



# City of Jonesboro

Municipal Center  
300 S. Church Street  
Jonesboro, AR 72401

## Council Agenda City Council

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Tuesday, August 4, 2020

5:30 PM

Municipal Center

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### PUBLIC WORKS COMMITTEE MEETING AT 5:00 P.M.

*Council Chambers, Municipal Center*

#### 1. CALL TO ORDER BY MAYOR PERRIN AT 5:30 P.M.

#### 2. PLEDGE OF ALLEGIANCE AND INVOCATION

#### 3. ROLL CALL BY CITY CLERK DONNA JACKSON

#### 4. SPECIAL PRESENTATIONS

**COM-20:033** Dr. Shane Speights, NYIT, to discuss research on the potential of the health impact of 5G technology

**Attachments:** [HWeinstock 5G email 05172020](#)  
[Weinstock 5 email 08042020](#)  
[Glover 5G email\\_08042020](#)

**COM-20:039** Presentation by Craig Light, City Engineer, on the status of construction projects.

**Sponsors:** Engineering

#### 5. CONSENT AGENDA

*All items listed below will be voted on in one motion unless a council member requests a separate action on one or more items.*

**MIN-20:068** MINUTES FOR THE CITY COUNCIL MEETING ON JULY 21, 2020

**Attachments:** [CC Minutes 07212020](#)

**RES-20:101** RESOLUTION BY THE CITY COUNCIL OF THE CITY OF JONESBORO, ARKANSAS TO MAKE APPOINTMENTS TO BOARDS AND COMMISSIONS AS RECOMMENDED BY MAYOR HAROLD PERRIN

**Sponsors:** Mayor's Office

**Legislative History**

7/28/20	Nominating and Rules Committee	Recommended to Council
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**6. NEW BUSINESS***ORDINANCES ON FIRST READING*

**ORD-20:027** AN ORDINANCE TO PERMIT THE SELECTION OF THE POSITION 1 COUNCIL MEMBER FROM EACH WARD TO BE VOTED ON BY ONLY THE CITIZENS OF THE WARD IN WHICH THEY SERVE

**Sponsors:** LJ Bryant

**Attachments:** [Casteel Email 07262020](#)

[Casteel 07262020](#)

[Dougan 07272020](#)

[craill 07282020](#)

**Legislative History**

7/28/20	Nominating and Rules Committee	Recommended to Council
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**ORD-20:028** AN ORDINANCE TO CALL AN ELECTION DURING THE 2020 GENERAL ELECTION ON THE ISSUE OF PERMITTING THE SELECTION OF THE POSITION 1 COUNCIL MEMBER FROM EACH WARD TO BE VOTED ON BY ONLY THE CITIZENS OF THE WARD IN WHICH THEY SERVE

**Sponsors:** LJ Bryant

**Legislative History**

7/28/20	Nominating and Rules Committee	Recommended to Council
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**ORD-20:029** AN ORDINANCE TO WAIVE COMPETITIVE BIDDING AND AUTHORIZE DENNIS NEAL RESURFACING TO EPOXY RESIN FINISH FIVE SETS OF RESTROOM AT CRAIGHEAD FOREST PARK FOR THE PARKS DEPARTMENT

**Sponsors:** Parks & Recreation

**Attachments:** [Craighead Forest Restrooms Estimate](#)

**EMERGENCY CLAUSE****Legislative History**

7/28/20	Finance & Administration Council Committee	Recommended to Council
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**ORD-20:031** AN ORDINANCE AMENDING CHAPTER 117, KNOWN AS THE ZONING ORDINANCE PROVIDING FOR CHANGES IN ZONING BOUNDARIES OF JONESBORO, ARKANSAS, FROM C-3, GENERAL COMMERCIAL DISTRICT TO RS-7 SINGLE FAMILY RESIDENTIAL DISTRICT LIMITED USE OVERLAY FOR PROPERTY LOCATED AT 3515 LONGCREST DRIVE AS REQUESTED BY CARLOS WOOD ON BEHALF OF B & T LAND COMPANY, LLC.





## Legislation Details (With Text)

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<b>File #:</b>	COM-20:033	<b>Version:</b>	1	<b>Name:</b>	Dr. Shane Speights, NYIT, to discuss research on the potential of the health impact of 5G technology
<b>Type:</b>	Other Communications	<b>Status:</b>		<b>Status:</b>	To Be Introduced
<b>File created:</b>	7/15/2020	<b>In control:</b>		<b>In control:</b>	City Council
<b>On agenda:</b>		<b>Final action:</b>		<b>Final action:</b>	
<b>Title:</b>	Dr. Shane Speights, NYIT, to discuss research on the potential of the health impact of 5G technology				
<b>Sponsors:</b>					
<b>Indexes:</b>	Presentations				
<b>Code sections:</b>					
<b>Attachments:</b>	<a href="#">HWeinstock 5G email 05172020</a> <a href="#">Weinstock 5 email 08042020</a> <a href="#">Glover 5G email 08042020</a>				

Date	Ver.	Action By	Action	Result
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Dr. Shane Speights, NYIT, to discuss research on the potential of the health impact of 5G technology

**From:** Hard L <weino7@hotmail.com>

**Sent:** Friday, July 17, 2020 5:11 PM

**To:** Charles Frierson <cdfrierson3@hotmail.com>; Gene Vance <GVance@jonesboro.org>; clgrehabman@yahoo.com; John Street <jwstreet@sbcglobal.net>; Larry J. Bryant <LBryant@jonesboro.org>; Mitch Johnson <johnsons3@suddenlink.net>; Harold Perrin <HPerrin@jonesboro.org>; Joe Hafner <Joeforjonesboro@gmail.com>; David McClain <DMcClain@jonesboro.org>; Bobby Long <blongjcc@gmail.com>; Charles Coleman <crcjab@sbcglobal.net>; chrismooreplumbing@yahoo.com; Ann Williams <edgecoffeehouse@hotmail.com>

**Cc:** Mike Downing <MDowning@jonesboro.org>; Council Coments <CouncilComments@jonesboro.org>; mday@craigheadcounty.org; Dan4945 <dan.sullivanar53@gmail.com>; brandt.smith@arkansashouse.org; jackladyman@gmail.com  
**Subject:** 5G in Jonesboro, County, State, Nation - a Request for a Public Information Session

Ladies & gents,

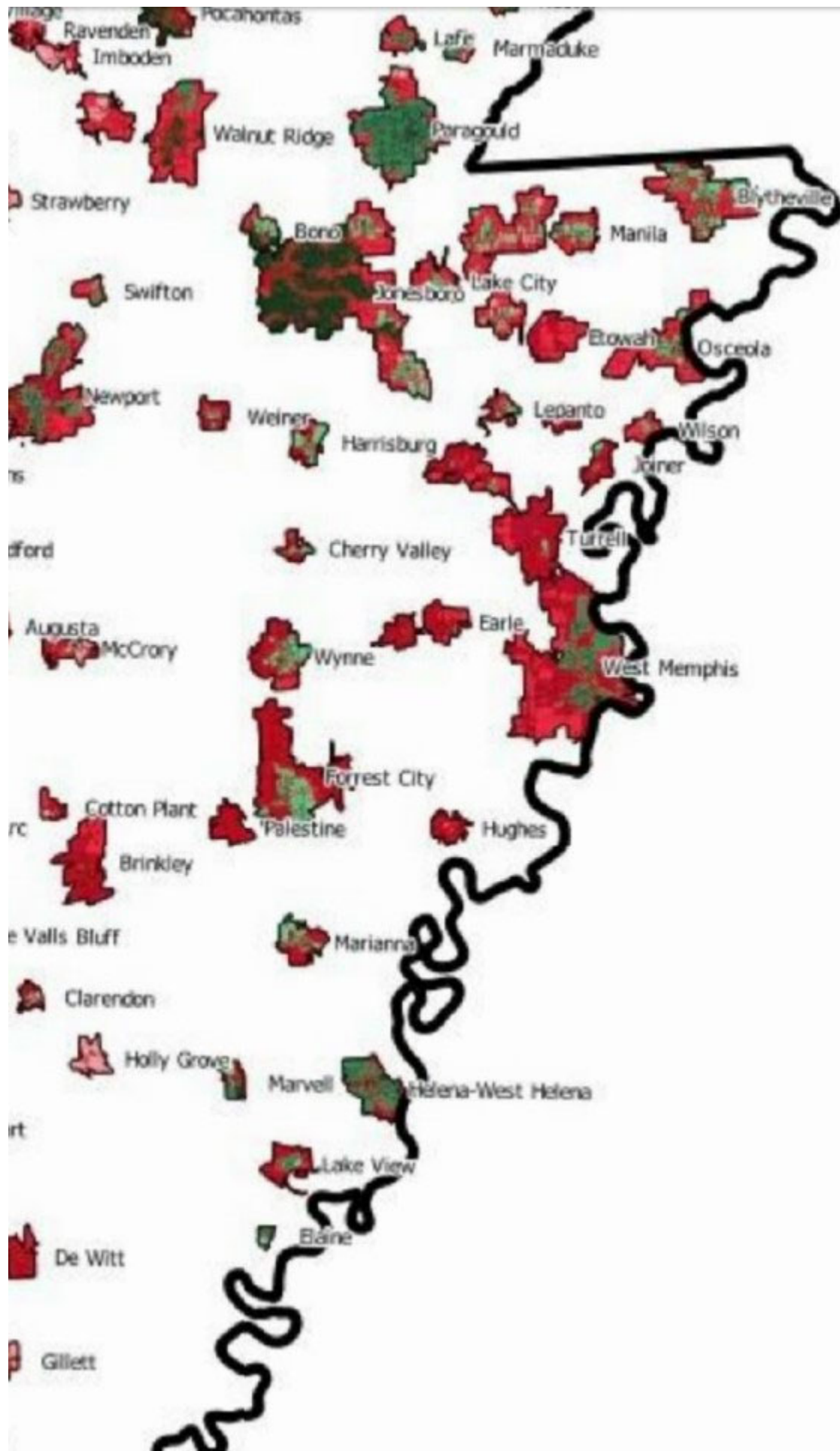
I've made a number of attempts to learn about the plan to implement 5G wireless in Jonesboro. I asked a Justice of the Peace, who contacted the city, but there was no reply. I sent an email to one city council member & followed up with a second, which was forwarded to the mayor; again, no action. A letter-to-the-editor of the Jonesboro Sun was published, after removing text that a search of the Sun's archives returned with nothing on 5G. Lastly, a search of the Jonesboro School District website also came up empty.

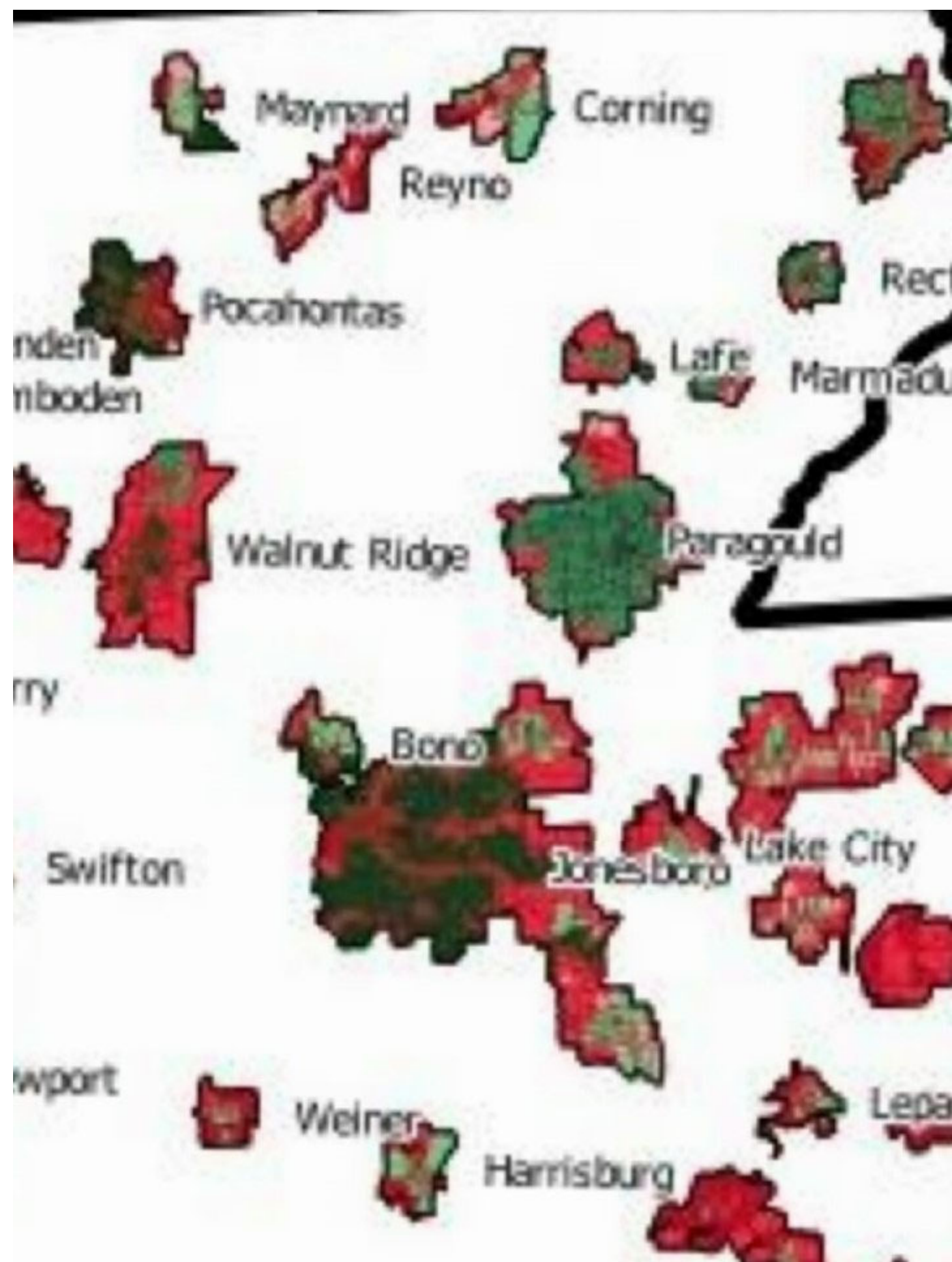
With these attempts as a backdrop & an acknowledgement that the city is fully engaged since the March 28 tornado with COVID-19 & the protest/marches, I am submitting this to the whole body of elected officials & others to request that the City of Jonesboro & ATT provide a public information session regarding 5G. (As the Craighead County website does not list email addresses of Quorum Court members, perhaps Judge Day will forward this email for their awareness.) The following information is provided to orient on the issue:

1. This link points out why 5G is different & more of a concern than previous generations of wireless: 5G is the first-time use of ultra-high frequency wireless radiation amongst the masses, magnified by the 24/7 pervasiveness of that radiation.

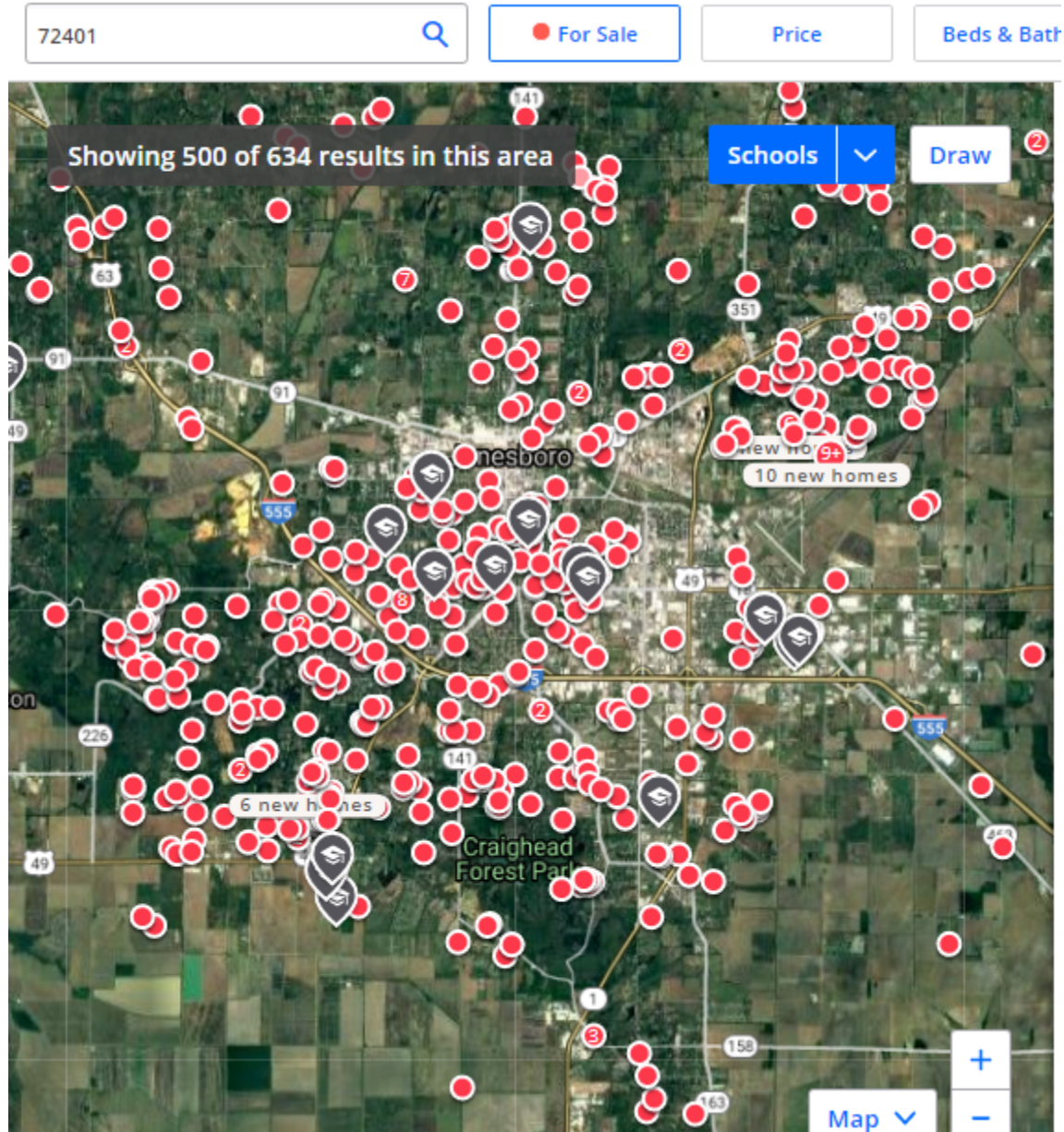
<https://www.radiationhealthrisks.com/5g-cell-towers-dangerous>

2. The legend on screenshot1 indicates that 5G is of the highest intensity in parts of Jonesboro, radiating 24/7 wherever kids learn & play. There is a close-up of the city in screenshot2. (Btw, adults & pets matter, too.)





3, This screenshot of homes for sale on zillow.com may help visualizing why a public update is important. Families, businesses, & industry can make more informed decisions on factors that matter to them:



4. Furthermore, the common telecom industry response that we've lived with cell phone radiation for 30-years doesn't apply. The FCC has not updated its standard since 1996 & 5G is a whole new platform. Concerns regarding 5G in Jonesboro are similar to every other jurisdiction in the country, as this recent legal action details - outdated standards.

<https://ehtrust.org/boston-massachusetts-blats-the-fcc-on-cell-phone-5g-cell-tower-safety>



5. This link lists the counties in Arkansas in which AT&T activated 5G, as of June 15, 2020. Clay & Cross Counties are active, yet I do not recall seeing any reporting in the Jonesboro Sun or other local news outlets.

<https://www.foxbusiness.com/technology/att-expands-5g-access>

6. Lastly, for those who express "conspiracy theory" to slough-off legitimate concerns of residents, this short video is the former CEO, Microsoft Canada. The issue is the complete lack of research into health & safety of 5G. <https://youtu.be/DIV39-KOzh0>.

Thanks for your attention to this matter. Have a good weekend,

Howard L. "Hard L" Weinstock  
Jonesboro, District 4  
Craighead County, District 5

**From:** Hard L <weino7@hotmail.com>  
**Sent:** Tuesday, August 4, 2020 7:07 AM  
**To:** Council Coments <CouncilComments@jonesboro.org>  
**Cc:** Charles Frierson <cdfrierson3@hotmail.com>; Gene Vance <GVance@jonesboro.org>; chrismooreplumbing@yahoo.com; Charles Coleman <crcjab@sbcglobal.net>; Ann Williams <edgecoffeehouse@hotmail.com>; Bobby Long <blongjcc@gmail.com>; clgrehabman@yahoo.com; John Street <jwstreet@sbcglobal.net>; Mitch Johnson <johnsons3@suddenlink.net>; Larry J. Bryant <LBryant@jonesboro.org>; Joe Hafner <Joeforjonesboro@gmail.com>; David McClain <DMcClain@jonesboro.org>; Harold Perrin <HPerrin@jonesboro.org>; Mike Downing <MDowning@jonesboro.org>; Dan4945 <dan.sullivanar53@gmail.com>; Smith, Brandt <brandt.smith@arkansashouse.org>; jackladyman@gmail.com; Congressman Rick Crawford <Crawford.Newsletter@mail.house.gov>  
**Subject:** Request that Jonesboro Review All Things "5G"

Lady and gents,

In two days, it will be one year since a representative from Little Rock made a special presentation to the city council on "small cells", commonly referred to as "5G". Essentially, the state put Jonesboro on notice that 5G, the revolution in wireless communications, was coming to the city & that was that. Shortly thereafter, the council passed an ordinance and gave the state what it wanted - unanimously.

Fortunately, the telecoms have not made a lot of progress in building the infrastructure in the past year, which makes now a good time for the city council to review all things related to 5G. This may result in Jonesboro, in turn, notifying the state of what's what, that the city will not approve any more permits and it is suspending those approved or pending approval until the review is completed.

Information provided to elected officials since June overwhelmingly supports a thorough review. For one, the approved ordinance(s) is pre-CoVid-19. Today, We live immersed in the midst of a worldwide health crisis and, as presented, concerns about the known effects of wireless radiation on human, animal, and environmental health and safety has led countries and cities worldwide to ban 5G. The list includes Hawaii in July & Boston, Massachusetts, the "Silicon Valley of the East Coast", in June, 2020. While both are bastions of "more government", each has mounted aggressive positions against 5G to protect residents until the questions of safety are proven by the Federal Communications Commission. There are many more jurisdictions banning 5G in the US and it's likely each and all had previously passed an ordinance similar to Jonesboro's.

