of the *building official*, provided it can be demonstrated that required drainage to the point of discharge and away from the structure is provided at all locations on the site.

## Chapter 18

### 1804.3 Site grading.

The ground immediately adjacent to the foundation shall be sloped away from the building at a slope of not less than one unit vertical in 20 units horizontal (5-percent slope) for a minimum distance of 10 feet (3048 mm) measured perpendicular to the face of the wall. If physical obstructions or lot lines prohibit 10 feet (3048 mm) of horizontal distance, a 5-percent slope shall be provided to an *approved* alternative method of diverting water away from the foundation. Swales used for this purpose shall be sloped a minimum of 2 percent where located within 10 feet (3048 mm) of the building foundation. Impervious surfaces within 10 feet (3048 mm) of the building foundation shall be sloped a minimum of 2 percent away from the building.

**Exception:** Where climatic or soil conditions warrant, the slope of the ground away from the building foundation shall be permitted to be reduced to not less than one unit vertical in 48 units horizontal (2-percent slope).

The procedure used to establish the final ground level adjacent to the foundation shall account for additional settlement of the backfill.

# International Residential Building Code

## 2012 Arkansas Fire Prevention Code Volume III Residential

### **R106.2 Site plan or plot plan.**

The *construction documents* submitted with the application for *permit* shall be accompanied by a site plan showing the size and location of new construction and existing structures on the site and distances from *lot lines*. In the case of demolition, the site plan shall show construction to be demolished and the location and size of existing structures and construction that are to remain on the site or plot. The *building official* is authorized to waive or modify the requirement for a site plan when the application for permit is for alteration or repair or when otherwise warranted.

### **R401.3 Drainage.**

Surface drainage shall be diverted to a storm sewer conveyance or other *approved* point of collection that does not create a hazard. *Lots* shall be graded to drain surface water away from foundation walls. The *grade* shall fall a minimum of 6 inches (152 mm) within the first 10 feet (3048 mm).

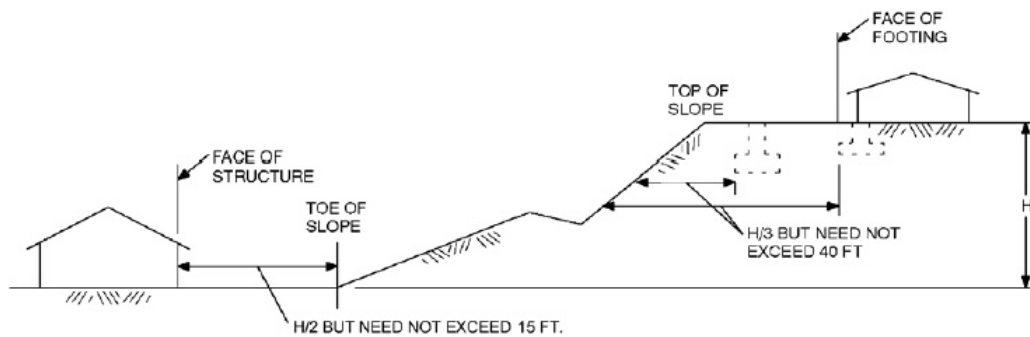
**Exception:** Where *lot lines*, walls, slopes or other physical barriers prohibit 6 inches (152 mm) of fall within 10 feet (3048 mm), drains or swales shall be constructed to ensure drainage away from the structure. Impervious surfaces within 10 feet (3048 mm) of the building foundation shall be sloped a minimum of 2 percent away from the building.

### **R403.1.7 Footings on or adjacent to slopes.**

The placement of buildings and structures on or adjacent to slopes steeper than one unit vertical in three units horizontal (33.3-percent slope) shall conform to [Sections R403.1.7.1](#) through [R403.1.7.4](#).

#### **R403.1.7.1 Building clearances from ascending slopes.**

In general, buildings below slopes shall be set a sufficient distance from the slope to provide protection from slope drainage, erosion and shallow failures. Except as provided in [Section R403.1.7.4](#) and Figure R403.1.7.1, the following criteria will be assumed to provide this protection. Where the existing slope is steeper than one unit vertical in one unit horizontal (100-percent slope), the toe of the slope shall be assumed to be at the intersection of a horizontal plane drawn from the top of the foundation and a plane drawn tangent to the slope at an angle of 45 degrees (0.79 rad) to the horizontal. Where a retaining wall is constructed at the toe of the slope, the height of the slope shall be measured from the top of the wall to the top of the slope.



For SI: 1 foot = 304.8 mm.

**FIGURE R403.1.7.1 FOUNDATION CLEARANCE FROM SLOPES**

**R403.1.7.2 Footing setback from descending slope surfaces.**

Footings on or adjacent to slope surfaces shall be founded in material with an embedment and setback from the slope surface sufficient to provide vertical and lateral support for the footing without detrimental settlement. Except as provided for in [Section R403.1.7.4](#) and Figure R403.1.7.1, the following setback is deemed adequate to meet the criteria. Where the slope is steeper than one unit vertical in one unit horizontal (100-percent slope), the required setback shall be measured from an imaginary plane 45 degrees (0.79 rad) to the horizontal, projected upward from the toe of the slope.

**R403.1.7.3 Foundation elevation.**

On graded sites, the top of any exterior foundation shall extend above the elevation of the street gutter at point of discharge or the inlet of an *approved* drainage device a minimum of 12 inches (305 mm) plus 2 percent. Alternate elevations are permitted subject to the approval of the *building official*, provided it can be demonstrated that required drainage to the point of discharge and away from the structure is provided at all locations on the site.

**R109.1.3 Floodplain inspections.**

For construction in flood hazard areas as established by Table R301.2(1), upon placement of the lowest floor, including *basement*, and prior to further vertical construction, the *building official* shall require submission of documentation, prepared and sealed by a registered *design professional*, of the elevation of the lowest floor, including *basement*, required in [Section R322](#).