



City of Jonesboro

Municipal Center
300 S. Church Street
Jonesboro, AR 72401

Meeting Minutes Public Works Council Committee

Tuesday, August 1, 2023

5:00 PM

Municipal Center, 300 S. Church

1. CALL TO ORDER

2. ROLL CALL (ELECTRONIC ATTENDANCE) CONFIRMED BY CITY CLERK APRIL LEGGETT

Present 8 - John Street; Mitch Johnson; Chris Moore; Charles Coleman; LJ Bryant; Ann Williams; Janice Porter and Anthony Coleman

3. APPROVAL OF MINUTES

[MIN-23:065](#)

Minutes for the Public Works Committee meeting on July 6, 2023

Attachments: [Minutes](#)

A motion was made by Chris Moore, seconded by LJ Bryant, that this matter be Passed. The motion PASSED with the following vote.

Aye: 7 - Mitch Johnson; Chris Moore; Charles Coleman; LJ Bryant; Ann Williams; Janice Porter and Anthony Coleman

4. NEW BUSINESS

RESOLUTIONS TO BE INTRODUCED

[RES-23:117](#)

A RESOLUTION BY THE CITY COUNCIL OF JONESBORO, ARKANSAS AUTHORIZING THE OFFER AND ACCEPTANCE TO PURCHASE ADDITIONAL RIGHT-OF-WAY AT 4302 S CARAWAY ROAD FOR THE PURPOSE OF THE CONSTRUCTING AND MAINTAINING DRAINAGE IMPROVEMENTS

Sponsors: Engineering and Finance

Attachments: [Offer and Acceptance - 4302 S Caraway Road](#)

A motion was made by Chris Moore, seconded by Ann Williams, that this matter be Recommended to Council. The motion PASSED with the following vote.

Aye: 7 - Mitch Johnson; Chris Moore; Charles Coleman; LJ Bryant; Ann Williams; Janice Porter and Anthony Coleman

[RES-23:118](#)

A RESOLUTION BY THE CITY COUNCIL OF JONESBORO, ARKANSAS AUTHORIZING THE OFFER AND ACCEPTANCE TO PURCHASE ADDITIONAL RIGHT-OF-WAY AT 4221 S CARAWAY ROAD FOR THE PURPOSE OF THE

CONSTRUCTING AND MAINTAINING DRAINAGE IMPROVEMENTS

Sponsors: Engineering and Finance

Attachments: [Offer and Acceptance - 4221 S Caraway Road](#)

A motion was made by Chris Moore, seconded by Ann Williams, that this matter be Recommended to Council. The motion PASSED with the following vote.

Aye: 7 - Mitch Johnson;Chris Moore;Charles Coleman;LJ Bryant;Ann Williams;Janice Porter and Anthony Coleman

[RES-23:119](#)

A RESOLUTION BY THE CITY COUNCIL OF JONESBORO, ARKANSAS AUTHORIZING THE OFFER AND ACCEPTANCE TO PURCHASE ADDITIONAL RIGHT-OF-WAY AT 2301 ENGLEWOOD COVE FOR THE PURPOSE OF THE CONSTRUCTING AND MAINTAINING DRAINAGE IMPROVEMENTS

Sponsors: Engineering and Finance

Attachments: [Offer and Acceptance - 2301 Englewood Cove](#)

A motion was made by Chris Moore, seconded by Ann Williams, that this matter be Recommended to Council. The motion PASSED with the following vote.

Aye: 7 - Mitch Johnson;Chris Moore;Charles Coleman;LJ Bryant;Ann Williams;Janice Porter and Anthony Coleman

[RES-23:131](#)

A RESOLUTION TO THE CITY COUNCIL OF JONESBORO, ARKANSAS AUTHORIZING THE OFFER AND ACCEPTANCE TO PURCHASE ADDITIONAL RIGHT-OF-WAY AT 3401 S CARAWAY ROAD FOR THE PURPOSE OF THE CONSTRUCTING AND MAINTAINING DRAINAGE IMPROVEMENTS

Sponsors: Engineering and Finance

Attachments: [Offer and Acceptance - 3401 S Caraway Road](#)