With at least two attorneys on the city council, there is ample expertise to conclude that a review will withstand challenges, including the "nothing we can do about it" legal opinions from August 2019. There are at least two councilmembers with some level of expertise in the healthcare arena, plus Dr. Speights. There are business owners and managers who bring the rigor of analysis to this effort. And there are at least three councilmen who, upon entering military service, took the oath to uphold and defend the Constitution of the United States. With 5G, it is also certain that "duty" is as grave a commitment for those who took an oath of office for Arkansas, or even from the weight of holding elected office in Jonesboro.

The residents of Jonesboro are becoming more aware of 5G & more will learn of the concerns it represents. While the ordinance passed last year was made in good faith, the world has changed, there is no going back, & there is an election this Fall. As the awareness of 5G builds, candidates for seven seats have a ready-made issue, with very real consequences, available for debate. Are you for Jonesboro or the state?

Lastly, a large cell tower behind Jonesboro High School (JHS) is 5G ready. There are also large spools of orange fiber, mostly empty, stowed on campus (near one of the busiest intersections) indicating that some level of work has progressed. Those spools represent the miles of fiber that have been run to the schools and elsewhere. Until the review of 5G is complete the grandsons & granddaughters, the sons & daughters, whose health and safety is in the hands of you elected officials, expect that this government governs in their best interest as students here in Jonesboro - and that's that.

Thank you for your consideration,

Howard L. "Hard L" Weinstock  
Wilkins Avenue  
Ward 4

**From:** Mike Downing <MDowning@jonesboro.org>  
**Sent:** Tuesday, August 4, 2020 10:43 AM  
**To:** 'Phillip Glover' <gloverp99@gmail.com>  
**Cc:** Council Coments <CouncilComments@jonesboro.org>  
**Subject:** RE: 5G

First, if you're not aware of it, please review [Ordinance 19:044](#) passed on August 20, 2019 which created regulations for small wireless facilities. The regulation is at <http://jonesboro.legistar.com/View.ashx?M=F&ID=7561859&GUID=43D31930-A7A3-4238-8BE4-9F7567D0B772>

There is no item on the agenda for the Council to act at the meeting tonight, other than the report by Dr. Speights. At the end of the meeting, the Council provides an opportunity for public comment on anything not already discussed in the meeting. If you're not in the Council Chambers, you should monitor the status of the meeting on either Suddenlink Channel 24, or the City's Facebook live feed, and during the public comment period, you can call 870-336-7248 to address the Council via speakerphone.

**From:** Phillip Glover <gloverp99@gmail.com>  
**Sent:** Tuesday, August 04, 2020 10:01 AM  
**To:** Mike Downing <MDowning@jonesboro.org>  
**Cc:** Council Coments <CouncilComments@jonesboro.org>  
**Subject:** Re: 5G

I am planning on tuning in. But my question is will the council be taking time to hear citizen concerns and a possible revision of a 24 year old policy?

On Tue, Aug 4, 2020 at 9:57 AM Mike Downing <MDowning@jonesboro.org> wrote:  
Mr. Glover:

Dr. Shane Speights of NYIT is doing a presentation to the Council at 5:30 pm tonight on this subject. You can watch it on the city's Facebook live feed if you would like.

Mike Downing, Chief of Staff  
City of Jonesboro, AR  
(870) 336-7207

> On Aug 4, 2020, at 8:43 AM, Phillip Glover <gloverp99@gmail.com> wrote:

>

>

> Speaking with several citizens in Jonesboro, I have noticed a rising concern for the possible health impacts associated with the installation of the 5G network. Additionally, recognizing that the policy established to manage these types of networks is extremely outdated (24 years old), has the council considered conducting a formal review of the possible associated risks? Or will they consider? I think it is imperative that the city officials, at bare minimum, receive and discuss the information and listen to the concerns of the citizens of Jonesboro prior to moving forward with any installation. Will the city place this on hold in order to be more we'll informed from both the associated material and the concerns of its citizens?



# City of Jonesboro

300 S. Church Street  
Jonesboro, AR 72401

## Legislation Details (With Text)

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**File #:** COM-20:039    **Version:** 1    **Name:** Presentation by Craig Light, City Engineer, on the status of construction projects.  
**Type:** Other Communications    **Status:** To Be Introduced  
**File created:** 7/29/2020    **In control:** City Council  
**On agenda:**    **Final action:**  
**Title:** Presentation by Craig Light, City Engineer, on the status of construction projects.  
**Sponsors:** Engineering  
**Indexes:** Presentations  
**Code sections:**  
**Attachments:**

Date	Ver.	Action By	Action	Result
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Presentation by Craig Light, City Engineer, on the status of construction projects.



# City of Jonesboro

300 S. Church Street  
Jonesboro, AR 72401

## Legislation Details (With Text)

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**File #:** MIN-20:068    **Version:** 1    **Name:** MINUTES FOR THE CITY COUNCIL MEETING ON JULY 21, 2020  
**Type:** Minutes    **Status:** To Be Introduced  
**File created:** 7/22/2020    **In control:** City Council  
**On agenda:**    **Final action:**  
**Title:** MINUTES FOR THE CITY COUNCIL MEETING ON JULY 21, 2020  
**Sponsors:**  
**Indexes:**  
**Code sections:**  
**Attachments:** [CC Minutes 07212020](#)

Date	Ver.	Action By	Action	Result
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MINUTES FOR THE CITY COUNCIL MEETING ON JULY 21, 2020



# City of Jonesboro

Municipal Center  
300 S. Church Street  
Jonesboro, AR 72401

## Meeting Minutes City Council

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Tuesday, July 21, 2020

5:30 PM

Municipal Center

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### PUBLIC HEARING AT 5:25 P.M.

*Mayor Harold Perrin asked if anyone in the audience wished to speak for or against the public hearing regarding abandoning and vacating of a 40' drainage and utility easement across property located at 2610 Nestle Way in the Craighead Technology Park in Jonesboro, Arkansas as requested by John Easley of Associated Engineering on behalf of Jonesboro City Water and Light. No one spoke in opposition.*

### 1. CALL TO ORDER BY MAYOR PERRIN AT 5:30 P.M.

### 2. PLEDGE OF ALLEGIANCE AND INVOCATION

### 3. ROLL CALL BY CITY CLERK DONNA JACKSON

*Mayor Harold Perrin was in attendance.*

**Present** 11 - Ann Williams; Charles Frierson; Chris Moore; John Street; Mitch Johnson; Gene Vance; Charles Coleman; Bobby Long; Joe Hafner; David McClain and LJ Bryant

**Absent** 1 - Chris Gibson

### 4. SPECIAL PRESENTATIONS

#### [COM-20:035](#)

PRESENTATION BY MAYOR HAROLD PERRIN FOR 40 YEARS OF SERVICE PIN TO BILL FINDLEY

*Mayor Harold Perrin presented Bill Findley with a 40 year service pin for the Jonesboro Fire Department. Captain Finley has the longest tenure in the Jonesboro Fire Department's history and is retiring at the end of the month.*

**Read**

#### [COM-20:036](#)

UPDATE PRESENTATION BY MR. JIM STARK OF VECTOR MOSQUITO CONTROL

*Jim Stark gave an update on Mosquito Control by Vector. He said we are right in the middle of mosquito season in July and it is going to continue that way until probably the end of August or something like that. Hopefully, it will be over by then or shortly thereafter. They are also doing flyover spraying, but could not do one last week because the lights at the airport were not working. He said that will push aerial spraying into September. Our service requests over the last several weeks have really started to come in. However, since the mandate of the masks, they are not going door-to-door anymore during the daytime. However, at night, if they request us, we will go out with a spray truck. As long as we have to wear these and go door-to-door, I think it is just*

asking for trouble. If you do have a problem, do not hesitate to call in and we will send a spray truck out there as soon as we possibly can. I know some parts of town are worse than others. I don't know why. Usually, if they are bad, they are bad everywhere. If you all hang in there, in another month or two, we should be through this. We are giving it all we can, 100%. At the end of this season, in Jonesboro, it will be 25 years. This is the longest contract in the company's history. Mayor Perrin asked, Jim, did you say when they fly, they normally don't do the routes or did I misunderstand you there? When they fly like tonight, are you still going to do the routes? Mr. Stark said, no, I will not have the trucks out. We usually don't, sometimes we do, but not tonight. If there is a special event going on, then yes, we do. But, if we fly, we keep the trucks in. Mayor Perrin said, we appreciate in your contract that we have had given with COVID-19, we have had some special events like the fireworks and we appreciate you going out and spraying that way before the time that the event happened. That will continue, but there just won't be any more people calling for a Barbeque to come fog their yard. I will have a truck go out there in that area. Mayor Perrin said, right, but not a special trip. Mr. Starks said, yeah, right. When the mask come off, we will go back the way it was. Mayor Perrin said, okay, good. Councilmember Chris Moore said, are the lights still off at the airport? Mr. Stark said, no, they got it fixed. Mayor Perrin said, I think the night that they were going to do that, they were doing construction and somebody cut the cable. Mr. Starks said, yes, but all of that is supposed to be fixed. Mayor Perrin said, thank you for your report. Mr. Starks said, you are very welcome. Mayor Perrin said, I didn't know it had been 25 years that we have had a relationship with Vector. You all have done a great job. Mr. Starks said, I appreciate that and all the confidence that you have in me and the company. Mayor Perrin said, thank you sir.

**Read**[COM-20:029](#)

MPO STEP Study Official Summary by MPO Director Cecelie Cochran

**Attachments:** [MPO STEP Study HWY 91 7.21.2020](#)  
[STEP Study Official Summary-Hwy 91 Crossing](#)

Metropolitan Area Planning Organization Director Cecelie Cochran gave an update on the STEP Study for the crosswalk on Johnson Avenue.

MPO Director Cecelie Cochran said, we are here today to give an update on the STEP Pedestrian Safety Study on Highway 91. Everyone is pretty familiar with the temporary structure that was placed there a while back. STEP stands for Safe Transportation for Every Pedestrian. It is a federal innovation counter measure and it was part of two years ago, every other year they do a cycle, and the federal level decides which innovations would be important to roll out to different states and certain states will pilot it and that is how we ended up with STEP in our area. The City of Jonesboro, the MPO, and Little Rock, which is central Arkansas decided to spearhead this which is one of the ones that has less impact for studying counter-measures that can go in certain mid-block crossings. And, that is those long stretches of road between your marked intersections where you have traffic signals, but you see people crossing in between there. There is no crosswalk. There is no hawk signal. There are no buttons to push. So, that is how we have identified this area. In 2015, the City of Jonesboro did the Downtown Jonesboro Study which was on the downtown corridor. Some private consultants identified Highway 91 and State Street as a significant traffic area for pedestrians. When they did the counts at that time, it was upwards of 45 during peak hours of people crossing in between. It increased once it got closer to Arkansas State University especially during game days, school move-in days, school move-out days. So, we decided to use the federal money that we got for this grant to compile the temporary crossing that was there at that location. For the first part of the study, we



used North Church. Last year, I came in and talked about Highway 141 between Parker Park Community Center and Lewellen Park. We discussed some issues and pedestrian conflicts that we had there. We utilized the same data in order to study Highway 91 and State Street. After we installed the temporary crossing, which the Engineering Department and the Street Department did a great job. It was up in like a day or two. We used that information along with some traffic crash data, did some pedestrian counts, and assessed the full area to get a good picture. The consultants came in and did some behavioral observations and they used the Federal MUTCD Codes, the Manual of Uniform Traffic Controls. They used that in order to determine what would be the best option to place here permanently for pedestrian crossing. I was out there pretty consistently before COVID-19 hit just talking to the citizens that lived in the adjacent apartments and neighborhoods to the north. They were very appreciative of the crossing being out there. I know Chief Elliott sent officers out there quite frequently to patrol. Pedestrians actually used the temporary crossing at the designated spot 85 percent of the time, whether or not they activated the lights, they utilized the crosswalk itself. The Engineering Department installed a camera out there that ran 24/7 around the clock collecting footage so that we could go back and review to see how effective it was. More often than not, the citizens used it. It was particularly during peak hours, especially when school was going in and people were headed to work or to drop off and then they would pick the students up. Around 7 a.m. and 3 p.m., that was your main foot traffic coming in. What we got from a lot of the citizens who were visiting the area, a lot of them were frequenting the convenience store right adjacent to the south which is the closest thing to a grocery store for people who do not have vehicles. They were getting snacks and milk. A lot of students were going in to get snacks after school. People don't understand the nearest grocery store is the Bill's CostPlus, which is further west, and it's about a mile away, so, on foot, it's going to take a while to get there and back. After doing surveillance out there and speaking with the consultant, talking a little bit with the city Engineering Department giving tidbits, especially based on the video footage, the consultants noticed a couple of critical issues that were in that area. The crosswalk was knocked down that first week. We had a lot of issues with a lot of the motorists themselves utilizing excessive speeds in the area. They were not yielding to pedestrians, even if the pedestrians were within the crosswalk, even if the lights were activated. When we did have crashes occur in that area and we would pull the footage, a lot of times what you would see were the vehicles trying to drive around citizens because they didn't want to stop. The consultants identified visibility issues, conflicts at the crossing site between motorists and pedestrians that caused for it to be an extreme hazard simply because as the years have gone on, the original 2015 count was upward of 40 people and now you are having almost 80 or more crossing there. And some days, depending on the time of the year, it would go up to over 100 people using the crossing. Their main recommendations were immediate speed reduction of vehicles in the area and they wanted to utilize all available means, so raised medians, landscaping, and speed-monitoring trailers, anything that you can find that can kind of get people to slow down because it appeared that the advanced warning signs that were placed up were just not effective enough even though we did have yield signs up to let people know that people were crossing, even though we had the push button where we had where the citizens could push, people still weren't slowing down. The video confirmed there are some built-in hazards, but the consultants noticed there was a lot of rear-end crashes that happened in that corridor and it's cars pulling out. If they are pulling out east to west to go onto Johnson Avenue or pulling out of the convenience store, they were basically running into the back of each other. In some instances, cars that stopped for pedestrians would be struck from behind by a driver who wasn't paying attention. Johnson/Hwy. 91 is a state highway with a high speed that is in a residential and commercial area where there is high foot traffic as well as vehicle traffic. We have

got the find the best way to merge both. Citizens are going to cross the road there. Chief Elliott was so key in this study. Streets and Engineering put everything up. The city was really on it. Chief Elliott would station officers out there when they were available as a traffic calming mechanism. Citizens commented that the police presence did help slow down the traffic in that area. They wish that someone could be there all of the time. The consultants thought if you have an officer out there, even if it is on random days at random times, with increased lighting, you might actually want to try those things first before spending a significant amount of money on a pedestrian hybrid beacon or a full traffic signal to see if that calms some of the behavior first before you decide on what is the best course of action. If you don't address the aggressive driver behavior, no matter what you put out there, you are going to have a problem. It is going to be a safety conflict. After we got the countermeasures, the consultants made the recommendations. We wanted to see what the people in general said. Due to COVID, we couldn't have our in-person meetings so we had to result to using a website. The consultants designed a website for us. We did a public input period. We had it go from May 30-June 22. We had 97 visitors and 291 page reviews. They got to see the options. Almost half, 47% preferred the Pedestrian Hybrid Beacon. The PHB or Hawk signal would flash red, but only when activated by a pedestrian. About 80% of the respondents thought it would be beneficial to put something out there. There were four key questions and I wanted you all to have that information before you all decided to make a decision. 1) Why don't the pedestrians cross at the Marion Berry intersection? From State Street to Marion Berry is a little over 1/4th of a mile. Weather impacts how far a citizen is going to walk. Going that way is a conflict of their direction of travel. You are not going to get a lot of citizens doing that. 2) Why not build a pedestrian walkover bridge? This is quite common. The cost to build and maintain one is exorbitant, \$1 million to \$5 million, and the costs increase every year. Federal codes dictate that it should be a last resort. 3) Do pedestrians have the right-of-way? Even without signals being there, a painted crosswalk is still a crosswalk. Even intersections that don't have painted crosswalks are considered crosswalks according to Arkansas Code. 4) Did anyone ever use the crosswalk? We were running footage 24/7 and there were always people using it. We deconstructed the crosswalk on July 8, 2020 simply because the study was up and it was becoming a hazard with motorists hitting it and knocking pieces of it onto the highway. We did not feel that it was safe to remain there. Since it was temporary, we thought it was best to leave it up to the city and ARDOT to find the best permanent solution. We are working with the city to find the best possible solution. We also received emails from two citizens who were just out there this past week at night. They were very concerned about almost hitting some citizens. They called first and then submitted emails. We pulled the footage and it is very frightening because you cannot see out there at night. Mayor Perrin said, if you have anything that we can submit to CWL to look at the lighting in that area, please catch one of us tomorrow. Ms. Cochran said, Chief Elliott had already asked that because he wanted to be part of that conversation. Mayor Perrin said, thank you Cecelie. Councilmember David McClain asked, did you say someone wrote a letter to you? Ms. Cochran said, I have two emails. Councilmember McClain said, would you mind reading those? Ms. Cochran said, I will read the one that is shortest. "Good Afternoon. On the evening of July 15, 2020, I was a passenger in a vehicle traveling at a low rate of speed on Johnson Avenue towards ASTATE at approximately 9:30 p.m. As we neared the crosswalk at Johnson Avenue and State Street, pedestrians were crossing the street. We could not see them until we were close enough to the crosswalk that the driver had to quickly apply her brakes. There were two adults that we saw at that moment, but as they crossed we could see a young child pushing a baby stroller that was not visible previously. The light from the convenience store is just enough to create a shadow that significantly decreases visibility. It was a very scary incident and I wanted to report what happened to increase

*the awareness of the dangers there. Thank you for your time. Sincere, Sloane Kelly, NYIT." Mayor Perrin said, we will be glad to send those emails out to the councilmembers. We will get that out tomorrow. Councilmember Bobby Long said, I would agree. I drive that quite frequently and you can't see. There are no lights out there and at nighttime just driving the speed limit, you come upon it really quick. I also think the red lights instead of the yellow would be a tremendous help. Proper lighting and the red flashing lights would really help out. Mayor Perrin said, thank you very much.*

**Read**

## **5. CONSENT AGENDA**

*Mayor Harold Perrin said, before we make a motion, I know that RES-20:083 has been paid so we would definitely want to pull that. It is my understanding that there may be another councilmember that wants to pull one or two other items. Councilmember Mitch Johnson said, Mayor, we also need to pull RES-20:100. Councilmember LJ Bryant said, Patti Lack had asked me to ask for us to pull RES-20:096, RES-20:097, and RES-20:098. Mayor Perrin said, okay. If I could get a motion to pull RES-20:083, RES-20:096, RES-20:097, RES-20:098, and RES-20:100. Councilmember Chris Moore motioned, seconded by Councilmember Bobby Long. All voted aye.*

### *Approval of the Consent Agenda*

**A motion was made by Councilperson Chris Moore, seconded by Councilperson Bobby Long, to Approve the Consent Agenda. The motioned PASSED**

**Aye:** 11 - Ann Williams; Charles Frierson; Chris Moore; John Street; Mitch Johnson; Gene Vance; Charles Coleman; Bobby Long; Joe Hafner; David McClain and LJ Bryant

**Absent:** 1 - Chris Gibson

#### [MIN-20:064](#)

MINUTES FOR THE CITY COUNCIL MEETING ON JULY 7, 2020

**Attachments:** [CC Minutes 07072020](#)

**This item was passed on the consent agenda.**

#### [RES-20:079](#)

RESOLUTION BY THE CITY COUNCIL OF THE CITY OF JONESBORO, ARKANSAS, TO PLACE A MUNICIPAL LIEN ON PROPERTY LOCATED AT 409 NORTH FISHER, PARCEL 01-144181-10500, JONESBORO, ARKANSAS 72401, OWNED BY JOSHUA GAMBILL

**Attachments:** [409 N. Fisher](#)

**This item was passed on the consent agenda.**

Enactment No: R-EN-075-2020

#### [RES-20:080](#)

RESOLUTION BY THE CITY COUNCIL OF THE CITY OF JONESBORO, ARKANSAS, TO PLACE A MUNICIPAL LIEN ON PROPERTY LOCATED AT 317 NORTH SECOND STREET, PARCEL 01-144182-17500, JONESBORO, ARKANSAS 72401, OWNED BY MARSHALL MOONEY

**Attachments:**     [317 N. Second](#)

**This item was passed on the consent agenda.**

Enactment No: R-EN-076-2020

[RES-20:081](#)

RESOLUTION BY THE CITY COUNCIL OF THE CITY OF JONESBORO, ARKANSAS, TO PLACE A MUNICIPAL LIEN ON PROPERTY LOCATED AT 309 SECOND STREET, PARCEL 01-144182-17700, JONESBORO, ARKANSAS 72401, OWNED BY JOHNNY MEADOWS

**Attachments:**     [309 Second](#)

**This item was passed on the consent agenda.**

Enactment No: R-EN-077-2020

[RES-20:082](#)

RESOLUTION BY THE CITY COUNCIL OF THE CITY OF JONESBORO, ARKANSAS, TO PLACE A MUNICIPAL LIEN ON PROPERTY LOCATED AT 200 MULBERRY, PARCEL 01-144074-09600, JONESBORO, ARKANSAS 72401, OWNED BY LEON JONES

**Attachments:**     [200 Mulberry](#)

**This item was passed on the consent agenda.**

Enactment No: R-EN-078-2020

[RES-20:084](#)

RESOLUTION BY THE CITY COUNCIL OF THE CITY OF JONESBORO, ARKANSAS, TO PLACE A MUNICIPAL LIEN ON PROPERTY LOCATED AT 2507 BROOKE MCQUEEN, PARCEL 01-144333-08800, JONESBORO, ARKANSAS 72404, OWNED BY KYLE D. HALL

**Attachments:**     [2507 Brooke McQueen](#)

**This item was passed on the consent agenda.**

Enactment No: R-EN-079-2020

[RES-20:085](#)

RESOLUTION BY THE CITY COUNCIL OF THE CITY OF JONESBORO, ARKANSAS, TO PLACE A MUNICIPAL LIEN ON PROPERTY LOCATED AT 719 W. MONROE, PARCEL 01-143134-18400, JONESBORO, ARKANSAS 72401, OWNED BY DALTON MASHBURN

**Attachments:**     [719 W. Monroe](#)

**This item was passed on the consent agenda.**

Enactment No: R-EN-080-2020

[RES-20:086](#)

RESOLUTION BY THE CITY COUNCIL OF THE CITY OF JONESBORO, ARKANSAS, TO PLACE A MUNICIPAL LIEN ON PROPERTY LOCATED AT 617 W. HUNTINGTON, PARCEL 01-144183-20300, JONESBORO, ARKANSAS 72401, OWNED BY HALAL GLOBAL ENTERPRISE LLC

**Attachments:**     [617 W. Huntington](#)

**This item was passed on the consent agenda.**

Enactment No: R-EN-081-2020

[RES-20:087](#)

RESOLUTION BY THE CITY COUNCIL OF THE CITY OF JONESBORO, ARKANSAS, TO PLACE A MUNICIPAL LIEN ON PROPERTY LOCATED AT 500 ALLEN, PARCEL 01-144181-30100, JONESBORO, ARKANSAS 72401, OWNED BY KENNY COLEMAN

**Attachments:**     [500 Allen](#)

**This item was passed on the consent agenda.**

Enactment No: R-EN-082-2020

[RES-20:088](#)

RESOLUTION BY THE CITY COUNCIL OF THE CITY OF JONESBORO, ARKANSAS, TO PLACE A MUNICIPAL LIEN ON PROPERTY LOCATED AT 202 LAMESA, PARCEL 01-143103-02600, JONESBORO, ARKANSAS 72401, OWNED BY STEPHEN GILLIAM

**Attachments:**     [202 Lamesa](#)

**This item was passed on the consent agenda.**

Enactment No: R-EN-083-2020

[RES-20:091](#)

RESOLUTION ADOPTING THE PUBLIC TRANSPORTATION AGENCY SAFETY PLAN SUBMITTED FOR THE JETS SYSTEM

**Attachments:**     [JETS 2021 Public Transit Agency Safety Plan](#)

**This item was passed on the consent agenda.**

Enactment No: R-EN-084-2020

[RES-20:099](#)

A RESOLUTION AUTHORIZING THE CITY OF JONESBORO, ARKANSAS TO ENTER INTO AGREEMENT WITH THE DEPARTMENT OF JUSTICE AND ACCEPT THE 2020 COPS HIRING GRANT

**Attachments:**     [Budget and funding-COPSH](#)

**This item was passed on the consent agenda.**

Enactment No: R-EN-085-2020

*ITEMS REMOVED FROM THE CONSENT AGENDA*

[RES-20:083](#)

RESOLUTION BY THE CITY COUNCIL OF THE CITY OF JONESBORO, ARKANSAS, TO PLACE A MUNICIPAL LIEN ON PROPERTY LOCATED AT 3602 SCHOOL STREET, PARCEL 01-144272-01700, JONESBORO, ARKANSAS 72401, OWNED BY TOM WALESZONIA

**Attachments:**     [3602 School](#)

Mayor Harold Perrin said, RES-20:083 has been paid on the lien.

