



City of Jonesboro

900 West Monroe
Jonesboro, AR 72401

Meeting Minutes Finance & Administration Council Committee

Tuesday, July 23, 2013

4:00 PM

Huntington Building

1. Call To Order

Mayor Perrin was also in attendance.

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

Absent 1 - Mikel Fears

2. Approval of minutes

MIN-13:053 Minutes for the Finance Committee meeting on June 25, 2013

Attachments: [Minutes](#)

A motion was made by Councilman Darrel Dover, seconded by Councilman John Street, that this matter be Passed . The motion PASSED with the following vote:

Aye: 3 - John Street; Darrel Dover and Charles Coleman

Absent: 1 - Mikel Fears

3. New Business

Ordinances To Be Introduced

ORD-13:038 AN ORDINANCE AUTHORIZING AND DIRECTING THE ISSUANCE OF A SERIES OF INDUSTRIAL DEVELOPMENT REVENUE BONDS FOR THE PURPOSE OF PROVIDING FINANCING FOR INDUSTRIAL FACILITIES; AUTHORIZING AND APPROVING (1) A SUPPLEMENTAL TRUST INDENTURE SECURING THE BONDS, (2) A SUPPLEMENTAL LEASE AGREEMENT BETWEEN THE CITY OF JONESBORO, ARKANSAS AND UNILEVER MANUFACTURING (US), INC. (AS SUCCESSOR TO AND ASSIGNEE OF ALBERTO-CULVER USA, INC.), AS LESSEE, (3) PRIVATE PLACEMENT MEMORANDUM, AND (4) A PRIVATE PLACEMENT AGREEMENT; AND AUTHORIZING AND PRESCRIBING OTHER MATTERS PERTAINING THERETO.

Attachments: [Letter 6/21/2013](#)
[Letter 7/2/2013](#)

Attorney David Menz from the Williams & Anderson Firm in Little Rock discussed the proposal. In 2007 the City issued bonds for Alberto-Culver for \$91,000,000. About two years ago, Unilever bought Alberto-Culver. Even then, Alberto-Culver had not

spent all of the money from the bond issue. They had only spent about \$80,000,000. Unilever is going to increase production and hire more employees with a \$41,000,000 investment in new equipment. The proposed ordinance will authorize Unilever to use the money. They will use their own bonds in order to take advantage of the title agreement that was entered into in 2007. Mr. John Adams, a representative from Unilever, is expected to attend the City Council meeting when the ordinance is on the agenda. They have also been working with Mr. Mark Young from the Chamber of Commerce. There will be no liability for the City since they are revenue bonds. This will also allow Unilever to participate in any other state benefits, such as tax back and hiring credits.

A motion was made by Councilman Darrel Dover, seconded by Councilman John Street, that this matter be Recommended to Council . The motion PASSED with the following vote:

Aye: 3 - John Street;Darrel Dover and Charles Coleman

Absent: 1 - Mikel Fears

Resolutions To Be Introduced

RES-13:110 RESOLUTION AUTHORIZING THE CITY OF JONESBORO GRANTS AND COMMUNITY DEVELOPMENT DEPARTMENT TO SUBMIT AN APPLICATION FOR THE 2013 JAG GRANT

Sponsors: Grants

Attachments: [Abstract](#)
[Budget Narrative](#)
[Budget Sheet](#)
[Program Narrative](#)

Mayor Perrin noted there will be no match needed by the City for this grant.

A motion was made by Councilman Darrel Dover, seconded by Councilman John Street, that this matter be Recommended to Council . The motion PASSED with the following vote:

Aye: 3 - John Street;Darrel Dover and Charles Coleman

Absent: 1 - Mikel Fears

RES-13:120 RESOLUTION BY THE CITY COUNCIL OF THE CITY OF JONESBORO, ARKANSAS AUTHORIZING A CHANGE ORDER WITH OLYMPUS CONSTRUCTION FOR ADDING LOW MAINTENANCE VINYL TILE TO SELECTED AREAS OF THE BASEMENT FLOOR AT THE MUNICIPAL CENTER

Sponsors: Finance

Attachments: [Change order for flooring](#)

Mayor Perrin explained this change order is for tile work in the basement, except for the computer room and the IT storage area. They were able to get the price down to \$2.90 per square foot, so the entire basement floor will be \$25,000. It will also help with the noise in the basement. He gave an update concerning the remaining construction to the Municipal Center. The law firm on the third floor should be out this week, so Olympus will begin construction on that floor next week. Councilman Street

stated he got a tour of the new building the law firm will be in and he doesn't think it'll be ready by Friday, but the law firm indicated they will be moving this week anyways. Mayor Perrin there won't be a whole lot of touch-up work needed, but the file area on the northeast side will have offices put in. City Financial Officer Ben Barylske added they will also be putting in new carpet throughout the floor. There are also a few areas on the fourth floor that will be completed after the third floor is done, which will complete the move. Mayor Perrin stated he expects it to be done in October and will have an open house on a Sunday after everything is completed.

A motion was made by Councilman John Street, seconded by Councilman Darrel Dover, that this matter be Recommended to Council . The motion PASSED with the following vote:

Aye: 3 - John Street;Darrel Dover and Charles Coleman

Absent: 1 - Mikel Fears

4. Pending Items

5. Other Business

Dog ordinance update

Councilman Street asked for an update concerning the dog ordinance. Mayor Perrin stated it will be taken before the Public Safety Committee meeting at their next regular meeting. He explained he met with the Downtown Jonesboro Association this morning. They have already received ten posts that will be placed throughout the downtown area that will have gloves and bags to help pet owners clean up the sidewalks and grassy areas. The City purchased two for City Hall. Councilman Street noted that was a concern that was raised by citizens during a recent HyettPalma meeting.

Mowing ordinance for 5+ acres of land

Mayor Perrin explained property owners who have tracts of land that are 5 acres or more have not been mowing their property. They will mow the outer limits of the property and let grass and weeds in the middle grow. He further explained if the City passes this ordinance it will force property owners to mow the grass completely. Councilman Street stated he doesn't have a problem with property that is not next to residential areas growing taller. He added the City also needs to make sure city-owned property is taken care of, such as rights of way. He noted he is supportive of people having to mow their property, but doesn't want to put a burden on property owners who have large tracts of land. He added a good example is the Human Services Center. There's not a lot of residential property in that area, so he doesn't see a problem with them letting the grass grow taller and bale it for hay. Mayor Perrin stated the Services Center has contracted the mowing out to someone. He noted there will be exceptions to the ordinance, but some restaurants are having problems with rodents due to neighboring properties letting their grass grow tall. Further discussion was held concerning mowing. They also anticipate adding a code enforcement officer for CDBG in the 2014 budget due to the workload from keeping up with mowing complaints and condemnations.

6. Public Comments

7. Adjournment

A motion was made by Councilman John Street, seconded by Councilman Darrel Dover, that this meeting be Adjourned . The motion PASSED with the following vote:

Aye: 3 - John Street;Darrel Dover and Charles Coleman

Absent: 1 - Mikel Fears