Patti Lack, 4108 Forrest Hill Road, approached the podium and said, I thought I'd wait until the fourth one here. I was wondering if Craig or one of you know when this project is going to start since we're going to start purchasing the right-of-way, and I know I have this stip report and it doesn't give a date for the Caraway project. So I don't know if Craig can give an update on the Caraway project? Chairman John Street said, Craig could you come forward and offer some light on that? Engineering Department Director Craig Light approached the podium and said, we still have ten property owners to acquire right-of-way from on this project, so we're working through that process and then we'll begin utility adjustments with City Water and Light. Then we'll obviously have to budget for the project. We're hopeful that it will be a 2024 project but we still have to go through the budgeting process. The estimated cost is somewhere around \$5.8 million for this construction project, so we'll have to look at that as it moves forward. The reason it's not included in the stip is because it is a city street project, there are no state funds. It's not a state route project. We're hopeful the funding will be available, then we can lead it to construction in 2024, but there's still some utilities and right-of-ways we have to acquire. Chairman John Street said, thank you Craig. We appreciate that.

A motion was made by Chris Moore, seconded by Ann Williams, that this matter be Recommended to Council. The motion PASSED with the following

vote.

Aye: 7 - Mitch Johnson;Chris Moore;Charles Coleman;LJ Bryant;Ann Williams;Janice Porter and Anthony Coleman

[RES-23:135](#)

A RESOLUTION REQUESTING THE ADDITION OF U.S. HIGHWAY 78 DESIGNATION TO PORTIONS OF INTERSTATE 55, INTERSTATE 555, U.S. HIGHWAY 49, STATE HIGHWAY 18, STATE HIGHWAY 18 SPUR, AND STATE HIGHWAY 226 FROM MEMPHIS, TENNESSEE THROUGH WEST MEMPHIS, BLYTHEVILLE AND JONESBORO TO FUTURE INTERSTATE 57

Sponsors: Mayor's Office

Attachments: [US Highways Map V10](#)

A motion was made by Chris Moore, seconded by Ann Williams, that this matter be Recommended to Council. The motion PASSED with the following vote.

Aye: 7 - Mitch Johnson;Chris Moore;Charles Coleman;LJ Bryant;Ann Williams;Janice Porter and Anthony Coleman

[RES-23:136](#)

A RESOLUTION OF THE CITY OF JONESBORO, ARKANSAS TO ACCEPT THE LOW BID AND ENTER INTO A CONTRACT WITH SUGG CONSTRUCTION, INC. FOR JONESBORO DOWNTOWN TO ASU CONNECTION (ARDOT JOB NO. 100971) (2023:01)

Sponsors: Engineering and Finance

Attachments: [Completed Bid Tabulation 100971](#)

Councilmember L.J. Bryant said, Mr. Chair, I have a question for Craig or someone in the administration. Have we worked it out to go over the Marion Berry, is that still pending or where are we on that, as far as that part of the completion? Engineering Department Director Craig Light approached the podium and said, the end of our project will stop at the Marion Berry overpass on the south end. I don't believe anything has been worked out with the university about any modifications to Marion Berry Parkway through their campus as this time. I think those discussions are beginning. Mayor Harold Copenhaver said, if I could give further discussion on that. Even as late as two days ago, chancellor and a committee from ASU and the administration have been working on an alternate route for the connection of ASU to the end of this project.

Councilmember Dr. Anthony Coleman said, I have a question. This is just for clarity and for me to understand. I'm trying to get these acronyms, so I see TAP in there and I appreciate the mayor for helping us out with some clarification in this particular resolution. It helped me because when I first noticed the \$2.1 million and I saw in the resolution capital funding and it said TAP, and then some further clarification through email said ARPA. So I'm just trying to understand, is that the same thing? Mayor Harold Copenhaver said, Craig if you want to go ahead and we can go through the process real quick here. The combination of all the grants and the funds that the city has also put in on this project. Crag Light said, the TAP funds are transportation alternatives program funds that's administered by ARDOT, Arkansas Highway Department, it's actually federal funds that come down to them. I think we have three separate grants through the transportation alternatives program and they'll go through this project, and we have our matching funds and then a little bit more of just local funds that will go. I don't have those exact balances in my head but we can get those numbers to you. Councilmember Dr. Anthony Coleman said, no, so follow up, I wasn't