**A motion was made by Councilperson Bobby Long, seconded by Councilperson Joe Hafner, that this matter be Postponed Indefinitely . The motion PASSED with the following vote:**

**Aye:** 11 - Ann Williams;Charles Frierson;Chris Moore;John Street;Mitch Johnson;Gene Vance;Charles Coleman;Bobby Long;Joe Hafner;David McClain and LJ Bryant

**Absent:** 1 - Chris Gibson

[RES-20:096](#)

A RESOLUTION AUTHORIZING THE CITY OF JONESBORO, ARKANSAS TO AMEND THE 2020 STREET CAPITAL IMPROVEMENT BUDGET FOR THE STATEWIDE TRANSPORTATION IMPROVEMENT PROGRAM (STIP) JONESBORO AREA PARTNERING PROJECTS

**Attachments:** [2020 Budget Res \(003\)](#)

*Patti Lack, 4108 Forrest Hill Road, said, I am not opposing the three that I asked to be pulled. But, what I got from a lot of people on my Facebook page is that they were unclear about exactly what this was and how much it was and whether it was budgeted already. When I pulled up the attachment, I got really confused because at the bottom of it, it says that it was passed and approved the 17th day of December 2019. I was wondering if someone could explain this a little bit. Is the \$1.4 million, is that 20% of what the city owes. People need a little bit more of an explanation. I think Carol gave a little bit more, but if it could be a little bit more clear.*

*Councilmember Joe Hafner said, this \$1.4 million was part of the \$7.8 million that the council approved back in 2016 in order to get the \$90 million from the state. Mayor Perrin said, that is correct. Councilmember Hafner said, it wasn't part of the budget, but it had already been earmarked, the money sitting in a fund. All this does is say it is now time to spend this money so we have to put it in the budget so the money is appropriated so we can spend it. After this project, the only other project I believe that has not started that is part of the STIP and this is our share of the project, the \$1.4 million I believe. Mayor Perrin said, that is correct. Ms. Lack asked, so is that 20%? Councilmember Hafner said, yes. Mayor Perrin said, yes. It will be a lot more than that by the time it is all done. Councilmember Hafner said, the only other project that will not have been appropriated yet would be the \$1.4 million for the Airport Road overpass. Ms. Lack said, okay. I think that helps out on that one.*

**A motion was made by Councilperson Charles Frierson, seconded by Councilperson Gene Vance, that this matter be Passed . The motion PASSED with the following vote:**

**Aye:** 11 - Ann Williams;Charles Frierson;Chris Moore;John Street;Mitch Johnson;Gene Vance;Charles Coleman;Bobby Long;Joe Hafner;David McClain and LJ Bryant

**Absent:** 1 - Chris Gibson

Enactment No: R-EN-086-2020

[RES-20:097](#)

A RESOLUTION AUTHORIZING THE CITY OF JONESBORO TO AMEND THE 2020 ANNUAL BUDGET FOR THE STREET DEPARTMENT TO PURCHASE A REMOTE CONTROL MOWER

**Attachments:** [Bid 2020-22 Remote Control Mower Tabulation](#)

*Patti Lack, 4108 Forrest Hill Road, said, there were a couple of questions on this. I know that I heard it at the Finance meeting, but I also heard that we had an old mower that didn't work and we returned it. Did we get credit for that mower and what happened to that money? Mayor Perrin said, I can answer that. Last year, we bought the same type of mower and it would not work at all. It kept breaking on us. We got a hold of the company and we sent it back and got all of our money back which was a little over \$40,000 on that unit. Basically, we are replacing what we had in there that we bought last year. And, so we have been down. With the construction going on now on I-555 and also the shooting range and some other things, this thing really needs to be purchased as soon as possible. Ms. Lack said, so with the refund that we got from the other mower, the \$40,000, does that get applied to this? Mayor Perrin said, it came back in which was added back into the Street fund. Ms. Lack said, so it comes back in and goes back out. Mayor Perrin said, that is right.*

**A motion was made by Councilperson John Street, seconded by Councilperson Joe Hafner, that this matter be Passed . The motion PASSED with the following vote:**

**Aye:** 11 - Ann Williams;Charles Frierson;Chris Moore;John Street;Mitch Johnson;Gene Vance;Charles Coleman;Bobby Long;Joe Hafner;David McClain and LJ Bryant

**Absent:** 1 - Chris Gibson

Enactment No: R-EN-087-2020

[RES-20:098](#)

A RESOLUTION BY THE CITY COUNCIL OF THE CITY OF JONESBORO, ARKANSAS, TO AMEND THE CITY 2020 BUDGET TO ADD A SENIOR PLANNER POSITION

*Patti Lack, 4108 Forrest Hill Road, said, I did not realize that Jonathan doesn't work here anymore. I don't know whether he worked for the Planner or the Land Bank. Mayor Perrin said, it was a separate deal in the Land Bank. After he left, based upon the volume of what we were trying to do to get the Land Bank started, we felt like we could take that and move it over into the Planning Department until we get the Land Bank going. The Land Bank still meets. It still has a commission. The city can still receive land donations as well as we can purchase. So, it is still sitting there as a Land Bank. As far as having a director, these items can be used and moved over to the Planning Department. That is why you are seeing this right here. We took the monies we had in the salaries and benefits of that and moved it over to here. I believe that this could be a budget neutral item. Am I correct on that Mike? Because I know we did some. Chief of Staff Mike Downing said, we come out on the good of about \$5,000. Mayor Perrin said, okay, it was net \$5,000 to the good. As the city grows and we get more donations, like Little Rock, it took them awhile to get a Director and then an Assistant Director as big as they are. Then, we may obviously go back at some point in time and the council decides to have a Director for the Land Bank. Right now, really there is just not enough. We didn't want to waste those funds. Right now, with all of the Planning that is going on and with the tornado and all of the permits coming through the Planning Department, we felt like we could take that job and put it over here and bring this position we are talking about here and put that work here on that person. Ms. Lack asked, so Jonathan was the Director of the Land Bank and maybe eventually that will be, but this is going back to the Planning Department. Mayor Perrin said, right. Net effect in cash wise is \$5,000 better off than we were before had Jonathan stayed. Ms. Lack said, okay, I appreciate it. Thank you. Mayor Perrin said, you are quite welcome.*

**A motion was made by Councilperson John Street, seconded by Councilperson Mitch Johnson, that this matter be Passed . The motion PASSED with the following vote:**

**Aye:** 11 - Ann Williams;Charles Frierson;Chris Moore;John Street;Mitch Johnson;Gene Vance;Charles Coleman;Bobby Long;Joe Hafner;David McClain and LJ Bryant

**Absent:** 1 - Chris Gibson

Enactment No: R-EN-088-2020

[RES-20:100](#)

A RESOLUTION BY THE CITY OF JONESBORO ARKANSAS REGARDING THE USE OF MASKS IN RELATION TO THE COVID-19 PANDEMIC.

**Attachments:** [Jonesboro Mask Resolution Final Draft](#)

*Councilmember Mitch Johnson said, Mayor, with the Governor's Statewide Mask mandate in effect now, I would move that we postpone indefinitely RES-20:100.*

**A motion was made by Councilperson Mitch Johnson, seconded by Councilperson Bobby Long, that this matter be Postponed Indefinitely . The motion PASSED with the following vote:**

**Aye:** 11 - Ann Williams;Charles Frierson;Chris Moore;John Street;Mitch Johnson;Gene Vance;Charles Coleman;Bobby Long;Joe Hafner;David McClain and LJ Bryant

**Absent:** 1 - Chris Gibson

**6. NEW BUSINESS**

*RESOLUTIONS RECOMMENDED TO COUNCIL NOT ON THE CONSENT AGENDA*

**Held at one reading**

[RES-20:093](#)

A RESOLUTION OF THE CITY OF JONESBORO, ARKANSAS TO AUTHORIZE THE MAYOR AND CITY CLERK TO GRANT EASEMENTS - UTILITY AND INGRESS/EGRESS TO CITY WATER AND LIGHT PLANT OF JONESBORO, ARKANSAS

**Attachments:** [Solar Project Easement Across City RR Spur-ADDED 5-11](#)

*Councilmember John Street abstained from discussion and voting on RES-20:093 due to the fact that he serves on the Board for City, Water and Light. Councilmember Charles Frierson abstained from discussion and voting on RES-20:093 due to the fact that he is the attorney for City, Water and Light.*

**A motion was made by Councilperson Chris Moore, seconded by Councilperson Mitch Johnson, that this matter be Passed . The motion PASSED with the following vote.**

**Aye:** 9 - Ann Williams;Chris Moore;Mitch Johnson;Gene Vance;Charles Coleman;Bobby Long;Joe Hafner;David McClain and LJ Bryant

**Absent:** 1 - Chris Gibson

**Abstain:** 2 - Charles Frierson and John Street

Enactment No: R-EN-089-2020

[RES-20:095](#)

A RESOLUTION AUTHORIZING THE CITY OF JONESBORO TO APPROVE THE REQUEST FOR RELEASE OF FUNDS AND TO ENTER INTO AN AGREEMENT



WITH THE DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT (HUD) FOR THE EXECUTION OF THE 2020 ACTION PLAN

**Attachments:**    [Grant Agreement CDBG](#)  
[Grant Agreement CDBG-CV](#)  
[Rehab RROF](#)  
[Request for Release of Funds](#)  
[VV Outreach Center RROF](#)  
[Demo RROF](#)

**A motion was made by Councilperson Mitch Johnson, seconded by Councilperson Joe Hafner, that this matter be Passed . The motion PASSED with the following vote.**

**Aye:** 11 - Ann Williams;Charles Frierson;Chris Moore;John Street;Mitch Johnson;Gene Vance;Charles Coleman;Bobby Long;Joe Hafner;David McClain and LJ Bryant

**Absent:** 1 - Chris Gibson

Enactment No: R-EN-090-2020

#### ORDINANCES ON FIRST READING

##### [ORD-20:025](#)

AN ORDINANCE TO VACATE AND ABANDON A 40' DRAINAGE AND UTILITY EASEMENT LOCATED ACROSS PROPERTY LOCATED AT 2610 NESTLE WAY IN THE CRAIGHEAD TECHNOLOGY PARK IN JONESBORO, ARKANSAS AS REQUESTED BY JOHN EASLEY OF ASSOCIATED ENGINEERING ON BEHALF OF JONESBORO CITY WATER AND LIGHT

**Attachments:**    [Abandonment concurrence - 2610 Nestle Way](#)  
[Notice](#)  
[Petition](#)  
[Plat](#)  
[utility letters](#)

*Councilmember John Street abstained from discussion and voting on ORD-20:025 due to the fact that he serves on the Board for City, Water and Light. Councilmember Charles Frierson abstained from discussion and voting on ORD-20:025 due to the fact that he is the attorney for City, Water and Light.*

*Councilmember Mitch Johnson motioned, seconded by Councilmember Chris Moore, to suspend the rules and offer ORD-20:025 by title only. All voted aye.*

**Held at one reading**

##### [ORD-20:026](#)

AN ORDINANCE BY THE CITY OF JONESBORO ARKANSAS REGARDING THE USE OF MASKS IN RELATION TO THE COVID-19 PANDEMIC.

**Attachments:**    [Jonesboro Mask Ordinance Final Draft](#)  
[Jonesboro Mask Ordinance Final Draft-Amended](#)

*Mayor Perrin said, I would ask the same way that Councilmember Johnson did that we get a motion to table this indefinitely because of the order of the Governor of Arkansas.*

**A motion was made by Councilperson Bobby Long, seconded by Councilperson Joe Hafner, that this matter be Postponed Indefinitely . The motion PASSED with the following vote.**

**Aye:** 11 - Ann Williams;Charles Frierson;Chris Moore;John Street;Mitch Johnson;Gene Vance;Charles Coleman;Bobby Long;Joe Hafner;David McClain and LJ Bryant

**Absent:** 1 - Chris Gibson

## **7. UNFINISHED BUSINESS**

### *ORDINANCES ON THIRD READING*

[ORD-20:021](#) AN ORDINANCE TO AMEND SECTION 117.35 REGARDING THE REFUND OF REZONING SIGN DEPOSITS

**A motion was made by Councilperson Mitch Johnson, seconded by Councilperson Chris Moore, that this matter be Passed . The motion PASSED with the following vote.**

**Aye:** 11 - Ann Williams;Charles Frierson;Chris Moore;John Street;Mitch Johnson;Gene Vance;Charles Coleman;Bobby Long;Joe Hafner;David McClain and LJ Bryant

**Abstain:** 1 - Chris Gibson

Enactment No: O-EN-027-2020

[ORD-20:022](#) AN ORDINANCE TO PLACE VARIOUS TRAFFIC SIGNS AT DESIGNATED LOCATIONS AS RECOMMENDED BY THE TRAFFIC CONTROL COMMITTEE

**A motion was made by Councilperson Mitch Johnson, seconded by Councilperson Charles Coleman, that this matter be Passed . The motion PASSED with the following vote.**

**Aye:** 11 - Ann Williams;Charles Frierson;Chris Moore;John Street;Mitch Johnson;Gene Vance;Charles Coleman;Bobby Long;Joe Hafner;David McClain and LJ Bryant

**Absent:** 1 - Chris Gibson

Enactment No: O-EN-028-2020

[ORD-20:024](#) AN ORDINANCE ABANDONING AND VACATING UTILITY EASEMENTS AS REQUESTED BY GEORGE HAMMAN OF CIVILOGIC ON BEHALF OF THE HERBERT H. AND SHARON F. STALLINGS LIVING TRUST

**Attachments:** [signed petition](#)  
[abandonment plat](#)  
[Stallings Abandonment - Hamman](#)  
[Abandonment Concurrence ATT](#)  
[Abandonment Concurrence CenterPoint](#)  
[Abandonment Concurrence CWL](#)  
[Abandonment Concurrence Ritter](#)  
[Abandonment Concurrence Suddenlink Altice](#)

**A motion was made by Councilperson Chris Moore, seconded by Councilperson Gene Vance, that this matter be Passed . The motion PASSED with the following vote.**

**Aye:** 11 - Ann Williams; Charles Frierson; Chris Moore; John Street; Mitch Johnson; Gene Vance; Charles Coleman; Bobby Long; Joe Hafner; David McClain and LJ Bryant

**Absent:** 1 - Chris Gibson

Enactment No: O-EN-029-2020

## **8. MAYOR'S REPORTS**

*Mayor Harold Perrin reported on the following items:*

*We got a good report from the Street Department and they have already striped 58 miles as of last week all over Jonesboro. The striping is very, very important, particularly the ones on the side of the roads. Hats off to the Street Department.*

*Our Financial Statement was discussed in depth at the Finance Committee. You all received a copy of that. I want to say that so far through June, we are at about \$1.425 million in the black. Actually, the report you got show about right at \$2.8 million we projected on a deficit. However, we had an actual surplus of \$1.4 million. Then we also received the \$4.2 million in the first six months. However, to take away from that \$4.2 million, we received the \$1.2 million on the building that was destroyed by the tornado which the Municipal League has already paid for. In addition to that, they have also paid out around \$230,000 in miscellaneous stuff. So that still left us at net net on the \$1.4 million. I just want to keep our prayers there that we keep going well on our financials through this year.*

*Next, on small cell sites, I wanted to give and update on that and the reason is and I will say something in just a minute. If you all remember, we passed an ordinance on small cell sites to be located throughout the city. We had very strong deals on those ordinances. However, I wanted to give you an update. Right now, AT&T has had 20 permits approved and also 19 has been submitted. Verizon has only submitted seven. There has been no sites completed at this time. Now, in that regard, Councilmember Bobby Long had called about maybe having some discussion later on and we had so much of this other stuff going on on the mask deal, we had to put it off. But, I will be getting with him and scheduling something to have some people talk about the safety if you will of the small cell sites. Mr. Long went along with me on that with so much that we had on the agenda. I would have thought by now that we would have had more permits, but we have not received them.*

*Next, on the 911, if you all remember last year during the session the governor changed that to create a 911 Board which sets back some of the sales tax we get off of our cell phone fees. They increased that and then put that in and now they are still putting it into a trust fund. But, also, the amount of money that went up, we have, I will just give an example. At the end of the second quarter, revenues exceeded our expenses by \$140,000 for our 911 Center. Now, that is great. Right now, we have a net surplus of about \$201,000 in the 911 Center. Now, to refresh your memory, we budgeted about \$600,000 for the 911 distribution for the 911 Board in Little Rock and that is for a year. We have already received \$762,684. So, what that is saying is basically at the end of the year if this continues that the increase in legislature changed on the increase in the phone sales that it is going to take a tremendous*

*pressure off of our general fund in order to help fund the 911 Center. And, so, that is good. I will keep you all updated. I got a copy of that just a few days ago and I thought, you know, I would like to share that with you all.*

*The other one that goes back to the financial statement, if you all will remember, you all passed an ordinance to allow that the city collect e-commerce or internet sales. In Craighead County from last year through June, they are up \$294,000 more money because that ordinance was passed. The City of Jonesboro is up \$225,992 or you might say \$226,000 more than last year because of the passage of that. So, I thought you might want to take a look at that as well.*

*Also, we have new playground equipment at Parker Park. I think it has been in the paper and in the media. So, go by and look at that and enjoy that. It is a real good park. All of that has been taken out and replaced.*

*Our Veteran's Village groundbreaking is scheduled for July 29, 2020 at 2:00 p.m. If you will go by and look now, some of that site work is already done. Some of the slab is down, I think and they are moving on fairly quickly on that one.*

*The JETS CARES Act funding plan is still underway. We will be working on that and bringing that back to the council and to the citizens fairly soon.*

*Also, we are working with the Chamber of Commerce, Jonesboro Unlimited on a mask promotion/education. We have met with the Chamber as of last Friday. They are going to help us fund a campaign for that.*

*On July 13, 2020, the Reserve at NEA had their groundbreaking. I know that is past, but that is a big plus for this city because the groundbreaking was the first phase which is going to add 12,000 sq. ft. on clinical space for pediatrics and dermatology. Also, 11 acres of what they call lifestyle focused medical which again, is going to be bike trails, walking trails, and etc. When they are totally complete on that, you are looking at 20-30 acres of a major addition to our city on the hospital that they have done there.*

*I also wrote a letter and sent it off yesterday to ARDOT to look again at Old Bridger Road and 49 for a stop light. We did that back a few months ago. It was turned down. However, with all of this major expansion here and I sent them the site plan, the date of completion on all of the additions that are going to happen to this hospital and also we could connect that road all the way over into Sage Meadows which it would almost be a straight shot into Sage Meadows. I think that we need to look to the future and I have asked Lorie Tudor, the Director of ARDOT, to please refer and look at that again in her planning division. So, I will keep you all updated on that.*

*I also want to remind you and you just heard a few minutes ago about the Grants Department. We were able in our HUD and COVID-19 and it is in the paper that we are accepting grants for profit and non-profit companies that can receive between \$1,000 to \$10,000. It can also be for payroll. It can be for PPE. It can be for rent. It can be for utilities as long as you have anywhere as low as 3 people up to 21. I encourage everyone to please look at that particularly even in the non-profit area. There are non-profits here I know that probably could use these monies. We definitely need to have these applications come in to the Grants Division so we can look at them and get that money out. It is no good sitting in our bank account. We would love to be able to get those out and get those grants approved. Councilmember Bobby Long asked, Mayor, where is the application? Is it online that they can pull off? Mayor Perrin said, yes it is. It is on the Grants page of our city website. I encourage and I told Regina that I certainly would get that word out again tonight. Please, please go back and look*

*if you have had some loss in some of these things based on COVID-19, please do that because this is a wide open type of grant where you can place this on salaries, rent, utilities. There were a lot of those that were restricted only for salaries or certain things.*

*I just noticed one thing on here and Mike Downing and I talked about it. It is kindly watching unemployment if you will. In May, Craighead County was at 8.5% and Fayetteville was at 7.1% and the state's average of unemployment based on COVID is 9.6%. You can see what it has done to our state. So, your city is still fairing better than the state and pretty close to Fayetteville. So, that is good, but we would certainly like to have it back to that 3% range that we had before COVID, the tornado, and a lot of these things that hit our city that we could not control. So, I wanted to share that with you.*

[COM-20:030](#)

JONESBORO AIRPORT COMMISSION FINANCIAL STATEMENTS ENDING JUNE 30, 2020

**Attachments:**     [JAC Jonesboro Airport Financials 06\\_20](#)

Filed

[COM-20:034](#)

June 2020 Financial Reports

**Attachments:**     [Deposit Collateralization Report June 2020](#)  
[Expenditure Report June 2020](#)  
[Financial Overview June 2020](#)  
[Observations Regarding June 2020 Financial Statements](#)  
[Revenue Report June 2020](#)  
[Sales Tax Report \(Combined\) June 2020](#)  
[State Turnback Report \(Combined\) June 2020](#)  
[Statement of Changes in FB, Required Reserve and STIP Balances Report J](#)

Filed

## **9. CITY COUNCIL REPORTS**

*Councilmember John Street said, I would like to commend MPO Director Cecelie Cochran for her fantastic job working with those crosswalks. Mayor, I know you are going to talk to Lorie Tudor and I would ask that you talk to her about this as well. I think at least one of those red light crossings is warranted there. It is a pretty serious situation as you know. Being a reserve officer, I work on Johnson quite a bit, especially after ASU football games and I have almost been hit five or six times and that is wearing a safety vest and standing there with blue lights. So, anything we can do to get that done would be a big help. I would also like to update you on the records destruction. Steve Kent and I, this has been the fourth week that we have been there and the truck has been steadily chewing that stuff up. We had quite a bit accumulated. We have got one, maybe two more weeks of the truck coming back by. It comes by once a week and then we will have the records totally destroyed.*

*Councilmember Mitch Johnson said, I meant to ask during your comments and maybe it is not a possibility, but have we inquired what the Highway Department to even reduce the speed out there in the interim before we even get any traffic signal. Mayor Perrin said, we did and they came back. The answer to your question is yes. MPO Director Cecelie Cochran said, Engineering Director Craig Light, checked on that three*

times. Currently, right now, ARDOT's position is no, they will not lower the speed limit in that area. Councilmember Johnson asked, we are talking about the same area right at Old Bridger? Mayor Perrin said, the same area. Yes, because it slows down to 45, but averages to around 60 probably. Councilmember Johnson said, well, it is 60 coming over the hill which probably more like 65 or 70. Mayor Perrin said, right. To answer your question is yes and that is why we have re-asked for that stoplight.

