



City of Jonesboro

900 West Monroe
Jonesboro, AR 72401

Meeting Minutes Public Works Council Committee

Tuesday, October 7, 2008

5:15 PM

Huntington Building

1. Call To Order

Mayor Formon and Mr. Tony Thomas from the Mayor's Office were also in attendance.

Present 4 - John Street; Cecil Province; Chris Moore and Mitch Johnson

Absent 1 - Darrel Dover

2. Approval of minutes

MIN-08:192 Minutes for the Public Works Committee meeting on September 4, 2008.

Attachments: [Minutes](#)

A motion was made by Councilman Chris Moore, seconded by Councilman Cecil Province, that this Minutes be Passed. The motion CARRIED by a Voice Vote.

Aye: 3 - Cecil Province; Chris Moore and Mitch Johnson

Absent: 1 - Darrel Dover

3. New Business

Ordinances To Be Introduced

ORD-08:087 AN ORDINANCE TO APPROPRIATE MONEY TO COVER COSTS ASSOCIATED WITH MOVING THE STREET AND SANITATION DEPARTMENT, THE PLANNING DEPARTMENT, AND THE POLICE SERVICES DIVISION FROM THE BEST MANUFACTURING FACILITY ON BURKE STREET TO THE STRAWFLOOR SITE, THE HUNTINGTON BUILDING, AND THE JETS FACILITY, RESPECTIVELY, TO DECLARE AN EMERGENCY AND OTHER PURPOSES

Sponsors: Engineering

City Engineer Craig Light explained this is the revised ordinance. He added City Attorney Phillip Crego had changed some of the language in the ordinance.

Mr. Light explained the Building Committee had meet several times to look at where to move all the departments located in the Best Building. He further explained Planning will move into the Huntington Building, Street and Sanitation will move to the Strawfloor Road location at the old landfill and the Police Services will move to the JETS building. City Clerk Donna Jackson asked where the committees would meet. Chairman John Street stated the committees would meet in the Council Chambers.

Chairman Street asked where the money to pay for the move was going to come from. Mr. Light explained it would come from the unallocated Capital Improvement Fund. He further explained the money would be used for improvements at the old landfill and for moving expenses. He added the recommendation to move the Street and Sanitation Departments to the old landfill is with the premise of moving forward with building a new Public Works building. Mr. Light also added the Building Committee has reviewed different architectural firm's statement of qualifications and ranked them accordingly. He explained he has not been in negotiations with any of the firms for the conceptual plans and does not have a cost for the new Public Works facility. Mr. Light further explained they have looked at eight facilities and the cost would be the same as moving the departments to the chosen locations. He stated the City will have the price of leasing the building too. Councilman Chris Moore asked what the time frame would be for the conceptual plans and the cost estimates. Mr. Light stated he had been in contact with the firm ranked number 1 and they had stated they would be interested in the project. He added they could have a bid ready by February.

Councilman Mitch Johnson asked if all options had been exhausted. Public Works Director Erick Woodruff explained the move comes with the premise of committing to having a new building within 24 months. Mayor Formon stated the City has looked at other buildings to lease temporarily and everything was too small or the price was too high. Discussion was held concerning the move and building a new Public Works facility.

Employee Representative Larry Jackson discussed the employees' concerns of moving back to the old landfill location. Chairman Street stated the methane gas is gone. Mr. Jackson also noted the employees concerns with flooding at the site and with being left at the site for a longer time than anticipated.

Councilman Moore asked where the new building would be built. Mr. Woodruff explained the City has acquired 30 acres by the landfill that could be used. Councilman Moore questioned what happened to building one central administration building for all the offices downtown. Mayor Formon stated there are issues of mixing the court system and the standard operations of the other offices. Police Chief Michael Yates explained there are issues with how to deal with the court system and if a court room will be required. He added issues dealing with parking fees would also need to be addressed. Chairman Street asked if the county still wanted to add a courtroom in the jail. Chief Yates explained the county put the funds towards the intake. He added for public safety he would suggest either one separate building or build one building but have it separated from the court system. He also added he would like to have the police department centrally located around Highland Drive or Caraway Road.

Mayor Formon explained the City has violated its own ordinance concerning parking at the old Safeway building. He further explained if the Fire Station and the Justice Complex were torn down there still would not be enough parking. Councilman Moore stated the City would have enough parking if it built a 3 or 4 story building. Mayor Formon explained it does not matter how many stories a building has but the square footage depicts how many parking spaces you need. He stated the City would have to buy surrounding property to add adequate parking. He added there would be 81 parking spaces at Monroe and Union Street. Chief Yates explained the City could use CDBG money to buy property going north.

Councilman Johnson asked other than the DSA building, why the City turned down the City Water and Light property. Councilman Moore stated none of the buildings would have worked.

Chief Yates asked what happened with the City using the multi-story bank building. Councilman Moore explained the building did not meet seismic code.

Mayor Formon explained the appraisal for the Edwards' property was \$310,000. He stated the lawsuit added an additional \$77,000 for damages, so the total was \$387,000. Mayor Formon further explained the citizens that visit the City for permits should not have to go to the old landfill and then back to City Hall to pay for permits. He noted he was looking into adding a position from the Collector's office at the old landfill if the City builds there.