necessarily looking at the amounts, I was trying to understand the differences but you did say in the resolution TAP and capital funds and so those capital funds, what percentage of the \$2.1 million is going to come from capital funds versus grants? Craig Light said, the majority of it will come from the TAP funds. The TAP funds are 80/20, so 20% us 80% federal funds. But I want to say there's another couple hundred thousand that will be coming out of the local funds as well, in addition to the local match. Again, I don't have the exact dollar amounts, but I believe it's somewhere around, I really hate to throw out numbers, I can get you those exact numbers. It's going to be a little more than 20% on the cities part of it. Mayor Harold Copenhaver said, last year's budget we amended for that adjustment for the increase cost to the proposal its self. Now Sugg has come with the lowest bid at this point so we're able to move forward with that project. This is a project, honestly, it was started in 2017, its been a lot of years in coming. We've had to put it together piece by piece with grants and city funding as well. Craig Light said, I will send out the exact break down to you.

A motion was made by Chris Moore, seconded by Ann Williams, that this matter be Recommended to Council. The motion PASSED with the following vote.

Aye: 7 - Mitch Johnson;Chris Moore;Charles Coleman;LJ Bryant;Ann Williams;Janice Porter and Anthony Coleman

[RES-23:141](#)

A RESOLUTION TO PARTICIPATE IN THE CONSTRUCTION OF SOUTHERN RIDGE BOULEVARD ACROSS THE UNDEVELOPED TWIN OAKS SECOND ADDITION TO THE CITY OF JONESBORO, OWNER CHRIS FUTRELL, TO HELP WITH EMERGENCY RESPONSE TIMES AND TO ALLEVIATE LOCAL TRAFFIC CONGESTION ASSOCIATED WITH THE UPCOMING HIGHWAY 49/PARKER ROAD IMPROVEMENT PROJECT (ARDOT # 100879)

Sponsors: Engineering and Mayor's Office

Councilmember Janice Porter said, Mr. Chairman, I have two questions. I would like to know what the ARDOT plan is to deal with the traffic during construction. Engineering Department Director Craig Light approached the podium and said, they will have some lane closures during the construction process and they'll manage traffic through the intersection, but we can expect construction delays especially down Parker Road during that process. Parker Road will be three laned from Southwest Drive down to South Culberhouse when that projects complete, but there will be construction taking place along that corridor. We know the traffic volume along there are pretty high now and there's a lot of congestion along that roadway during the peak hours. Soon after that project is started, their plan is to let the Harrisburg Road, Parker Road project as well. We're going to have two projects right along the south side of the interstate happening at the same time and there's going to be a lot of traffic delays during those peak hours. This was brought to us as a possibility to help move traffic around on the southern side of the city and we felt that it was enough to bring to City Council to get you guys to weigh in on whether or not this was something that we should participate in. Again, the developer, Chris Futrell, has no plans to develop this roadway without us participating. It's not something that's on his radar for a few years. It would be something he's willing to do if we're willing to basically offset his cost for it. Councilmember Janice Porter said, my second question. Have any studies been done as to the likely volume of traffic on the connector road before and after the Parker Road project is completed? Craig Light said, volumes on the connector road, there's been no specific studies that have shown what volumes could be expected on there. We know that a lot of the housing, the Kensington Estates, would be right at the connection of where this roadway would come into South Culberhouse. We anticipate that there will be a lot of traffic that would use it during the interim and probably will continue to use it after the construction of the Parker Road project as well.

Councilmember Janice Porter said, once all this construction is finished would you feel the road would be overbuilt? Craig Light said, no ma'am. It is part of our master street plan for that to be a collector roadway, so it is being built to what is in the master street plan. I believe the volumes for collector streets are over 3,000 vehicles a day and we anticipate that it will be over that. The volumes in the southern ridge development itself are anticipated to be more than 3,000 vehicles a day. That's the reason they've built it already to a three lane section along the Hwy 49 end. We do feel like it will not be overbuilt.