Councilmember LJ Bryant said, I just want to congratulate Mayor Perrin and his staff on the good financial management. I know that we were all very fearful with what that situation might look like. I know we may still be fearful in the months ahead, but I know we can be pleased with where we are currently. I know we are coming off of a really big discussion about masks with lots of emails and I would just congratulate everyone on the council. I think we all worked together well despite our opinions and I thought the community, out of the thousand emails we got, I bet 985 of the people were very nice regardless of their position. So, I think that speaks well of the council and the community. Mayor Perrin said, right and I concur with that. Thank you very much.

Councilmember Joe Hafner said, to echo LJ's comments about how we should be really pleased about how our finances are going. I know Steve Purtee, our city's Finance Director, he and his staff are meeting with our department heads currently doing a mid-year review on where they stand on their budgets. So, it will be interesting to see what comes out of those meetings. I am scheduled to meet with the Legislative Audit on Thursday at 10:30 a.m. to go through the audit. Obviously, the audit will not be final until it is approved down in Little Rock, but, hopefully, we can have another clean audit like we have had in the last several years and I am not expecting anything less than that. We mentioned this at the finance meeting this last week, but I believe at next week's finance meeting, Mike Burroughs, who has a long history of being a legislative auditor is going to make a report to us based on his finding where he went through and basically audited our checking account transactions in light of what was going on in and happened at the county. I think we have a lot better controls because of the way that we are set up than the way the county is set up. It will be good to get that report from Mike and see if there is anything that we need to address. Just to remind people the monthly financials are put on the finance page. Budgets for the last several years are on there. We did that to try to be more transparent and there is also a listing of the monthly checks on there. If you are ever interested in what the financials are for the month, go to the Finance page of the City's website and click either the budgets or the financials or anything like that. That's all I've got. Thank you. Mayor Perrin said, thank you. Just to remind everyone, all checks, all vendors, every individual, anybody who gets a check is on that website. I know Conway first started that and got software, but we were able to, thanks to our IT Director Jason Ratliff, we were able to come up with our own and not have to pay for one. Councilmember Hafner said, I know two to three years ago that was one thing I first started asking about when I was doing research and saw Conway's is something like openbook or checkbook or something like that, but it was several hundreds of thousands of dollars. We are doing ours in a more cost effective measure, but I think it is still effective in increasing transparency. So, thanks with your help with that.

Councilmember Bobby Long said, on the Grants page, thank you for updating that because I had that on my list. I wanted to see just how active that has been. Hopefully, we will be able to increase those applications and get that money out to our businesses. I want to congratulate our local businesses in adapting and thinking outside of the box and keeping afloat during this time and doing some things they have not had to do in the past. I'm glad that they are doing it because we have some

unbelievable small businesses in this city. I want them to be here. I want to also encourage everyone in Jonesboro to shop local. When you can, shop local. They are going through tough times and they are trying to do what they can to stay afloat and I think we owe it to them and we deserve our patronage during this time. So, please, when you shop, shop local. I would like to get an update on the shooting range. I had a couple of people actually talk about that and ask me questions. I had one guy email me the other day and asked when is it going to be open and what portions of it are going to open first. Mayor Perrin asked, Chief would you like to make a comment? Police Chief Rick Elliott said, I will take the next hour and talk about the shooting range. I was out there today and Ransom has moved along very nicely. The pistol and rifle side, the rifle side is pretty much complete. The baffels are up, the overhead where the shooters stand, all of that is up on both sides. They are finishing up the baffels on the pistol side. That portion of the range is near completion. On the other side of the complex, where the trap and skeet fields are, the skeet houses, the concrete block houses are up. The roofs are on. Everything is in place. We are still waiting on the precast bunkers for the trap machines to be set in. As of today, they are trenching and running conduit for the electrical work out there at the site. The shot curtain will be the next biggest thing going in out there. After that, we will be ready to open up these two portions of the range to the public. I am hoping by sometime in September, we can start opening this facility up for public usage. So, progress is doing quite well. Councilmember Long said, that was there hope. They wanted it up. Mayor Perrin said, hunting season is not far off. Chief Elliott said, hunting season is not far off. You are correct. We have heard a lot of interest, not only locally, but across the country. The gentleman that runs the world champion shooting sports complex in Sparta, IL came down and visited with me a few weekends ago. This is a 1,600 acre facility. It is the biggest in the world. They have 235 trap ranges in a row, so close to three miles that this gentleman manages. He said what we have here in Jonesboro is a gem. He said there is nothing like it in this part of the country and we have underestimated the potential for this facility. He is excited along with other people across the country. I am starting to get some letters in from support from State Representatives, not only from here, but across the state. I have gotten letters out of Marion, out of Memphis, Tennessee. I forwarded some of them to the Mayor but we are starting to collect that information. I hope before long that we can come to the council. We have a private investment group that has expressed interest in taking this project and finishing out and financing it back to the city. So, I think the paper had mentioned something about this a while back. But, I think, hopefully, we can get the company P-3 before you all to listen to what they have to say. The way that we can get this thing completely funded out and the whole operation up and running so we can get a bigger revenue stream coming back in. And, it would be a more affordable way to finance the project and get it up and running. So, I won't go into a lot of detail about that company, but again, that is a presentation that we hope to get before you all here in the very near future. So, we can see what they have got to say and see if the council wants to proceed before this project. But, with the excitement that we have got, not only locally, but it has now drawn regional and nationwide attention, I think we have got something that we are really going to be proud of and it will be a big, economic boom for Jonesboro. I think the economic impact will be very big for us. We have had a lot of interest and I would encourage you if you haven't driven out to the range, drive out there or if you want to come by my office one afternoon and I'll drive you out there and show you what we have got. I will be more than happy to because I am really proud of what we have got and how it is shaping up. It is really going to be a fantastic facility. Councilmember Long said, as you are talking to these people, and they are looking at what we have got, there are even some local groups that are interested in being a part of this. Chief Elliott said, absolutely, we have got our shooting commission, in spite of the COVID, our shooting board has managed to meet a couple of times at the

Embassy. We are getting numbers together for selling off naming rights to each of the trap fields and stuff like that. So, a lot of this, we are waiting on some costs. So, we know what to ask for on naming rights for that field. So, we are about to that point. We have some potential donors already lined up that are already interested. So, I think on the money aspect, once we get to that point, we will flow pretty quickly.

Councilmember Bobby Long said, are the conceptual drawings that were put out there at the beginning, is that still the direction that we are going or is there any chance that those conceptual drawings may change in order to accommodate larger events and larger shooting events. Chief Elliott said, the gentleman from Sparta said his only negative comment was you don't have enough parking. He said you do not realize what you have here in Jonesboro and the amount of people that will come to this facility to shoot at your complex and you at 427 parking places, you don't have enough.

Councilmember Long asked, what was his suggestion? Chief Elliott said, to try to find a way to add more parking. Mayor Perrin said, we have enough land. Chief Elliott said, there is some land on the other side of the ditch that is currently up for sale. With that kind of projection, I think, maybe, that is something that we will want to retain an option on, maybe looking at more land. You may not want to develop it yet, but you may want to get it and put it for future development for once we get the whole complex up and running. So, that is another good thing with going with this investment company. I think this is something that we can try to add in and finance out. But, again, I will save all of those details for them to present to you all. Councilmember Long said, thank you. Mayor Perrin said, I think you will see a lot of school buses up there too. Chief Elliott said, we have. I have actually talked to several trap coaches. Manila has 49 kids that shoot trap and so the coach said we will bus over at least once a week just for practice. Councilmember Long asked, would there be archery. Chief Elliott said, absolutely. There is archery. We know all of the schools that are shooting archery. We had to make a modification early on in the dirt phase and push one of the berms out to 70 yards because ASU stepped up and said hey, on the collegiate level, we shoot up to 70. So, we made a modification to add a 70 yard berm with the hopes that we could possibly end up with a collegiate, a national collegiate tournament here in Jonesboro. So, all shooting disciplines are covered out here in the complex besides trap and skeet. There's western action and other disciplines in the shooting sports that will bring people to town for competition. And, so, we get a couple of tournaments going on at the same time out there, parking is definitely going to be a problem. It will be bigger than some of the events that we have at our softball and baseball complexes. Mayor Perrin said, no doubt. Councilmember Bobby Long said, no doubt, it's going to be. Chief Elliott said, it is a good problem to have. But, again, first we need to get the facility up and running. We also want to strategically plan ahead for the future. I have been told by several people that are in the industry say that we have underestimated what we have got. So, it is exciting news that Jonesboro be put on the map for this complex once we get it up and running. Thank you. Councilmember Long said, thank you chief.

Councilmember Ann Williams said, I would like to echo what Councilmember Street said about Cecelie Cochran and what a great job she has done. I know how hard she has worked on that project on Johnson and State Street. I know that we have had difficulty as far as the state lowering the speed limit there, but I wonder if we could look at maybe penalizing people for not complying with the flashing light with a ticket amount significant enough to start to get people's attention about that if they are not stopping or if they are going around pedestrians that are in the crosswalk she described. You know that is pretty horrifying. So, I was wondering if we could look at maybe increasing the penalties and also for speeding through there the way the tickets are increased in construction zones because of the risk to life, if that is a possibility. If there is any constraint by the state as far as us doing that action to have some hefty



*finer for violating safety of pedestrians through there. Mayor Perrin said, I think the chief can take that, the traffic control division, I mean the committee and discuss that. Good point. Councilmember Williams said, I think there would be valid points for doing that for the same reason the speeding tickets are increased for speeding through certain areas when it is jeopardizing people's lives. But, also for violating the lights at the pedestrian crossing there whether not yielding or not complying and stopping when the lights are flashing.*

*Councilmember Chris Moore said, I would just like to thank Bill Findley for his 40 years of service. I thought that was quite impressive. The city is blessed with having employees that seem to stay for long periods of time. Thank you Mr. Mayor.*

*Councilmember Gene Vance said, I want us to recognize the fact that the debate we had in the Public Safety Committee on the masks actually got our governor get off the stool and pass a mandate. I guess our governor got our president today to encourage masks.*

## **10. PUBLIC COMMENTS**

*Patti Lack, 4108 Forrest Hill Road, said, I have a friend and she works for the Census Bureau and she has a real concern because the numbers are down and she wanted me to get the word out a little bit that we need help from the people of Jonesboro. When I started reading some of the information that she gave me and she was saying that the census was every ten years. She said ten years ago when they took the count for Arkansas, they only counted 69% of the population here. There is actually \$675 billion that is available when we have a good census count. I know what we mentioned this before. I think we really need to start pushing it for city especially. I don't know whether to use the local tv station, the city website, different Facebook pages to get the word out to have people fill out the census form. Because what happened and I started reading the information that she gave me is that Arkansas is number 37 on the list about doing the self-responses. We dropped down to 41 this week. So, we are not getting those census counts down. I don't think we can afford to undercount the population because when you have a good census count, looking at the programs whether it is federal or it is local, you look at your disaster funds, you look at the feeding programs that we have for our schools and for people everywhere. I think they actually extended the deadline for filling out the self-response for the census. The deadline now is October 31, 2020 so we have a little bit more time. But, I think we need to get the word out. When you realize that money goes for ten years and there are a lot of things that can happen over ten years. I hope the people of Jonesboro take the time and go to Census.gov and fill out some questions. It is so simple. We need to get that word out. Thank you.*

*Mayor Perrin said, I see Craig Pomrenke that is the manager of the Embassy Suites. I just wanted to say on behalf of the city, thank you for allowing us to use your convention center because we have had the shooting range, the beautification committee, the governor, and many things here and you allowed us to do that at no cost. I just want to say to you, thank you very much for doing that. I appreciate that very much.*

## **11. ADJOURNMENT**

**A motion was made by Councilperson Mitch Johnson, seconded by Councilperson Joe Hafner, that this meeting be Adjourned . The motion PASSED with the following vote.**

**Aye:** 11 - Ann Williams; Charles Frierson; Chris Moore; John Street; Mitch Johnson; Gene Vance; Charles Coleman; Bobby Long; Joe Hafner; David McClain and LJ Bryant

**Absent:** 1 - Chris Gibson

\_\_\_\_\_ **Date:** \_\_\_\_\_

**Harold Perrin, Mayor**

**Attest:**

\_\_\_\_\_ **Date:** \_\_\_\_\_

**Donna Jackson, City Clerk**



Legislation Details (With Text)

**File #:** RES-20:101    **Version:** 1    **Name:** APPOINTMENTS TO BOARDS AND COMMISSIONS AS RECOMMENDED BY MAYOR HAROLD PERRIN

**Type:** Resolution    **Status:** Recommended to Council

**File created:** 7/21/2020    **In control:** Nominating and Rules Committee

**On agenda:**    **Final action:**

**Title:** RESOLUTION BY THE CITY COUNCIL OF THE CITY OF JONESBORO, ARKANSAS TO MAKE APPOINTMENTS TO BOARDS AND COMMISSIONS AS RECOMMENDED BY MAYOR HAROLD PERRIN

**Sponsors:** Mayor's Office

**Indexes:** Appointment/Reappointment

**Code sections:**

**Attachments:**

Date	Ver.	Action By	Action	Result
7/28/2020	1	Nominating and Rules Committee		

RESOLUTION BY THE CITY COUNCIL OF THE CITY OF JONESBORO, ARKANSAS TO MAKE APPOINTMENTS TO BOARDS AND COMMISSIONS AS RECOMMENDED BY MAYOR HAROLD PERRIN

WHEREAS, the following appointments have been recommended by Mayor Harold Perrin

NOW THEREFORE BE IT RESOLVED BY THE CITY COUNCIL FOR THE CITY OF JONESBORO, ARKANSAS, that the following appointments be confirmed:

**JONESBORO BEAUTIFICATION COMMISSION**

Appointment of Nate Schimmel as the City Water and Light representative to a three-year term to expire April 21, 2023

**METROPOLITAN AREA PLANNING COMMISSION (MAPC)**

Appointment of Paul Ford to fulfill the unexpired term of Jim Scurlock, who has resigned, with the term expiring July 16, 2022

**MUNICIPAL AIRPORT COMMISSION**

Appointment of Brandon Winters to fulfill the unexpired term of Wallace Fowler, who has resigned, with the term expiring May 7, 2023



## Legislation Details (With Text)

<b>File #:</b>	ORD-20:027	<b>Version:</b>	1	<b>Name:</b>	PERMIT THE SELECTION OF THE POSITION 1 COUNCIL MEMBER FROM EACH WARD TO BE VOTED ON BY ONLY THE CITIZENS OF THE WARD IN WHICH THEY SERVE
<b>Type:</b>	Ordinance	<b>Status:</b>			First Reading
<b>File created:</b>	7/21/2020	<b>In control:</b>			Nominating and Rules Committee
<b>On agenda:</b>		<b>Final action:</b>			
<b>Title:</b>	AN ORDINANCE TO PERMIT THE SELECTION OF THE POSITION 1 COUNCIL MEMBER FROM EACH WARD TO BE VOTED ON BY ONLY THE CITIZENS OF THE WARD IN WHICH THEY SERVE				
<b>Sponsors:</b>	LJ Bryant				
<b>Indexes:</b>	Election - general/special				
<b>Code sections:</b>					
<b>Attachments:</b>	<a href="#">Casteel Email 07262020</a> <a href="#">Casteel 07262020</a> <a href="#">Dougan 07272020</a> <a href="#">crail 07282020</a>				

Date	Ver.	Action By	Action	Result
7/28/2020	1	Nominating and Rules Committee		

**AN ORDINANCE TO PERMIT THE SELECTION OF THE POSITION 1 COUNCIL MEMBER FROM EACH WARD TO BE VOTED ON BY ONLY THE CITIZENS OF THE WARD IN WHICH THEY SERVE**

**WHEREAS**, the City of Jonesboro believes that it would be beneficial to the citizens of each ward to have one councilmember elected solely by the citizens of the ward they represent;

**WHEREAS**, it is the desire of the City Council to send this measure to the voters to determine if the Position 1 council seat in each ward should be so elected;

**WHEREAS**, this shall in no way effect the way the Position 2 council seat is elected; and,

**WHEREAS**, it is the desire of the City Council that this change take place with the next regularly scheduled election for the Position 1 seat.

**THEREFORE, BE IT ORDAINED** by the City Council for the City of Jonesboro, Arkansas that:

**SECTION ONE:** The provisions of this ordinance shall be subject to approval by a majority of the electors voting on the issue during the General Election to be held on November 3, 2020.

**SECTION TWO:** The change in how the Position 1 seat is elected shall take place at the next regularly scheduled election for that seat.

**SECTION THREE:** Per Ark. Code Ann. § 14-43-307(b)(1)(B)(ii) councilmembers running for election for Position 1 shall be elected solely by the citizens of their ward.

**SECTION FOUR:** All laws, ordinances, resolutions, or parts of the same, that are inconsistent with the provisions of this ordinance, are hereby repealed to the extent of such inconsistency.

**SECTION FIVE:** Should any part or portion of this ordinance be found by a court of competent jurisdiction to be unconstitutional or invalid, such invalidity as may be found shall not affect any other part or portion hereof.

-----Original Message-----

From: Judy Casteel <fairymom12@gmail.com>

Sent: Sunday, July 26, 2020 7:20 PM

To: Larry J. Bryant <LBryant@jonesboro.org>

Cc: Donna Jackson <DJackson@jonesboro.org>; April Leggett <ALeggett@jonesboro.org>

Subject: Proposed ord. 20:027 & ord. 20:28

Hi LJ—

I wanted to personally thank you for proposing the above ordinances regarding voting for one council member by ward & the addition to November election. This is similar to something I have felt was only fair for a very long time. Bravo! I will voice my support of both proposals to full council.

Thank you, LJ, for your continued work for the betterment of our city. To have voices such as yours makes me confident in Jonesboro's future.

Warmest Regards,  
Judy Casteel

-----Original Message-----

From: Judy Casteel <fairymom12@gmail.com>

Sent: Sunday, July 26, 2020 9:55 PM

To: Aldermen <Aldermen@jonesboro.org>

Cc: April Leggett <ALeggett@jonesboro.org>; Donna Jackson <DJackson@jonesboro.org>

Subject: Proposed ordinances

Dear Council Members,

I write in favor of Councilman Bryant's proposed ordinances as I have long believed such a 'by ward' proposal is the most equitable for those in a given ward. It is my opinion that a hybrid approach is sound & I sincerely hope you see the merit in this. I, for one, strongly support both proposals.

Thank you all for your time & all you do for our city.

Warmly,

Judy Casteel

-----Original Message-----

From: MICHAEL B. DOUGAN <mdougan@astate.edu>

Sent: Monday, July 27, 2020 1:50 PM

To: Council Coments <CouncilComments@jonesboro.org>

Subject: At large elections

The history of this at-large practice is rooted in Racism but also serves to deny the local residents an interest in local politics. A long history of the Neglected North Side of Town repeatedly shows this.

Michael B. Dougan

Distinguished Professor of History Emeritus Arkansas State University



**From:** Patty Crail <crailpatty@yahoo.com>  
**Sent:** Tuesday, July 28, 2020 11:04 AM  
**To:** Council Coments <CouncilComments@jonesboro.org>  
**Subject:** Ordinance-20:027

PLEASE VOTE YES ON THIS ORDINANCE



Legislation Details (With Text)

**File #:** ORD-20:028    **Version:** 1    **Name:** CALL AN ELECTION DURING THE 2020 GENERAL ELECTION ON THE ISSUE OF PERMITTING THE SELECTION OF THE POSITION 1 COUNCIL MEMBER FROM EACH WARD TO BE VOTED ON BY ONLY THE CITIZENS OF THE WARD IN WHICH THEY SERVE

**Type:** Ordinance    **Status:** First Reading

**File created:** 7/21/2020    **In control:** Nominating and Rules Committee

**On agenda:**    **Final action:**

**Title:** AN ORDINANCE TO CALL AN ELECTION DURING THE 2020 GENERAL ELECTION ON THE ISSUE OF PERMITTING THE SELECTION OF THE POSITION 1 COUNCIL MEMBER FROM EACH WARD TO BE VOTED ON BY ONLY THE CITIZENS OF THE WARD IN WHICH THEY SERVE

**Sponsors:** LJ Bryant

**Indexes:** Election - general/special

**Code sections:**

**Attachments:**

Date	Ver.	Action By	Action	Result
7/28/2020	1	Nominating and Rules Committee		

**AN ORDINANCE TO CALL AN ELECTION DURING THE 2020 GENERAL ELECTION ON THE ISSUE OF PERMITTING THE SELECTION OF THE POSITION 1 COUNCIL MEMBER FROM EACH WARD TO BE VOTED ON BY ONLY THE CITIZENS OF THE WARD IN WHICH THEY SERVE**

**WHEREAS**, the City of Jonesboro believes that it would be beneficial to the citizens of each ward to have one councilmember elected solely by the citizens of the ward they represent;

**WHEREAS**, it is the desire of the City Council to send this measure to the voters to determine if the Position 1 council seat in each ward should be so elected;

**WHEREAS**, this shall in no way effect the way the Position 2 council seat is elected;

**WHEREAS**, this referred measure and election is held in accordance with Ark. Code Ann. § 14-55-301, *et seq.*; and,

**WHEREAS**, it is the desire of the City Council that this change take place with the next regularly scheduled election for the Position 1 seat.