Councilman Moore suggested a special called City Council meeting to discuss whether to build downtown or on the landfill. Councilman Johnson suggested he would like to have extra people looking over this project because the committee and other employees have full time jobs.

Mr. Woodruff asked if the committee could commit to the Street and Sanitation Department facility excluding the rest of Public Works. Councilman Moore said he can commit to build a shop on the Edwards' property but the problem is whether the City is going to put Inspections and administration with the Street and Sanitation Department or put them downtown.

Chief Yates asked if it would be constructed to house the other departments till the other building is built. Councilman Moore said no it would be a metal building to house the shop and the vehicles. Councilman Johnson asked if the Edwards' property had sanitary sewer. It was answered yes. Mr. Jackson asked if the sewer was septic. Chairman Street answered no, it is city sewer.

Mr. Jackson suggested the building should include the police, fire and other department vehicles and the City should get certified mechanics. Chief Yates explained he received quotes regarding mechanics and found it was twice as expensive to have them sourced out than it was to have them in-house.

Mr. Woodruff asked for the definition of shop. Councilman Moore stated it would be what Public Works needs. He added it would strictly house equipment and they would be able to service the vehicles there. He added it would not include the Engineer, Planning and Inspection administration. Mr. Woodruff questioned if it would contain Street and Sanitation administration. Councilman Moore answered he would not have a problem with it containing the Street and Sanitation administration. Councilman Johnson also asked for it to include a common area for the employees.

Councilman Chris Moore motioned, to send to full council to send the shop building to an architect. Councilman Moore also motioned to have a special called meeting to discuss this issue.

A motion was made by Councilman Chris Moore, seconded by Councilman Cecil Province, that this matter be Recommended to Council . The motion PASSED by an unanimous vote

Aye: 3 - Cecil Province;Chris Moore and Mitch Johnson

Absent: 1 - Darrel Dover

Resolutions To Be Introduced

RES-08:167 A RESOLUTION TO THE CITY OF JONESBORO, ARKANSAS AUTHORIZING THE MAYOR AND THE CITY CLERK TO ACCEPT THE PROPERTY DONATED

BY DOYLE BROWN AND MARGARET BROWN, HUSBAND AND WIFE.

Sponsors: Mayor's Office

Attachments: [Deed.pdf](#)

Chairman Street asked if this was a donation. Mr. Harry Hardwick answered yes. Councilman Moore asked if this property was between current properties the City owns. Chairman Street explained it was located at the landfill. Mr. Hardwick added it was just rounding out the landfill.

A motion was made by Councilman Chris Moore, seconded by Councilman Mitch Johnson, that this matter be Recommended to Council . The motion PASSED by an unanimous vote

Aye: 3 - Cecil Province;Chris Moore and Mitch Johnson

Absent: 1 - Darrel Dover

RES-08:168

A RESOLUTION TO THE CITY COUNCIL OF THE CITY OF JONESBORO, ARKANSAS AUTHORIZING THE MAYOR AND CITY CLERK TO GRANT A (PERMANENT EASEMENT) LOCATED AT 1614 STRAWFLOOR DRIVE, JONESBORO, ARKANSAS FOR THE PURPOSE OF INGRESS/EGRESS PRIVILEGES

Sponsors: Mayor's Office

Attachments: [Easement.pdf](#)

Mr. Hardwick stated this easement was for Mr. Brown and his heirs to maintain the towers. Councilman Moore asked if the property was surrounding the towers. Mr. Hardwick answered yes.

A motion was made by Councilman Chris Moore, seconded by Councilman Mitch Johnson, that this matter be Recommended to Council . The motion PASSED by an unanimous vote

Aye: 3 - Cecil Province;Chris Moore and Mitch Johnson

Absent: 1 - Darrel Dover

4. Pending Items

Buildings - Mayor Formon

Mayor Formon noted the special called meeting should have enough time to thoroughly discuss the issue. He added it will probably be a couple of hours. Councilman Moore stated the issue will be if the City will build a new Public Works facility downtown or on the Edwards property.

5. Other Business

Tornado Sirens

Chairman Street asked Chief Yates if he had seen the email American Signal sent concerning the tornado sirens. Chief Yates explained he had a few people that knew more about the sirens look at the bid and the low bid looked fine to them.

Chairman Street asked if it included the cost of individual siren tower control and the installation price of the tower and control system. Chief Yates stated his understanding is that the bid is a turnkey solution.

Animal Shelter

Councilman Hargis questioned why the animal shelter was moved from where it was originally designed. Mayor Formon explained he did not know if it was ever designated to be in one certain place. Chairman Street stated he doesn't believe Public Works made the decision to move the animal shelter but Animal Control might have.

6. Public Comments

7. Adjournment

A motion was made by Councilman Mitch Johnson, seconded by Councilman Chris Moore, that this meeting be Adjourned. The motion CARRIED by a Voice Vote.

Aye: 3 - Cecil Province; Chris Moore and Mitch Johnson

Absent: 1 - Darrel Dover