Chairman John Street said, it does look like it would be a win-win for the city and for the developers as well, because the roads going to be built to city standards and it will alleviate traffic. I've worried about that because I live out there, and when they do start that project at Parker and Southwest Drive, it's going to be bad. The bypass slowed down considerably. ARDOT does what they have to do to get the job. But that will allow them to do it faster I think. Maybe get everybody back into a better traffic flow. Councilmember Chris Moore said, Craig, on the site plan that Chris Futrell submitted, is the road shown on it? Craig Light said, yes. Councilmember Chris Moore said, and so for him to develop that he would have to build that road? Craig Light said, yes when he develops his piece of property we'll have to build that road. Councilmember Chris Moore said, and as he's been extending his development he's been extending the road in accordance with that site plan? Craig Light said, he is not developing this portion of his property. Councilmember Chris Moore said, my only concern is, we're spending \$425,000 to build a road for a developer on his own private property. I'm not sure the public interest justifies \$425,000 on that. Chairman John Street said, ARDOT would have to deviate regardless but if the streets going to be built and we're going to benefit from it, that's our connector through there and to Culberhouse and out to Craighead Forest. Councilmember Chris Moore said, Craig, do we have any other site developments or subdivisions being developed right now that we're paying for the road? For convenience or expansion. Craig Light said, no, we have not participated any road constructions projects in subdivisions, but we have participated in some drainage improvements on some subdivisions but it's been a few years. We did one with Robin Nix back several years ago in the Briarcrest area to enlarge the detention pond as part of his project. For the benefits of the citizens of Jonesboro.

Councilmember Dr. Anthony Coleman said, just a couple of things you said that brought caution to me and thinking about this. Number one, you said this construction will be going on at the same time. Two of them going on at the same time is this were to start. You said that earlier and all these areas is congested or am I talking about something else. Craig Light said, the intent of this would be that the connection through the Futrell property would be complete by the time any other construction starts. Councilmember Dr. Anthony Coleman said, ok and also I would like to know, with this construction and that area, because I know one point was made about the police, fire, responders and traffic flow and all of that, has that been a discussion with them? How the citizens would adjust to that? Craig Light said, we've been talking about, for years, about a new fire station that would be located along South Culberhouse because there's kind of a dead zone. A slow response time area for the fire department because there's not a direct route to that area, and this roadway wouldn't eliminate the need for a future fire station but it would make it so it would build further south in the Valley View area and cover more area. This island that's lacking coverage right now would get that coverage with the development of this roadway. So that would be a short-term improvement that eventually, as Mr. Moore mentioned, that if the property owner ever developed his piece of property, he would be required to build the roadway in accordance with these cross sections. The thing is it could be a decade from now before he would be willing to do so. He has no immediate plans to develop this piece of property.

Councilmember Chris Moore said, that's the basic question before is so we're willing to

spend \$425,000 for convenience, to be able to get through there for a period. Could be a decade before he would build it or it might be four to five years. That's what we're being asked.

Councilmember L.J. Bryant said, I was just going to ask, maybe the fire chief could weigh in on the response times and how you think this might could potentially help us from a response time respective and how Craig said how it change in the long term where we had to locate a future station in south Jonesboro. Fire Department Chief Marty Hamrick approached the podium and said, obviously in that area, it is covered by Station 4 on Harrisburg Road, behind Central Baptist Church and Station 5 which is located off Neely. There is no direct route to get into that, basically like Craig said it's an island. We are looking at alternative ways to do that and connecting this street would help Station 5 get into that area quicker, because right now they have to come down and hit Parker and come back up to get into there. A more direct shot would provide a quicker response in that area. Versus putting a fire station in that location where it would only cover that and we need to be able to cover larger areas with fire stations where we have more people that would be effected by station location versus just having a good through route to get in there quicker. If that makes sense. The GIS study that I shared with ya'll back a couple months ago, I can pull that up at a different meeting and show you some examples of where that will help. We can't quantify that by GIS until the road is there, because it can't map it since right now it's nothing. Once that's in place I think we will definitely see an increased ability to get in there. Chairman John Street said, would that help us with our ISO rating? Chief Marty Hamrick said, it would help us with ISO because that looks at the same thing. We have a four minute response window that we look at from a fire station, so obviously that area is outside of that four minutes. So what it means is I've got to get a fire truck on scene within four minutes of being notified by dispatch to get the maximum credit. That's the national standard that we try to adhere to and that's what ISO grades us on. That's why it's important. There's several areas throughout the city that we have greater needs as well.