**THEREFORE, BE IT ORDAINED** by the City Council for the City of Jonesboro, Arkansas that:

**SECTION ONE:** The provisions of this ordinance shall be subject to approval by a majority of the electors voting on the issue during the General Election to be held on November 3, 2020.

**SECTION TWO:** The change in how the Position 1 seat is elected shall take place at the next regularly

scheduled election for that seat.

**SECTION THREE:** The following question shall be referred to the electors of the City during the General Election held on Tuesday, November 3, 2020:

**FOR REFERRED MEASURE NO.** \_\_\_\_ .....

**AGAINST REFERRED MEASURE NO.** \_\_\_\_ .....

**SECTION FOUR:** The Mayor and City Clerk are directed to complete any and all duties required by law to place this matter on the ballot for the November 3, 2020, General Election, and to prepare and publish any notices or advertisements required, and further to perform all necessary acts to have the Craighead County Election Commission and other officers assure that this matter is placed upon a ballot for the November 3, 2020, General Election.

**SECTION FIVE:** All laws, ordinances, resolutions, or parts of the same, that are inconsistent with the provisions of this ordinance, are hereby repealed to the extent of such inconsistency.

**SECTION SIX:** Should any part or portion of this ordinance be found by a court of competent jurisdiction to be unconstitutional or invalid, such invalidity as may be found shall not affect any other part or portion hereof.



## Legislation Details (With Text)

<b>File #:</b>	ORD-20:029	<b>Version:</b>	1	<b>Name:</b>	WAIVE COMPETITIVE BIDDING AND AUTHORIZE DENNIS NEAL RESURFACING TO EPOXY RESIN FINISH FIVE SETS OF RESTROOM AT CRAIGHEAD FOREST PARK FOR THE PARKS DEPARTMENT
<b>Type:</b>	Ordinance	<b>Status:</b>			First Reading
<b>File created:</b>	7/21/2020	<b>In control:</b>			Finance & Administration Council Committee
<b>On agenda:</b>		<b>Final action:</b>			
<b>Title:</b>	AN ORDINANCE TO WAIVE COMPETITIVE BIDDING AND AUTHORIZE DENNIS NEAL RESURFACING TO EPOXY RESIN FINISH FIVE SETS OF RESTROOM AT CRAIGHEAD FOREST PARK FOR THE PARKS DEPARTMENT				
<b>Sponsors:</b>	Parks & Recreation				
<b>Indexes:</b>	Waive competitive bidding				
<b>Code sections:</b>					
<b>Attachments:</b>	<a href="#">Craighead Forest Restrooms Estimate</a>				

Date	Ver.	Action By	Action	Result
7/28/2020	1	Finance & Administration Council Committee		

AN ORDINANCE TO WAIVE COMPETITIVE BIDDING AND AUTHORIZE DENNIS NEAL RESURFACING TO EPOXY RESIN FINISH FIVE SETS OF RESTROOM AT CRAIGHEAD FOREST PARK FOR THE PARKS DEPARTMENT

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF JONESBORO, ARKANSAS:

Section 1. That the Parks Department of the City of Jonesboro, Arkansas needs to purchase the services of Dennis Neal Resurfacing to Epoxy Resin Finish floors and half walls at all 5 sets of restroom located at Craighead Forest Park.

Section 2. That said service may be purchased from Dennis Neal Resurfacing located in Swifton, Arkansas, for the sum of \$38,669.00 to be paid from the 2020 Capital Improvement Budget.

Section 3. The City of Jonesboro in accordance with the terms of A.C.A. Section 14-58-302 hereby waive the requirement of competitive bidding deeming it unfeasible due to the following: Dennis Neal Resurfacing is determined to be a sole source provider of this type of product and service.

Section 4. It is further found that due to the need of these products and services to maintain public health levels, an emergency is declared to exist and this ordinance being necessary for the preservation of the public peace, health, and safety, shall take effect from and after its passage and approval.



View Estimate

Print

PDF

Decline

Accept

Dennis Neal Resurfacing  
 Dennis Neal  
 411 Main Street  
 Swifton, AR 72471  
 Phone: 870-664-1224  
 Dennisneal52@gmail.com  
 dennisnealsrefinishing.com



City Of Jonesboro  
 330 S. Church  
 P.O. Box 1845  
 Jonesboro AR 72403-1845  
 Dkapales@jonesboro.org

## ESTIMATE

Estimate # 0000639

Estimate Date 07/05/2019

Item	Description	Unit Price	Quantity	Amount
	Pavilion 1 Restroom Women's: The floor area measures 26'8"X11'4". We will grind the floor to a 100 grit finish to remove existing coatings off of concrete to prep for refinishing. We will also prep the wall up from the floor level 8" to the first block line for refinishing adding a cove base to have a rounded transition from floor to wall. We will then resurface the floor and wall described above in a Multi-Stone epoxy resin finish.	3518.00	1.00	3,518.00
	Pavilion 1 Restroom Men's: The floor area measures 26'8"X11'4". We will grind the floor to a 100 grit finish to remove existing coatings off of concrete to prep for refinishing. We will also prep the wall up from the floor level 8" to the first block line for refinishing adding a cove base to have a rounded transition from floor to wall. We will also prep the area behind the toilets and urinals with a total linear footage being 62'9" and take that finish up the wall from the floor 4'. We will then resurface the floor and wall described above in a Multi-Stone epoxy resin finish.	5027.00	1.00	5,027.00
	Pavilion 3/4 Restroom Women's: The floor area measures 26'8"X11'4". We will grind the floor to a 100 grit finish to remove existing coatings off of concrete to prep for refinishing. We will also prep the wall up from the floor level 8" to the first block line for refinishing adding a cove base to have a rounded transition	3518.00	1.00	3,518.00

from floor to wall. We will then resurface the floor and wall described above in a Multi-Stone epoxy resin finish.

Pavilion 1 Restroom Men's: 4484.00 1.00 4,484.00

The floor area measures 26'8"X11'4". We will grind the floor to a 100 grit finish to remove existing coatings off of concrete to prep for refinishing. We will also prep the wall up from the floor level 8" to the first block line for refinishing adding a cove base to have a rounded transition from floor to wall. We will also prep the area behind the toilets and urinals with a total linear footage being 47'6" and take that finish up the wall from the floor 4'. We will then resurface the floor and wall described above in a Multi-Stone epoxy resin finish.

Campground Restroom Women's: 4979.00 1.00 4,979.00

The floor area measures 28'9"X11'5". We will grind the floor to a 100 grit finish to remove existing coatings off of concrete to prep for refinishing. We will also prep the wall up from the floor level 8" to the first block line for refinishing adding a cove base to have a rounded transition from floor to wall. We will also prep all of the shower walls up the wall from the floor level 6'8" up for refinishing. We will then resurface the floor and wall described above in a Multi-Stone epoxy resin finish.

Campground Restroom Men's: 5678.00 1.00 5,678.00

The floor area measures 28'9"X11'5". We will grind the floor to a 100 grit finish to remove existing coatings off of concrete to prep for refinishing. We will also prep the wall up from the floor level 8" to the first block line for refinishing adding a cove base to have a rounded transition from floor to wall. Their is a 22'3" linear footage behind the toilets and urinals that will go up the wall 4' from the floor level. We will also prep all of the shower walls up the wall from the floor level 6'8" up for refinishing. We will then resurface the floor and wall described above in a Multi-Stone epoxy resin finish.

Pavilion 5 Restroom Women's: 2847.00 1.00 2,847.00

The floor area measures 26'8"X11'4". We will repair any imperfections in the tile and grout lines to prep for refinishing as well as the tile that runs up the wall about 7" from the floor. We will then resurface the tile on floor and wall described above in a Multi-Stone epoxy resin finish.

Pavilion 5 Restroom Men's: 4360.00 1.00 4,360.00

The floor area measures 26'8"X11'4". We will repair any imperfections in the tile and grout lines to prep for refinishing as well as the tile that runs up the wall about 7" from the floor. We will also be prepping for refinishing 60 linear foot behind the toilets and urinals 4' up from the floor. We will then resurface the tile on floor and wall as well as the block area described above in a Multi-Stone epoxy resin finish.

Fort Rotary Restroom Women's: 1569.00 1.00 1,569.00

The floor area measures 14'8"X8'7". We will grind the floor to a 100 grit finish to remove existing coatings off of concrete to prep for refinishing. We will also prep the wall up from the floor level 8" to the first block line for refinishing adding a cove base to have a rounded transition from floor to wall. We will then resurface the floor and wall described above in a Multi-Stone epoxy resin finish.

Fort Rotary Restroom Men's:	2689.00	1.00	2,689.00
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The floor area measures 14'8"X8'7". We will grind the floor to a 100 grit finish to remove existing coatings off of concrete to prep for refinishing. We will also prep the wall up from the floor level 8" to the first block line for refinishing adding a cove base to have a rounded transition from floor to wall. There will also be 35 linear foot that will be refinished 4' up from the floor level behind the toilets and the urinal area. We will then resurface the floor and wall described above in a Multi-Stone epoxy resin finish.

<b>Subtotal</b>	38,669.00
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<b>Total</b>	38,669.00
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<b>Amount Paid</b>	0.00
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<b>Estimate</b>	\$38,669.00
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Legislation Details (With Text)

**File #:** ORD-20:031    **Version:** 1    **Name:** REZONING REQUEST FROM C-3, GENERAL COMMERCIAL DISTRICT TO RS-7 SINGLE FAMILY RESIDENTIAL DISTRICT LIMITED USE OVERLAY FOR PROPERTY LOCATED AT 3515 LONGCREST DRIVE AS REQUESTED BY CARLOS WOOD ON BEHALF OF B & T LAND COMPANY, LLC.

**Type:** Ordinance    **Status:** First Reading

**File created:** 7/30/2020    **In control:** City Council

**On agenda:** 8/4/2020    **Final action:**

**Title:** AN ORDINANCE AMENDING CHAPTER 117, KNOWN AS THE ZONING ORDINANCE PROVIDING FOR CHANGES IN ZONING BOUNDARIES OF JONESBORO, ARKANSAS, FROM C-3, GENERAL COMMERCIAL DISTRICT TO RS-7 SINGLE FAMILY RESIDENTIAL DISTRICT LIMITED USE OVERLAY FOR PROPERTY LOCATED AT 3515 LONGCREST DRIVE AS REQUESTED BY CARLOS WOOD ON BEHALF OF B & T LAND COMPANY, LLC.

**Sponsors:**

**Indexes:**

**Code sections:**

- Attachments:** [Application](#)  
[Rezoning Plat](#)  
[Staff Summary - City Council](#)  
[Pictures of Rezoning Signs](#)  
[TURMAN LONGCREST REZONING-REV071020](#)  
[USPS Receipts](#)  
[Warranty Deed](#)

Date	Ver.	Action By	Action	Result
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AN ORDINANCE AMENDING CHAPTER 117, KNOWN AS THE ZONING ORDINANCE PROVIDING FOR CHANGES IN ZONING BOUNDARIES OF JONESBORO, ARKANSAS, FROM C-3, GENERAL COMMERCIAL DISTRICT TO RS-7 SINGLE FAMILY RESIDENTIAL DISTRICT LIMITED USE OVERLAY FOR PROPERTY LOCATED AT 3515 LONGCREST DRIVE AS REQUESTED BY CARLOS WOOD ON BEHALF OF B & T LAND COMPANY, LLC.

WHEREAS, B & T LAND COMPANY, LLC, is the owners of the following real estate in Jonesboro, Craighead County, AR, to wit:

A PART OF THE SW 1/4 OF SECTION 34, T14N-R4E, AND ALSO A PART OF LOT 2 OF THE REPLAT OF WRINKLES LONGCREST DRIVE ADDITION TO THE CITY OF JONESBORO, ARKANSAS, MORE PARTICULARLY DESCRIBED AS FOLLOWS; COMMENCE AT THE NW CORNER OF THE SW 1/4 OF SAID SECTION 34; THENCE EAST 1099.76 FEET (REC. 1098.68') THENCE S 01°21'47" E 30.00 FEET TO A POINT ON THE NORTH RIGHT-OF-WAY OF LONGCREST DRIVE BEING THE POINT OF BEGINNING; THENCE S 89°50'22" E 431.14 FEET (REC. EAST 430.09') ALONG SAID RIGHT-OF-WAY; THENCE S 01°14'09" E 410.84 FEET (REC S 01°03'26" E 411.08'); THENCE S 87°08'46" W 99.59 FEET; THENCE SOUTH 146.97 FEET; THENCE WEST 50.30 FEET; THENCE ON A CURVE TO THE RIGHT WITH A RADIUS OF 170.0 FEET AN ARC DISTANCE OF 14.02 FEET; THENCE ON A CURVE TO THE



RIGHT WITH A RADIUS OF 25.0 FEET AN ARC DISTANCE OF 42.24 FEET; THENCE ON A CURVE TO THE LEFT WITH A RADIUS OF 230.0 FEET AN ARC DISTANCE OF 52.59 FEET; THENCE N 01°34'37" W 24.37 FEET; THENCE N 89°53'19" W 243.97 FEET; THENCE NORTH 22.96 FEET; THENCE N 02° 11'01" W 236.03 FEET; THENCE N 01°21'47" W 197.51 FEET TO THE POINT OF BEGINNING, CONTAINING 4.61 ACRES, MORE OR LESS.

WHEREAS, the current zoning classification for the Property is C-3 General Commercial; and

WHEREAS, the owner of the Property has requested that the Property be rezoned to; Single Family Residential District RS-7 with Limited Use Overlay of Minimum 60 Feet Wide Lots, and

WHEREAS, it appears that all applicable laws of the State of Arkansas and the ordinances of the City of Jonesboro have been complied with in presenting this ordinance to the City Council.

SECTION I: Chapter 117, known as the Zoning Ordinance of the City of Jonesboro, Arkansas, codified as Title 14 of the Jonesboro Municipal Code, should be, and it hereby is amended so that the Property is zoned from C-3 General Commercial to RS-7 Single Family Residential District Limited Use Overlay

SECTION II: THE REZONING OF THIS PROPERTY SHALL ADHERE TO THE FOLLOWING CONDITIONS:

1. That the proposed site shall satisfy all requirements of the City Engineer, all requirements of the current Stormwater Drainage Design Manual and Flood Plain Regulations regarding any new construction.
2. A final site plan subject to all ordinance requirements shall be submitted, reviewed, and approved by the Planning Department, prior to any redevelopment of the property.
3. Any deviation of the approved use shall be subject to Planning Commission approval in the future.
4. A final site plan illustrating compliance with site requirements for parking, signage, landscaping, fencing buffering, outdoor storage, to dumpster enclosure, sidewalks etc. shall be submitted to the Planning Department prior to any redevelopment of this property.
5. This Rezoning is a Limited Use Overlay with the following
  - a. The Minimum Lot width will be 60 feet.

SECTION III: All ordinances and parts of ordinances in conflict herewith are hereby repealed.

SECTION IV: The City Clerk is hereby directed to amend the official zoning district boundary map of the City of Jonesboro, Arkansas, insofar as it relates to the Property described hereinabove so that the zoning classification of said Property shall be in accordance with the provisions of this Ordinance.

20-11



# Application for a Zoning Ordinance Map Amendment

METROPOLITAN AREA  
PLANNING COMMISSION  
Jonesboro, Arkansas

Meeting Date: 7.28.20 Date Received: 7.2.20  
Meeting Deadline: 7.2.20 Case Number: RZ20-11

**LOCATION:**

Site Address: 3513 LONGCREST DR

Side of Street: S between GLITTERMAN ST and WILLOW RD

Quarter: SW 1/4 Section: 34 Township: 14 Range: 4

Attach a survey plat and legal description of the property proposed for rezoning. A Registered Land Surveyor must prepare this plat.

**SITE INFORMATION:**

Existing Zoning: C-3 and R-1 Proposed Zoning: RS-7, LUO

Size of site (square feet and acres): 200,642.7SQ.FT. , 4.61 ACRES Street frontage (feet): 431 FT.

Existing Use of the Site: VACANT

Character and adequacy of adjoining streets: ASPHALT - GOOD CONDITION

Does public water serve the site? YES NORTH SIDE OF STREET

If not, how would water service be provided? \_\_\_\_\_

Does public sanitary sewer serve the site? NO

If not, how would sewer service be provided? INSTALLED WHEN LOTS ARE DEVELOPED

Use of adjoining properties:

North R-1

South R-1

East R-1 AND C-3

West R-1

Physical characteristics of the site: FLAT TERRAIN

Characteristics of the neighborhood: RESIDENTIAL

*Applications will not be considered complete until all items have been supplied. Incomplete applications will not be placed on the Metropolitan Area Planning Commission agenda and will be returned to the applicant. The deadline for submittal of an application is on the public meeting schedule. The Planning staff must determine that the application is complete and adequate before it will be placed on the MAPC agenda.*

**REZONING INFORMATION:**

The applicant is responsible for explaining and justifying the proposed rezoning. Please prepare an attachment to this application answering each of the following questions in detail:

- (1). How was the property zoned when the current owner purchased it? C-3 and R-1
- (2). What is the purpose of the proposed rezoning? Why is the rezoning necessary? RESIDENTIAL SUBDIVISION. NOT ALLOWED IN C-3 ZONING.
- (3). If rezoned, how would the property be developed and used? DEVELOPED INTO RESIDENTIAL SUBDIVISION
- (4). What would be the density or intensity of development (e.g. number of residential units; square footage of commercial, institutional, or industrial buildings)? APPROXIMATELY 1/4 ACRE LOTS
- (5). Is the proposed rezoning consistent with the Jonesboro Comprehensive Plan and the Future Land Use Plan? YES
- (6). How would the proposed rezoning be the public interest and benefit the community? CONSISTANT WITH SURROUNDING AREA
- (7). How would the proposed rezoning be compatible with the zoning, uses, and character of the surrounding area? SAME TYPE
- (8). Are there substantial reasons why the property cannot be used in accordance with existing zoning? MORE DESIRABLE AS RESIDENTIAL
- (9). How would the proposed rezoning affect nearby property including impact on property value, traffic, drainage, visual appearance, odor, noise, light, vibration, hours of use or operation and any restriction to the normal and customary use of the affected property. NO DETRIMENTAL EFFECT FORESEEN.
- (10). How long has the property remained vacant? 4 YEARS
- (11). What impact would the proposed rezoning and resulting development have on utilities, streets, drainage, parks, open space, fire, police, and emergency medical services? NO DETRIMENTAL EFFECT FORESEEN.
- (12). If the rezoning is approved, when would development or redevelopment begin? IMMEDIATELY
- (13). How do neighbors feel about the proposed rezoning? Please attach minutes of the neighborhood meeting held to discuss the proposed rezoning or notes from individual discussions. If the proposal has not been discussed with neighbors, please attach a statement explaining the reason. Failure to consult with neighbors may result in delay in hearing the application.
- (14). If this application is for a Limited Use Overlay (LUO), the applicant must specify all uses desired to be permitted. LUO-SINGLE FAMILY RESIDENTIAL W/ MINIMUM 60' WIDE LOTS

**OWNERSHIP INFORMATION:**

All parties to this application understand that the burden of proof in justifying and demonstrating the need for the proposed rezoning rests with the applicant named below.

**Owner of Record:**

I certify that I am the owner of the property that is the subject of this rezoning application and that I represent all owners, including spouses, of the property to be rezoned. I further certify that all information in this application is true and correct to the best of my knowledge.

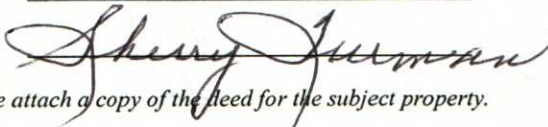
Name: RICK AND SHERRY TURMAN & B&T LAND COMPANY, LLC

Address: 6155 HWY 1 SOUTH

City, State: JONESBORO, AR ZIP 72404

Telephone: 870-931-4800

Facsimile: \_\_\_\_\_

Signature: 

**Applicant:**

If you are not the Owner of Record, please describe your relationship to the rezoning proposal:

Name: SAME

Address: \_\_\_\_\_

City, State: \_\_\_\_\_ ZIP \_\_\_\_\_

Telephone: \_\_\_\_\_

Facsimile: \_\_\_\_\_

Signature: \_\_\_\_\_

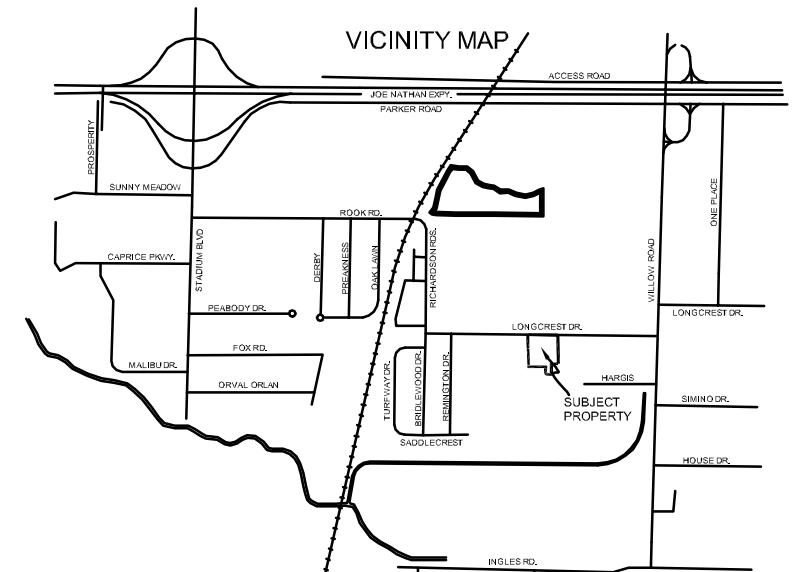
**Deed:** Please attach a copy of the deed for the subject property.

Applications will not be considered complete until all items have been supplied. Incomplete applications will not be placed on the Metropolitan Area Planning Commission agenda and will be returned to the applicant. The deadline for submittal of an application is on the public meeting schedule. The Planning staff must determine that the application is complete and adequate before it will be placed on the MAPC agenda.

# REZONING REQUEST

PART OF THE SW 1/4 OF SECTION 34, T14N-R4E, AND ALSO A PART OF LOT 2 OF THE REPLAT OF WRINKLES LONGCREST DRIVE ADDITION TO THE CITY OF JONESBORO, ARKANSAS, MORE PARTICULARLY DESCRIBED AS FOLLOWS; COMMENCE AT THE NW CORNER OF THE SW 1/4 OF SAID SECTION 34; THENCE EAST 1099.76 FEET (REC. 1098.68') THENCE S 01°21'47" E 30.00 FEET TO A POINT ON THE NORTH RIGHT-OF-WAY OF LONGCREST DRIVE BEING THE POINT OF BEGINNING; THENCE S 89°50'22" E 431.14 FEET (REC. EAST 430.09') ALONG SAID RIGHT-OF-WAY; THENCE S 01°14'09" E 410.84 FEET (REC S 01°03'26" E 411.08'); THENCE S 87°08'46" W 99.59 FEET; THENCE SOUTH 146.97 FEET; THENCE WEST 50.30 FEET; THENCE ON A CURVE TO THE RIGHT WITH A RADIUS OF 170.0 FEET AN ARC DISTANCE OF 14.02 FEET; THENCE ON A CURVE TO THE RIGHT WITH A RADIUS OF 25.0 FEET AN ARC DISTANCE OF 42.24 FEET; THENCE ON A CURVE TO THE LEFT WITH A RADIUS OF 230.0 FEET AN ARC DISTANCE OF 52.59 FEET; THENCE N 01°34'37" W 24.37 FEET; THENCE N 89°53'19" W 243.97 FEET; THENCE NORTH 22.96 FEET; THENCE N 02°11'01" W 236.03 FEET; THENCE N 01°21'47" W 197.51 FEET TO THE POINT OF BEGINNING, CONTAINING 4.61 ACRES, MORE OR LESS.

PT. LOT 2, WRINKLES  
LONGCREST DRIVE ADD.  
REITHMEYER  
C-3



## RE-ZONING PLAT

TURMAN CONSTRUCTION INC.

6155 HIGHWAY 1 S, JONESBORO AR. 72404

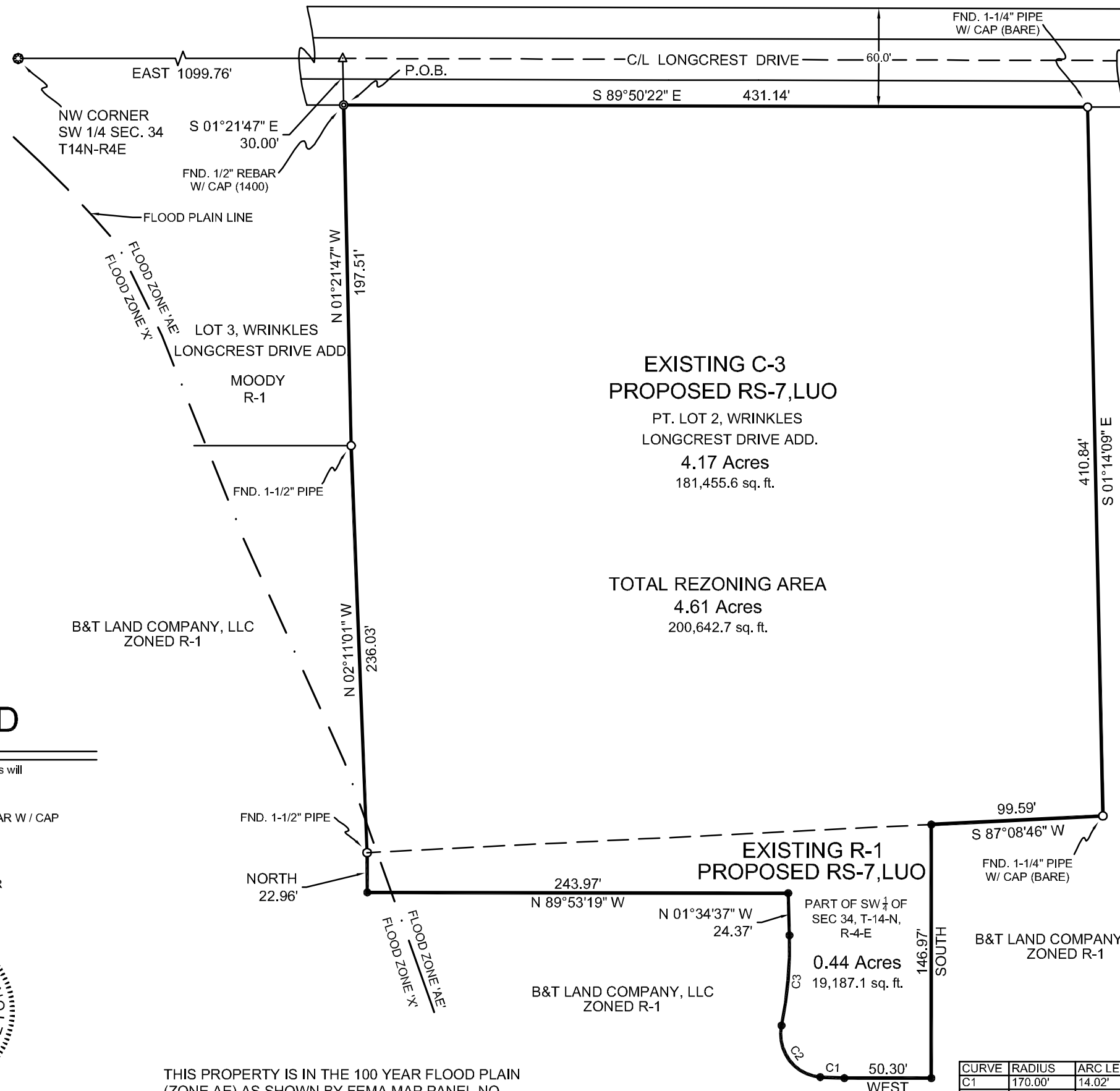
ADAMSON SURVEYING, 2604 EDEN HILLS LANE,  
JONESBORO ARKANSAS, 72404 PH: 932-5900

PLAN SCALE:  
1" = 60.0'

REVISION: [dale@adamson-surveying.net](mailto:dale@adamson-surveying.net)

DATE: 07/02/2020

SHEET ONE OF ONE



CURVE	RADIUS	ARC LENGTH
C1	170.00'	14.02'
C2	25.00'	42.24'
C3	230.00'	52.59'

THIS PROPERTY IS IN THE 100 YEAR FLOOD PLAIN (ZONE AE) AS SHOWN BY FEMA MAP PANEL NO. 05031C0134 C EFFECTIVE SEPTEMBER 27, 1991.

GPS GRID NORTH, AR S.P.C. NORTH, NAD83  
CONVERGENCE 00°46'55.21", SF= 0.99994292

### LEGEND

These standard symbols will be found in the drawing.

- ⊙ FND. 1/2" REBAR W / CAP
- FND. PIPE
- ✕✕ FENCE
- ⊕ C. P. S.
- △ CALC. CORNER



*City of Jonesboro City Council*  
**Staff Report – RZ 20-11 3513 LONGCREST DRIVE**  
 Municipal Center - 300 S. Church St.  
*For Consideration by the City Council on August 4th, 2020*

**REQUEST:** To consider a rezoning of one tract of land containing 4.61 acres more or less.

**PURPOSE:** A request to consider recommendation to Council for a rezoning from “C-3” General Commercial District and “R-1” Single Family Residential District to “RS-7” Single Family Residential District; minimum 6,222 sq. ft. lot required with a Limited Use Overlay.

**APPLICANTS/  
OWNER:** B & T Land Company, LLC, 6155 Hwy 1 South, Jonesboro, AR 72404

**LOCATION:** 3513 Longcrest Drive, Jonesboro, AR 72404

**SITE  
DESCRIPTION:** **Tract Size:** Approx. 4.61 Acres  
**Street Frontage:** 431 ft. on Longcrest Drive  
**Topography:** Predominately flat  
**Existing Development:** Vacant Land

**SURROUNDING CONDITIONS:**

ZONE	LAND USE
North	R-1 Single Family Residential
South	R-1 Single Family Residential – Bridlewood Subdivision
East	R-1 Single Family Residential
West	R-1 Single Family Residential

**HISTORY:** Vacant

**ZONING ANALYSIS:**

*City Planning Staff has reviewed the proposed Zone Change and offers the following findings:*

**COMPREHENSIVE PLAN LAND USE MAP:**

The Current/Future Land Use Map recommends this location as Low Intensity Growth Sector. Low Intensity uses take place in areas where transportation arteries are fewer and services like sewer are more sparse. Additionally, many Jonesboro residents have moved to areas of low intensity development because they like it that many, so that one of the major intents of this sector is to preserve the more laid-back feel to residential life. As a result, limited commercial development, primarily at the crossroads

of arterials and collectors, is allowed. Where commercial development is allowed, it should be of higher quality construction materials and design. Also, limits on hours of operation, lighting standards, screening from residential uses, etc. are appropriate.

**LOW INTENSITY GROWTH SECTORS - RECOMMENDED USE TYPES INCLUDE:**

- *Moderate to Large lot Single Family Residential Developments*
- *Neighborhood Markets*
- *Neighborhood Convenience Stores*
- *Neighborhood Services (Dry Cleaners, Carwashes, Small Banks)*
- *Senior Living Centers / Nursing Homes, etc.*
- *Stable*

**DENSITY:** *Single Family Residential on 1/5 to 5 Acre Lots*

**HEIGHT:** *40 Feet*

**TRAFFIC:** *Approximately 100 peak hour trips (Commercial Only)*

**EXAMPLES:**



**Fig. 6: Example Low Intense Type- Neighborhood Market**



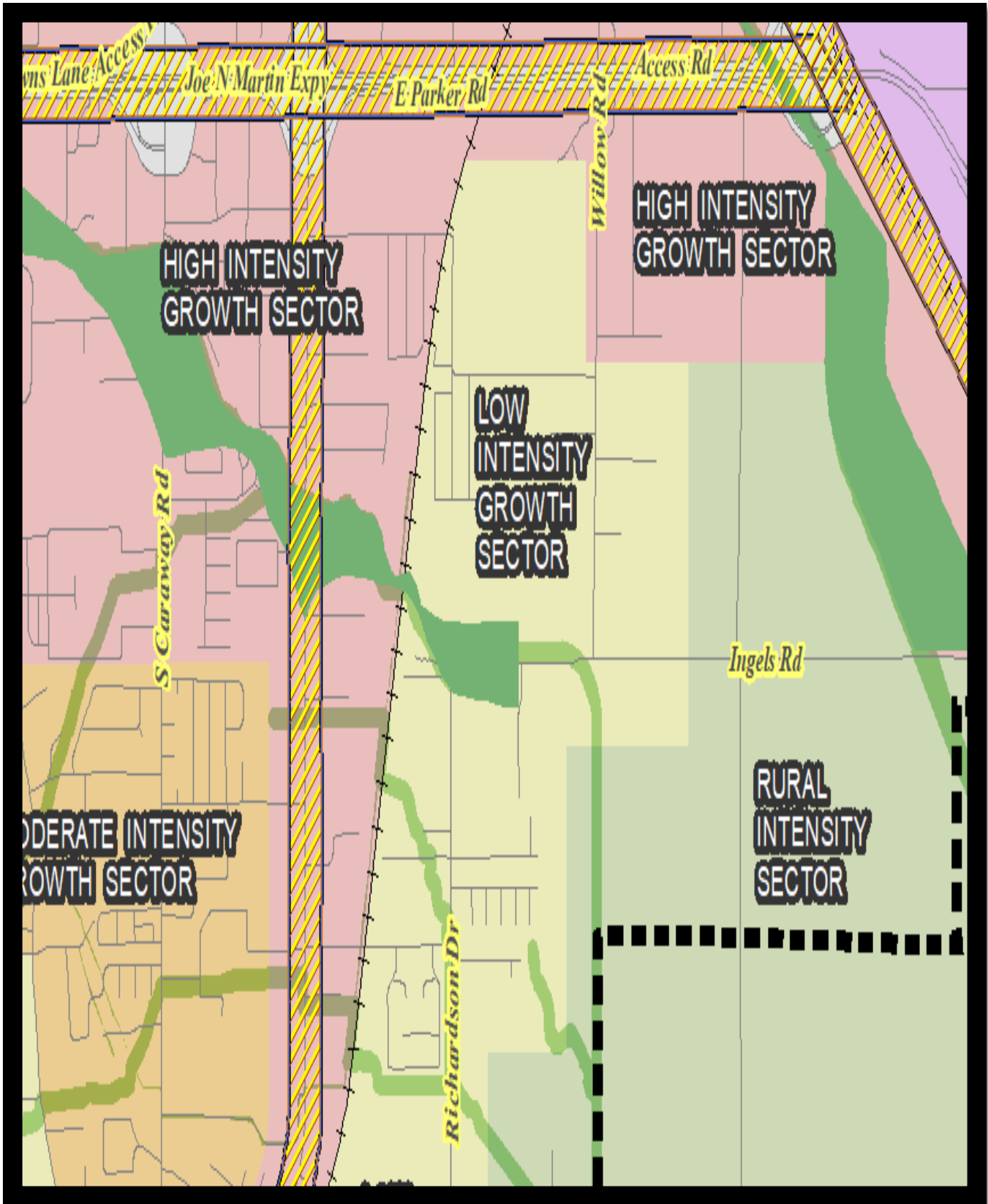
**Fig. 7: Example Low Intense Type- Larger Lot Residential**



**Fig. 8: Example Rural Development Type-Service Commercial-Convenience Store**

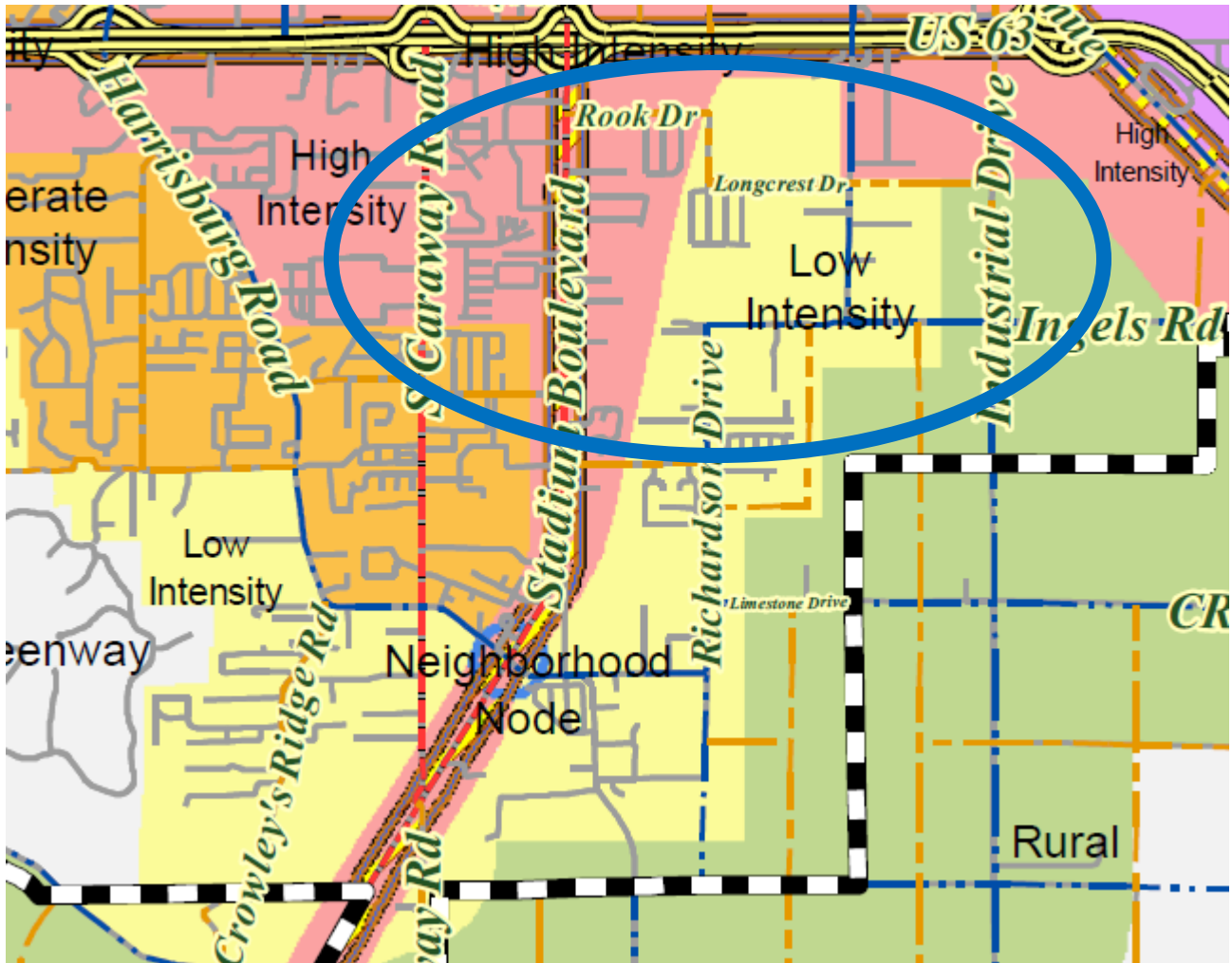


**Fig. 9: Example Low Intense Type- 1/3 Acre Lot Residential**



**Land Use Plan**

## MASTER STREET PLAN/TRANSPORTATION



*Master Street Plan Map*

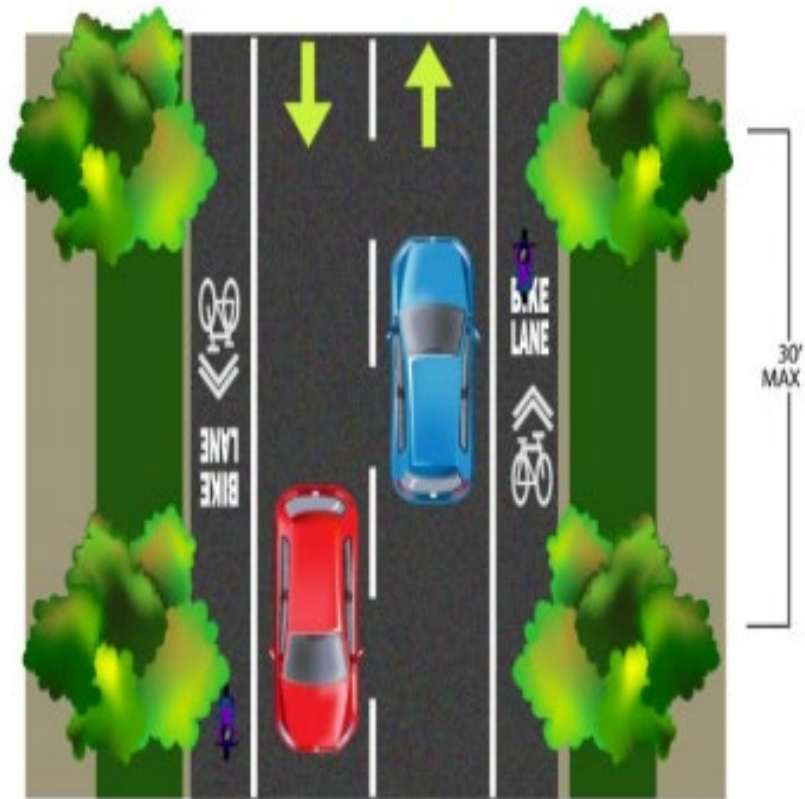
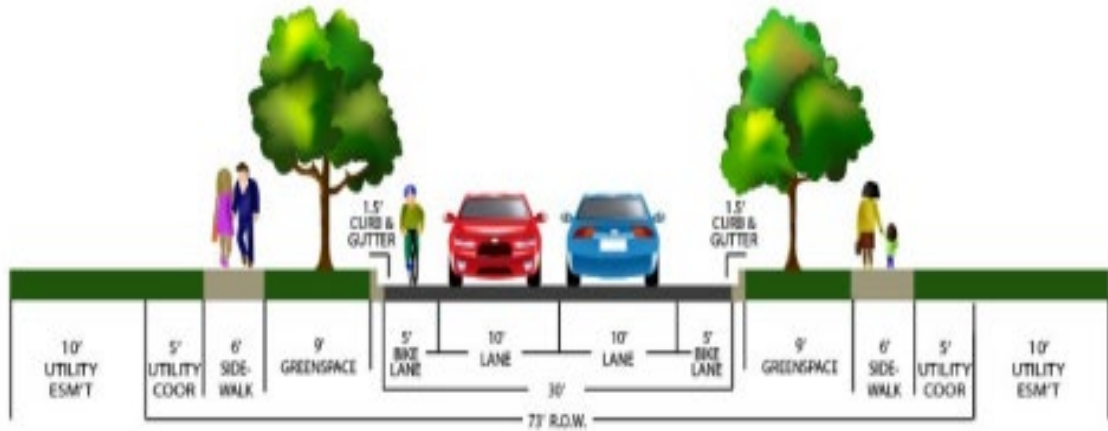
### Master Street Plan/Transportation

The subject property is served by Longcrest Drive. Longcrest Drive on the Master Street Plan is classified a Collector. Collectors provide for traffic movement between arterials and local streets. The Secondary function of a Collector Street is providing access to adjoining property. They carry moderate traffic volumes over moderate distances and have a higher degree of property access than arterials. The Collector system should not be continuous, but should direct traffic to arterials. This class of road is generally at a spacing of a quarter mile. At the time of the subdivision, the exact location and additional need for Collectors will be determined by the MAPC upon advice of the City Staff. Collector streets should be spaced roughly one-half mile from arterials. The Design of the Cross-section selection shall be based on anticipated traffic volume and speed limit, or traffic impact analysis, if applicable. Design in accordance with AASHTO policy on Geometric Design of highways and streets current edition.



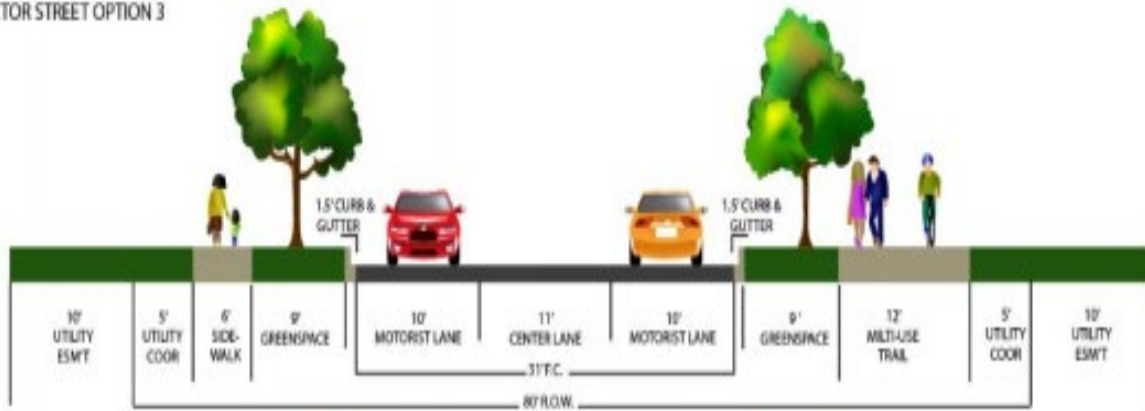
COLLECTOR STREET OPTION 1

VPD > 3,000



Note: Where VPD is > 3,000 and speed is < 30 mph bike lanes may be utilized.