Councilmember Mitch Johnson said, I'm not going to hold up the committee, but I think I'm going to be asking a lot of questions when it comes to council, especially as far as where the stuff will drain off the street where it comes through. This is not in my backyard but it's certainly in my site and nothing with Mr. Futrell, but at this current time the Southern Hills development is just bringing massive amounts of water through our neighborhood, mud, silk, debris, stopped up drainage so this is certainly a drainage issue that is going to be on my radar. Councilmember Chris Moore said, Mr. Johnson this is certainly the committee to address those in not on the open council floor. Would you like to hold this for another month and we can address that at the next Public Works meeting? Councilmember Mitch Johnson said, it wouldn't bother me to hold it for a month.

Councilmember Chris Moore motioned, seconded by Councilmember Dr. Anthony Coleman, to postpone RES-23:141 to the September meeting. All voted aye.

A motion was made by Chris Moore, seconded by Anthony Coleman, that this matter be Postponed Temporarily. The motion PASSED with the following vote.

Aye: 7 - Mitch Johnson;Chris Moore;Charles Coleman;LJ Bryant;Ann Williams;Janice Porter and Anthony Coleman

[ORD-23:031](#)

AN ORDINANCE TO AMEND ORD-19:025, THE GUIDELINES FOR THE SELECTION OF PROFESSIONAL SERVICES AND AWARDDING OF CONTRACTS FOR THE CITY OF JONESBORO

Sponsors: Engineering, Mayor's Office and Finance

Attachments: [Other prof. services 7](#)
[Professional Construction Services 7](#)

A motion was made by Chris Moore, seconded by Charles Coleman, that this matter be Recommended to Council. The motion PASSED with the following vote.

Aye: 7 - Mitch Johnson;Chris Moore;Charles Coleman;LJ Bryant;Ann Williams;Janice Porter and Anthony Coleman

5. PENDING ITEMS

[ORD-23:030](#)

AN ORDINANCE TO REPEAL AND REPLACE SECTION 117-329 - FENCES OF THE JONESBORO CODE OF ORDINANCES IN THE CITY OF JONESBORO

Sponsors: Planning, Inspections, Engineering, Code Enforcement and Mayor's Office

Attachments: [Original - Sec 117-329 Fences](#)
[Exhibit A - Sec 117-329 Fences V3 080123](#)

Councilmember Chris Moore said, Mr. Chair I met with Planning yesterday and Brian Richardson. We hashed out an agreement on the fence. I'm not sure if it's prepared for tonight or if we need to address that at the next meeting. City Attorney Carol Duncan said, I believe that is attached in Legistar if you want to substitute it. Councilmember Chris Moore said, the change from yesterday afternoon? Carol Duncan said, I believe so. Councilmember Chris Moore said, if that's the case then we're ready to go. The bone of contention was simply to be able to place the fence on the line in the backyard and on the sides rather than have a setback. Chairman John Street said, yeah.

A motion was made by Chris Moore, seconded by Ann Williams, that this matter be Recommended to Council. The motion PASSED with the following vote.

Aye: 7 - Mitch Johnson;Chris Moore;Charles Coleman;LJ Bryant;Ann Williams;Janice Porter and Anthony Coleman

6. OTHER BUSINESS

7. PUBLIC COMMENTS

8. ADJOURNMENT

A motion was made by Chris Moore, seconded by Ann Williams, that this meeting be Adjourned. The motion PASSED with the following vote.

Aye: 7 - Mitch Johnson;Chris Moore;Charles Coleman;LJ Bryant;Ann Williams;Janice Porter and Anthony Coleman