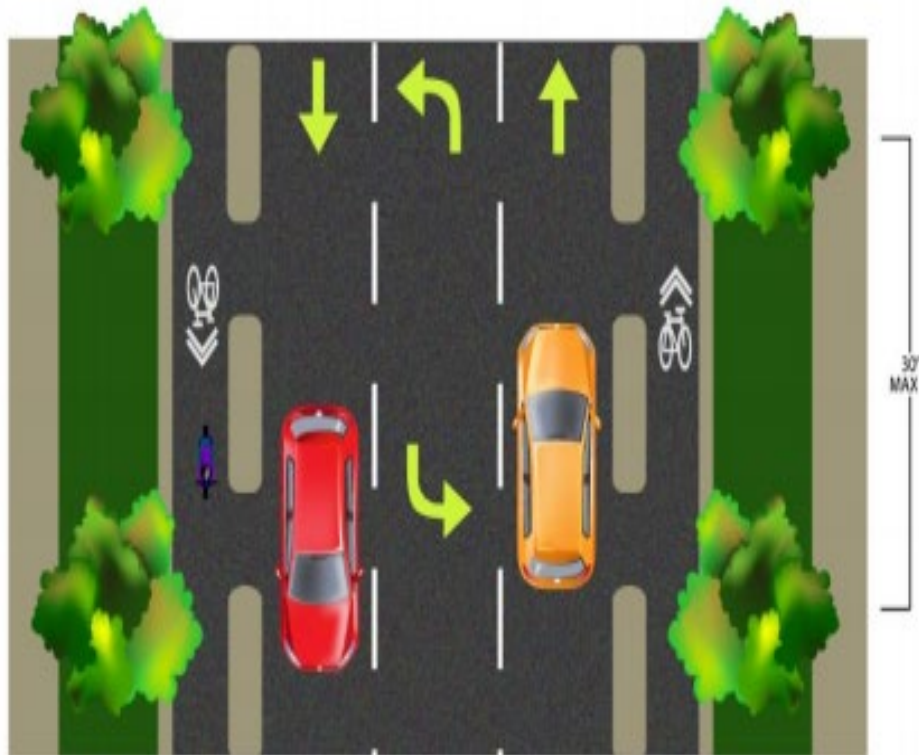
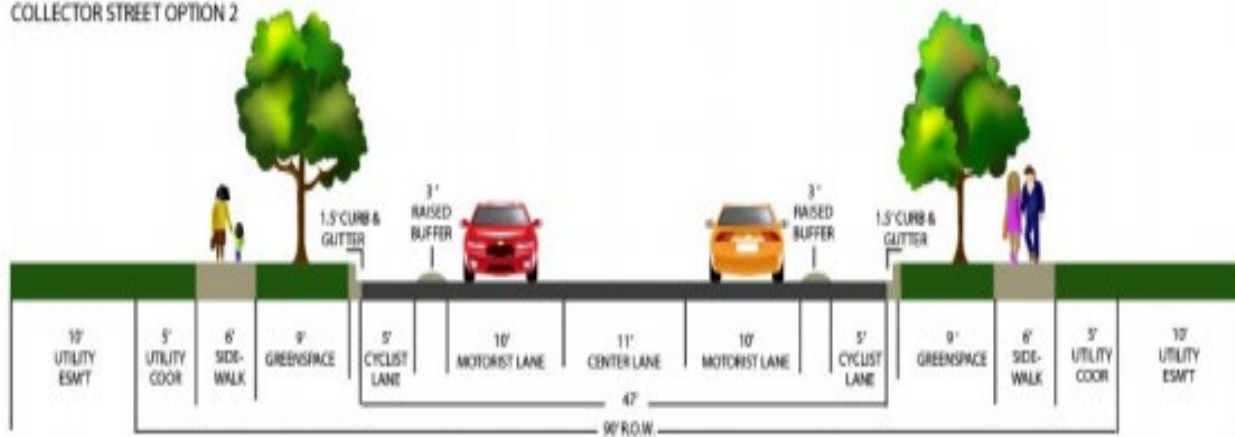
COLLECTOR STREET OPTION 3



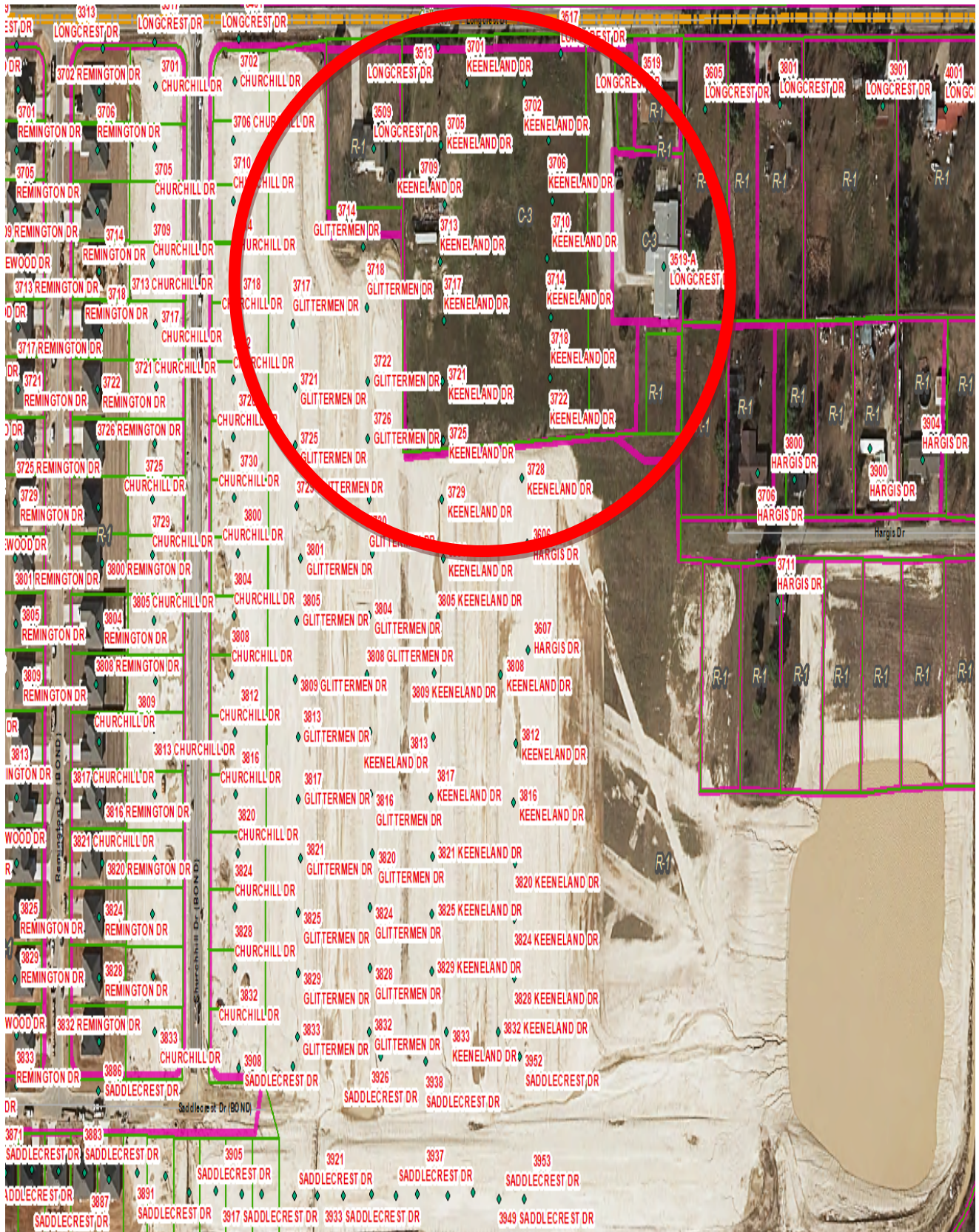
Note: Where VPD is > 3,000 or speed is  $\geq$  35 mph, utilize multi-use trail..

## OTHER COLLECTOR DESIGN OPTIONS:

COLLECTOR STREET OPTION 2









Note: Where VPD is > 3,000 and speed is  $\geq 30$  mph, three foot wide raised buffers should be used..



Zoning Map

**Approval Criteria- Chapter 117 - Amendments:**

The criteria for approval of a rezoning are set out below. Not all of the criteria must be given equal consideration by the MAPC or City Council in reaching a decision. The criteria to be considered shall include, but not be limited to the following list on the next page.

Criteria	Explanations and Findings	Comply Y/N
(a) <b>Consistency of the proposal with the Comprehensive Plan/Land Use Map</b>	The proposed district rezoning is consistent with the Adopted Land Use Plan, which was categorized as a Low Intensity Growth Sector. They just want to finish their subdivision that they already have built. The Limited Use Overlay is to have minimum 60 ft. lots.	
(b) <b>Consistency of the proposal with the purpose of Chapter 117-Zoning.</b>	The proposal will achieve consistency with the purpose of Chapter 117, with compliance of all District standards.	
(c) <b>Compatibility of the proposal with the zoning, uses and character of the surrounding area.</b>	Compatibility is achieved with this rezoning considering there are R-1 Single Family Residential Zoning in this area for Single Family Homes.	
(d) <b>Suitability of the subject property for the uses to which it has been restricted without the proposed zoning map amendment;</b>	Without the proposed zoning map amendment, this property as a C-3 General Commercial District cannot have Single Family Homes built. They are not allowed in C-3.	
(e) <b>Extent to which approval of the proposed rezoning will detrimentally affect nearby property including, but not limited to, any impact on property value, traffic, drainage, visual, odor, noise, light, vibration, hours of use/operation and any restriction to the normal and customary use of the affected property;</b>	No detrimental or adverse impacts are predicted, if proper planning is implemented. Commercial and Industrial is on all sides of this property.	
(f) <b>Impact of the proposed development on community facilities and services, including those related to utilities, streets, drainage, parks, open space, fire, police, and emergency medical services</b>	Minimal impact if rezoned due to the fact that businesses and residential currently exist in this area.	

# Staff Findings:

## Applicant's Purpose

The proposed area is currently classified as a RS-7 Single Family Residential District; minimum 6,222 sq. ft. lot required with a Limited Use Overlay. The applicant wants to rezone the property to finish out the Bridlewood Subdivision that they have already started.

Rezoning this property is consistent with the *Jonesboro Comprehensive Plan* and the *Future Land Use Plan*. Rezoning makes sense considering there are already Single Family Residences located in the area.

## Chapter 117 of the City Code of Ordinances/Zoning defines RS-7 Single Family Limited Use Overlay District as follows:

Definition of RS-7 Single Family District Limited Use Overlay - The purpose of this district is Single-family residential district; minimum 6,222 sq. ft. lot required with a Limited Use Overlay of a minimum 60 ft. lot widths.

## Departmental/Agency Reviews:

The following departments and agencies were contacted for review and comments. Note that this table will be updated at the hearing due to reporting information that will be updated in the coming days:

Department/Agency	Reports/ Comments	Status
Engineering	Reported no issues.	
Streets/Sanitation	No issues were reported	
Police	No issues were reported	
Fire Department	Reported no issues.	
MPO	No issues were reported	
Jets	Reported no issues.	
Utility Companies	Reported no issues.	CWL
Code Enforcement	Reported no issues.	

\*\*\*\*\*  
**MAPC RECORD OF PROCEEDINGS: PUBLIC HEARING HELD ON JULY 28, 2020**  
 \*\*\*\*\*

**Sherry Turman of B & T Land Company, LLC is requesting MAPC Approval for a Rezoning from "C-3" General Commercial District and "R-1" Single Family Residential District to "RS-7" Single Family Residential District minimum 6,222 sq. ft. lot required Limited Use Overlay for 4.61 +/- acres of land located at 3513 Longcrest Drive.**

**APPLICANT: Carlos Wood stated he is the engineer for the developers. He stated they are asking for this property to be rezoned. In 2017 a rezoning plat was prepared to rezone this from commercial to residential to finish out Bridlewood subdivision as single family homes. He stated**

he and Derrel looked and they cannot find where this document was finalized. He stated they are asking for it to be rezoned back to residential.

**COMMISSION:** Lonnie Roberts Jr. asked for staff comments.

**STAFF:** Derrel Smith stated this does meet all criteria for a rezoning and they would recommend approval with the following stipulations:

1. That the proposed site shall satisfy all requirements of the City Engineer, all requirements of the current Stormwater Drainage Design Manual and Flood Plain Regulations regarding any new construction.
2. A final site plan subject to all ordinance requirements shall be submitted, reviewed, and approved by the Planning Department, prior to any redevelopment of the property.
3. Any change of use shall be subject to Planning Department approval in the future.
4. A final site plan illustrating compliance with site requirements for parking, signage, landscaping, fencing, buffering, outdoor storage, dumpster enclosure, sidewalks etc. shall be submitted to the Planning Department prior to any redevelopment of this property.
5. This Rezoning is a Limited Use Overlay with the following
  - a. The Minimum Lot width will be 60 ft.

**COMMISSION:** Mary Margaret Jackson stated this is not consistent with the report she read earlier today. She asked if this is some last minute changes to the staff report. She stated it said that it was next to R-1 zoning. This part about losing documents. The aerial looks like it is next to R-7 instead of R-1. She stated she just wants some clarification.

**STAFF:** Derrel Smith stated part of the property is zoned R-1. The part that was not a part of the original subdivision is still C-3. He stated they do not have an R-1 zoning anymore so they have requested to go to R-7 with a 60' lot width to be consistent with the subdivision that is already out there. He stated there was not any change from the original documents that were submitted.

**COMMISSION:** Mary Margaret Jackson asked if the lots to the west are R-7. She stated that is what she does not understand. The map that showed the limited use overlay and then it showed it was low intensity.

**STAFF:** Derrel Smith stated the lots to the west are zoned R-1. However, they do not have the R-1 zoning available anymore. That is the old zoning code. The closest they could go would be R-7. The lot sizes will be the same as those in R-1.

**APPLICANT:** Carlos Wood stated an R-7 zoning allows a narrower lot than 60'. He stated they do not want less than 60'.

**COMMISSION:** Mary Margaret Jackson stated something in the staff report just did not jive with this. She stated she understands now.

**PUBLIC: No Comment.**

**COMMISSION ACTION:**

**Mr. Jerry Reece made a motion to approve Case: RZ: 20-11, as submitted, to the City Council with the stipulations that were read by the Planning Department :**

- 1. That the proposed site shall satisfy all requirements of the City Engineer, all requirements of the current Stormwater Drainage Design Manual and Flood Plain Regulations regarding any new construction.**
- 2. A final site plan subject to all ordinance requirements shall be submitted, reviewed, and approved by the Planning Department, prior to any redevelopment of the property.**
- 3. Any change of use shall be subject to Planning Department approval in the future.**
- 4. A final site plan illustrating compliance with site requirements for parking, signage, landscaping, fencing, buffering, outdoor storage, dumpster enclosure, sidewalks etc. shall be submitted to the Planning Department prior to any redevelopment of this property.**
- 5. This Rezoning is a Limited Use Overlay with the following**
  - a. The Minimum Lot width will be 60 ft.**

**The MAPC find to rezone property from "C-3" General Commercial District and "R-1" Single Family Residential District to "RS-7" Single Family Residential District minimum 6,222 sq. ft. lot required Limited Use Overlay for 4.61 +/- acres of land located at 3513 Longcrest Drive. Motion was seconded by Mr. Jimmy Cooper.**

**Roll Call Vote: 7-0, Aye's: David Handwork; Mary Margaret Jackson; Kevin Bailey; Jimmy Cooper; Jim Little; Dennis Zolper; Jerry Reece**

**Absent: Jim Scurlock**

\*\*\*\*\*



**Conclusion:**

The Planning Department Staff finds that the requested Zone Change submitted for subject parcel, should be evaluated based on the above observations and criteria of Case RZ 20-11 a request to rezone property from “C-3” General Commercial District and “R-1” Single Family Residential District to “RS-7” Single Family Residential District; minimum 6,222 sq. ft. lot required with a Limited Use Overlay; the following conditions are recommended:

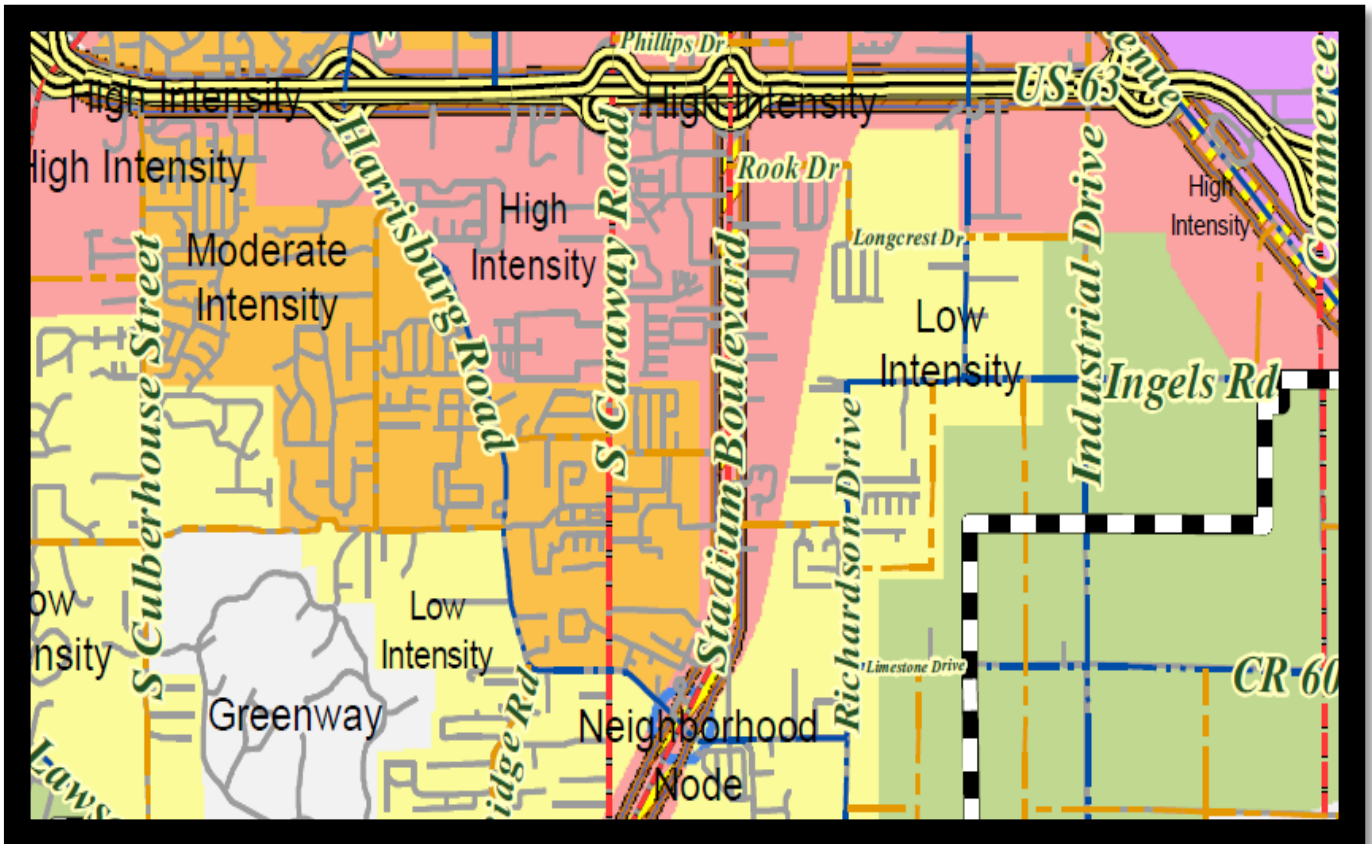
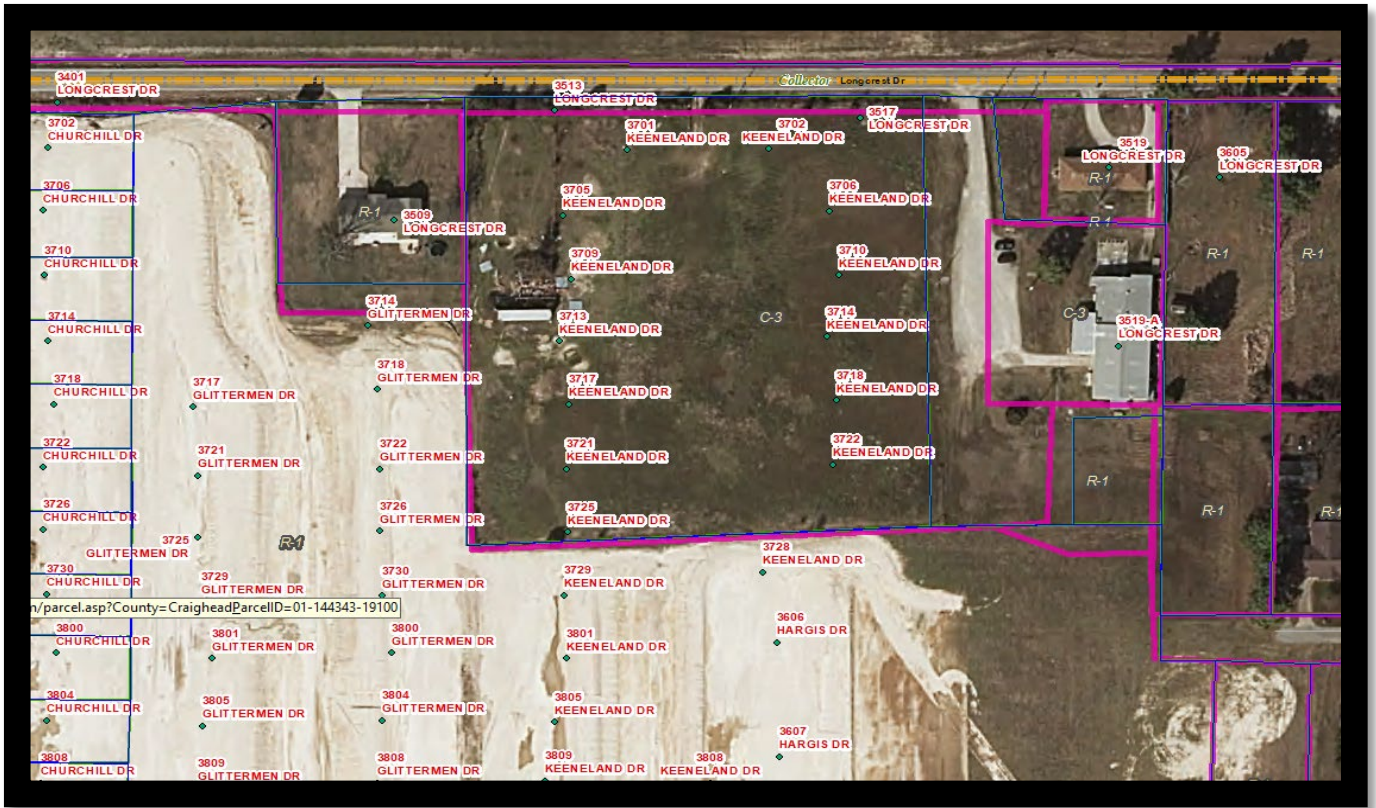
1. That the proposed site shall satisfy all requirements of the City Engineer, all requirements of the current Stormwater Drainage Design Manual and Flood Plain Regulations regarding any new construction.
2. A final site plan subject to all ordinance requirements shall be submitted, reviewed, and approved by the Planning Department, prior to any redevelopment of the property.
3. Any change of use shall be subject to Planning Department approval in the future.
4. A final site plan illustrating compliance with site requirements for parking, signage, landscaping, fencing, buffering, outdoor storage, dumpster enclosure, sidewalks etc. shall be submitted to the Planning Department prior to any redevelopment of this property.
5. This Rezoning is a Limited Use Overlay with the following
  - a. The Minimum Lot width will be 60 ft.

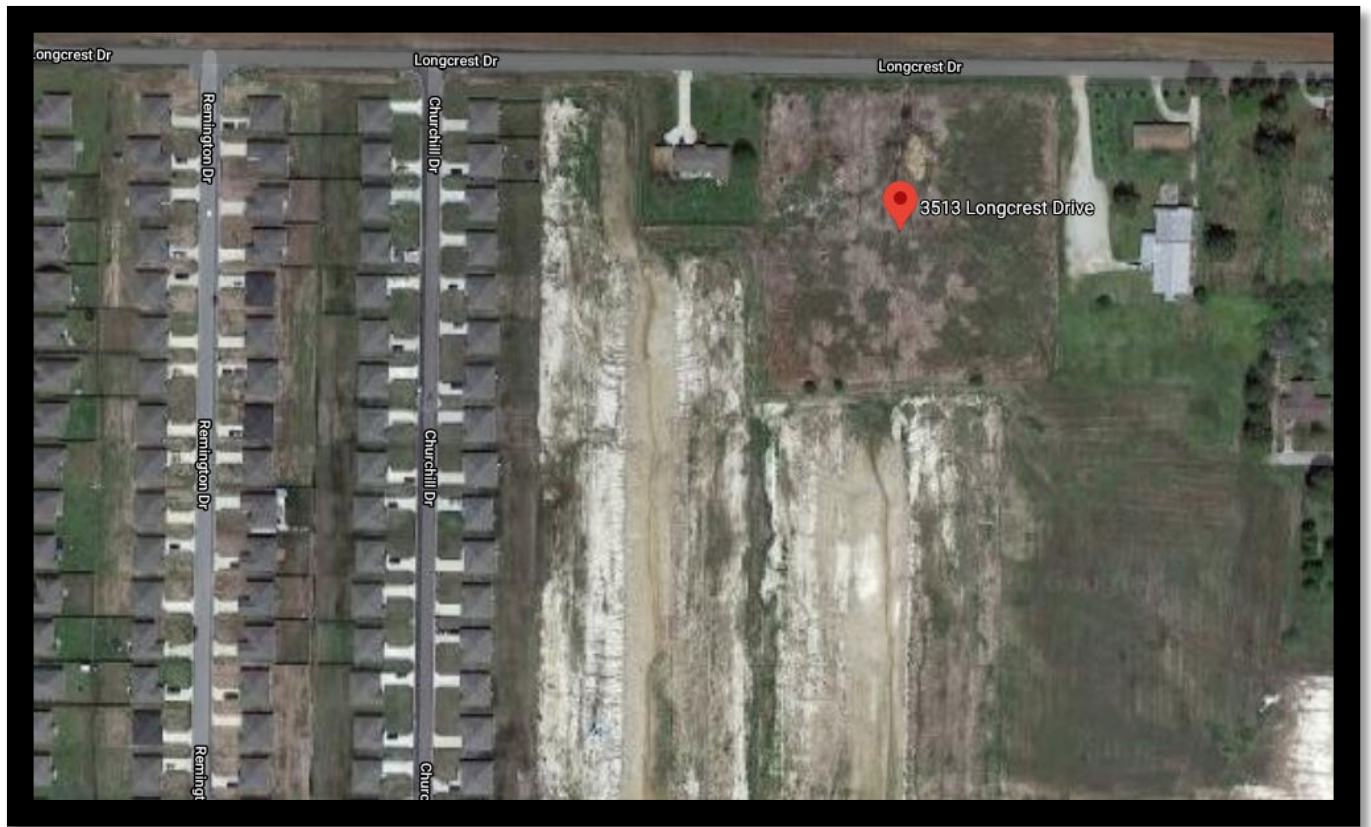
Respectfully Submitted for City Councils Consideration,  
The Planning and Zoning Department

\*\*\*\*\*

**Sample Motion:**

I move that we place Case: RZ 20-11 on the floor for consideration of recommendation by MAPC to the City Council with the noted conditions, and we, the MAPC find that to rezone property from “C-3” General Commercial District and “R-1” Single Family Residential District to “RS-7” Single Family Residential District; minimum 6,222 sq. ft. lot required with a Limited Use Overlay will be compatible and suitable with the zoning, uses, and character of the surrounding area.











NOZONAS REQUISITAS  
PROPIEDAD  
Publica (Reserva de la Tierra)  
Del Estado de California  
Municipio de Colton  
CALIFORNIA 92522-4402  
CALL 951-771-6400  
or 951-771-6401



BELOWING REQUESTED  
PROPERTY  
Public Accession No. 100-1000  
Date: 4th March 2010  
Municipal Council  
101 N. 10th St  
CALL: 817-241-2424  
101 N. 10th St



REZONING  
REQUESTED  
FOR THIS  
PROPERTY  
The property is to be used as  
[illegible]  
[illegible]  
[illegible]  
[illegible]  
[illegible]  
[illegible]  
[illegible]  
[illegible]  
[illegible]  
[illegible]





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<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00	
<input type="checkbox"/> Adult Signature Required	\$0.00	
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00	
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Total Postage and Fees	\$4.10	

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Street and Apt. No., or PO Box No.  
*3519 Longcrest Drive*  
City, State, ZIP+4®  
*Jonesboro, AR 72404*

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<input type="checkbox"/> Adult Signature Required	\$0.00	
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00	
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*3509 Longcrest Drive*  
City, State, ZIP+4®  
*Jonesboro AR 72404*

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Total Postage and Fees	\$4.10	

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*3301 one Place*  
City, State, ZIP+4®  
*Jonesboro AR 72404*

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<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00	
<input type="checkbox"/> Adult Signature Required	\$0.00	
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00	
Postage	\$0.55	07/13/2020
Total Postage and Fees	\$4.10	

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Street and Apt. No., or PO Box No.  
*6155 Hwy 1 South*  
City, State, ZIP+4®  
*Jonesboro AR 72404*

PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions

NV



\* JB 2016 R - 019293 4 \*

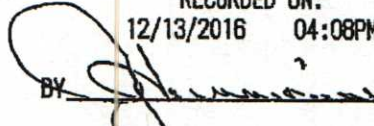
JB2016R-019293

CANDACE EDWARDS

CRAIGHEAD COUNTY

RECORDED ON:

12/13/2016 04:08PM

BY  , D. C.



THIS INSTRUMENT PREPARED BY: J. ROBIN NIX, II, ATTORNEY AT LAW

# Warranty Deed

KNOW ALL MEN BY THESE PRESENTS:

That I, **Karen Siegel, Trustee of the Rosse Family Revocable Trust AKA The Rosse Family Revocable Living Trust**, for and in consideration of the sum of **\$50,000.00**, and other good and valuable considerations to me in hand paid by the **Grantees** the receipt of which is hereby acknowledged, do hereby grant, bargain, sell and convey unto **Rick Turman and Sherry Turman, husband and wife, as tenants by the entirety**, and unto **their heirs and assigns forever**, the following described land situated in the County of **Craighead**, State of **Arkansas**, to-wit:

SEE ATTACHED EXHIBIT "A"

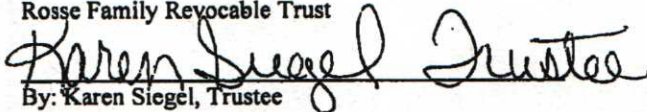
Subject to assessments, building lines, easements, mineral reservations and/or conveyances, restrictions, and any other matters of record or fact.

To have and to hold the same unto the said **Grantees** and unto **their heirs and assigns forever**, with all tenements, appurtenances and hereditaments thereunto belonging.

And I hereby covenant with said **Grantees**, that I will forever warrant and defend the title to the said lands against all claims whatsoever.

WITNESS my hand and seal on this **8th** day of **December, 2016**.

Rosse Family Revocable Trust

  
By: Karen Siegel, Trustee

Warranty Deed - Single

**ACKNOWLEDGMENT**

**STATE OF Arkansas  
COUNTY OF Craighead**

Be it remembered, that on this day came before me the undersigned, a Notary Public duly commissioned qualified and acting, within and for said County and State, in person the within named **Karen Siegel, Trustee of the Rosse Family Revocable Trust AKA The Rosse Family Revocable Living Trust**, to me personally well known to be the person whose name is subscribed to the within instrument and acknowledged that **he/she/they** executed the same for the purposes therein contained.

In testimony whereof I have hereunto set my hand and official seal this **8th** day of **December, 2016**

*Sanda Greene*  
Sanda Greene, Notary Public

My Commission Expires:  
**August 20, 2020**



I certify under penalty of false swearing that documentary stamps or a documentary symbol in the legally correct amount has been placed on this instrument.

*Rick Turman*  
Rick Turman

*6555 Hwy 1 South  
Jonesboro, AR 72404*  
Address:

"EXHIBIT A"

Part of the SW ¼ of Section 34, T14N-R4E, Also Being a Part of Lot 2 of the Replat of Wrinkles Longcrest Drive Addition to the City of Jonesboro, Arkansas, more particularly described as follows:

Commence at the NW Corner of SW ¼ of said section 34; thence East 1099.76 feet (Rec. 1098.08 feet) thence South 01°15'18" East 30.00 Feet to a point on the North Right-of-Way of Longcrest Drive being the point of beginning; thence South 89°50' 23" East 431.14 feet (Rec. East 430.09 feet) Along said Right-of-Way; thence South 01°14' 12" East 410.84 feet (Rec. S 01° 03' 26" East 411.08); thence South 87°08' 44" West 426.98 feet (Rec. South 87°07' 42" West 427.63 feet); thence North 02°14' 33" West 236.05 feet (Rec. North 01° 22' 00" West 235.17); thence North 01° 15' 18" West 197.39 feet (Rec. North 01° 21' 59" West); to the point of beginning, containing 4.17 acres, more or less.



STATE OF ARKANSAS  
DEPARTMENT OF FINANCE AND ADMINISTRATION  
MISCELLANEOUS TAX SECTION  
P.O. BOX 896, LITTLE ROCK, AR 72203-0896

**Real Estate Transfer Tax Stamp**  
Proof of Tax Paid



File Number: 16-1933

**Grantee:** RICK TURMAN AND SHERRY TURMAN  
**Mailing Address:** 6555 HWY 1 SOUTH  
JONESBORO AR 724040000

**Grantor:** KAREN SIEGEL  
**Mailing Address:** P.O. BOX 9285  
JONESBORO AR 724030000

**Property Purchase Price:** \$50,000.00  
**Tax Amount:** \$165.00

**County:** CRAIGHEAD  
**Date Issued:** 12/13/2016  
**Stamp ID:** 1947815936

I certify under penalty of false swearing that documentary stamps or a documentary symbol in the legally correct amount has been placed on this instrument

Grantee or Agent Name (printed): Rick Turman

Grantee or Agent Name (signature): " " Date: 12-13-16

Address: 6555 Hwy 1 South

City/State/Zip: Jonesboro, AR 72404



## Legislation Details (With Text)

---

<b>File #:</b>	ORD-20:025	<b>Version:</b>	1	<b>Name:</b>	TO VACATE AND ABANDON A 40' DRAINAGE AND UTILITY EASEMENT LOCATED ACROSS PROPERTY LOCATED AT 2610 NESTLE WAY IN THE CRAIGHEAD TECHNOLOGY PARK IN JONESBORO, ARKANSAS AS REQUESTED BY JOHN EASLEY OF ASSOCIATED ENGINEERING ON BEHALF OF JONESBORO CITY WATER AN
<b>Type:</b>	Ordinance	<b>Status:</b>			Second Reading
<b>File created:</b>	7/2/2020	<b>In control:</b>			City Council
<b>On agenda:</b>		<b>Final action:</b>			

**Title:** AN ORDINANCE TO VACATE AND ABANDON A 40' DRAINAGE AND UTILITY EASEMENT LOCATED ACROSS PROPERTY LOCATED AT 2610 NESTLE WAY IN THE CRAIGHEAD TECHNOLOGY PARK IN JONESBORO, ARKANSAS AS REQUESTED BY JOHN EASLEY OF ASSOCIATED ENGINEERING ON BEHALF OF JONESBORO CITY WATER AND LIGHT

**Sponsors:**

**Indexes:**

**Code sections:**

**Attachments:** [Abandonment concurrence - 2610 Nestle Way](#)  
[Notice](#)  
[Petition](#)  
[Plat](#)  
[utility letters](#)

Date	Ver.	Action By	Action	Result
7/21/2020	1	City Council		

AN ORDINANCE TO VACATE AND ABANDON A 40' DRAINAGE AND UTILITY EASEMENT LOCATED ACROSS PROPERTY LOCATED AT 2610 NESTLE WAY IN THE CRAIGHEAD TECHNOLOGY PARK IN JONESBORO, ARKANSAS AS REQUESTED BY JOHN EASLEY OF ASSOCIATED ENGINEERING ON BEHALF OF JONESBORO CITY WATER AND LIGHT  
BE IT ORDAINED by the City Council of the City of Jonesboro, Arkansas, that:

SECTION ONE: The City of Jonesboro, Arkansas, hereby releases, vacates and abandons all of its rights, together with the rights of the public generally, in and to the drainage and utility easement designated as follows:

A PARCEL OF LAND LYING WITHIN THE NORTHEAST QUARTER AND THE SOUTHEAST QUARTER OF SECTION 29, TOWNSHIP 14 NORTH, RANGE 5 EAST, CRAIGHEAD COUNTY, ARKANSAS, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 29, TOWNSHIP 14 NORTH, RANGE 5 EAST, CRAIGHEAD COUNTY, ARKANSAS: THENCE NORTH 00°45'21" WEST, ALONG THE WEST LINE OF THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 29, A DISTANCE OF 523.19 FEET TO A POINT LYING ON THE NORTH RIGHT-OF-WAY LINE OF AN EXISTING

RAILROAD SPUR, SAID POINT BEING THE POINT OF BEGINNING: CONTINUE THENCE NORTH 00° 45'21" WEST ALONG SAID WEST LINE OF THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 29, A DISTANCE OF 784.56 FEET TO THE SOUTHWEST CORNER OF THE SOUTHWEST QUARTER OF THE NORTHEAST QUARTER OF SAID SECTION 29; CONTINUE THENCE NORTH 01°45'21 " WEST ALONG THE WEST LINE OF THE SOUTHWEST QUARTER OF THE NORTHEAST QUARTER OF SAID SECTION 29, A DISTANCE OF 816.16 TO A POINT; THENCE NORTH 88°04'27" EAST, A DISTANCE OF 40.00 FEET TO A POINT; THENCE SOUTH 00°45'21" EAST, A DISTANCE OF 1,553.55 TO A POINT ON THE NORTH RIGHT-OF-WAY OF AN EXISTING RAILROAD SPUR; SAID POINT LYING ON THE ARC OF A CURVE CONCAVE TO THE SOUTHWEST, HAVING A RADIUS OF 1,199.80 FEET, A CENTRAL ANGLE OF 02°59'03", AND A CHORD BEARING OF SOUTH 39°03'02" WEST AND A CHORD DISTANCE OF 62.48 FEET: THENCE SOUTHWESTERLY, ALONG THE ARC OF SAID CURVE, A DISTANCE OF 62.49 FEET TO THE POINT OF BEGINNING.

CONTAINING IN ALL 63,082 SQ. FT. OR 1.45 AC RES, MORE OR LESS.

SUBJECT TO EASEMENTS, RESTRICTIONS, RESERVATIONS AND RIGHTS-OF-WAY OF RECORD.

SECTION TWO: A copy of the ordinance duly certified by the City Clerk shall be filed in the office of the recorder of Craighead County, Arkansas and shall be filed in the Deed Records of such office.



June 8, 2020

John Easley, PE, PS  
Associated Engineering  
P.O. Box 1462  
Jonesboro, AR 72403

RE: Abandonment of Easement  
2610 Nestle Way

Dear Mr. Easley:

The City of Jonesboro Engineering and Planning Departments concur with the abandonment of a 40' drainage and utility easement across property located at 2610 Nestle Way in the Craighead Technology Park as shown on the attached drawing. The easement to be abandoned is legally described as follows:

A PARCEL OF LAND LYING WITHIN THE NORTHEAST QUARTER AND THE SOUTHEAST QUARTER OF SECTION 29, TOWNSHIP, 14 NORTH, RANGE 5 EAST, CRAIGHEAD COUNTY, ARKANSAS, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 29, TOWNSHIP 14 NORTH, RANGE 5 EAST, CRAIGHEAD COUNTY, ARKANSAS: THENCE NORTH 00°45'21" WEST, ALONG THE WEST LINE OF THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 29, A DISTANCE OF 523.19 FEET TO A POINT LYING ON THE NORTH RIGHT-OF-WAY LINE OF AN EXISTING RAILROAD SPUR, SAID POINT BEING THE POINT OF BEGINNING: CONTINUE THENCE NORTH 00°45'21" WEST ALONG SAID WEST LINE OF THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 29, A DISTANCE OF 784.56 FEET TO THE SOUTHWEST CORNER OF THE SOUTHWEST QUARTER OF THE NORTHEAST QUARTER OF SAID SECTION 29; CONTINUE THENCE NORTH 01°45'21" WEST ALONG THE WEST LINE OF THE SOUTHWEST QUARTER OF THE NORTHEAST QUARTER OF SAID SECTION 29, A DISTANCE OF 816.16 TO A POINT; THENCE NORTH 88°04'27" EAST, A DISTANCE OF 40.00 FEET TO A POINT; THENCE SOUTH 00°45'21" EAST, A DISTANCE OF 1,553.55 TO A POINT ON THE NORTH RIGHT-OF-WAY OF AN EXISTING RAILROAD SPUR; SAID POINT LYING ON THE ARC OF A CURVE CONCAVE TO THE SOUTHWEST, HAVING A RADIUS OF 1,199.80 FEET, A CENTRAL ANGLE OF 02°59'03", AND A CHORD BEARING OF SOUTH 39°03'02" WEST AND A CHORD DISTANCE OF 62.48 FEET: THENCE SOUTHWESTERLY, ALONG THE ARC OF SAID CURVE, A DISTANCE OF 62.49 FEET TO THE POINT OF BEGINNING.

CONTAINING IN ALL 63,082 SQ. FT. OR 1.45 ACRES, MORE OR LESS.

SUBJECT TO EASEMENTS, RESTRICTIONS, RESERVATIONS, AND RIGHTS-OF-WAY OF RECORD.

Sincerely,

Craig Light, PE, CFM  
City Engineer

Derrel Smith  
City Planner

Engineering Department · Municipal Center

300 S. Church St. · P.O. Box 1845 · Jonesboro, Arkansas 72401-1845 · (870) 932-2438 · (870) 933-4664





# Associated Engineering, LLC

103 S. Church Street – P.O. Box 1462 – Jonesboro, AR 72403 – Phone: (870) 932-3594 – Fax: (870) 935-1263

May 8, 2020

Mr. Craig Light, PE  
City Engineer  
City of Jonesboro  
300 South Church Street  
Jonesboro, AR 72401

Dear Mr. Light,

On behalf of Jonesboro City Water and Light, we are requesting approval for the abandonment of a 40' drainage and utility easement across property located at 2610 Nestle Way in the Craighead Technology Park as shown on the attached drawing. The easement we are requesting to abandon is legally described as follows:

A PARCEL OF LAND LYING WITHIN THE NORTHEAST QUARTER AND THE SOUTHEAST QUARTER OF SECTION 29, TOWNSHIP 14 NORTH, RANGE 5 EAST, CRAIGHEAD COUNTY, ARKANSAS, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 29, TOWNSHIP 14 NORTH, RANGE 5 EAST, CRAIGHEAD COUNTY, ARKANSAS: THENCE NORTH 00°45'21" WEST, ALONG THE WEST LINE OF THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 29, A DISTANCE OF 523.19 FEET TO A POINT LYING ON THE NORTH RIGHT-OF-WAY LINE OF AN EXISTING RAILROAD SPUR, SAID POINT BEING THE POINT OF BEGINNING: CONTINUE THENCE NORTH 00°45'21" WEST ALONG SAID WEST LINE OF THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 29, A DISTANCE OF 784.56 FEET TO THE SOUTHWEST CORNER OF THE SOUTHWEST QUARTER OF THE NORTHEAST QUARTER OF SAID SECTION 29; CONTINUE THENCE NORTH 01°45'21" WEST ALONG THE WEST LINE OF THE SOUTHWEST QUARTER OF THE NORTHEAST QUARTER OF SAID SECTION 29, A DISTANCE OF 816.16 TO A POINT; THENCE NORTH 88°04'27" EAST, A DISTANCE OF 40.00 FEET TO A POINT; THENCE SOUTH 00°45'21" EAST, A DISTANCE OF 1,553.55 TO A POINT ON THE NORTH RIGHT-OF-WAY OF AN EXISTING RAILROAD SPUR; SAID POINT LYING ON THE ARC OF A CURVE CONCAVE TO THE SOUTHWEST, HAVING A RADIUS OF 1,199.80 FEET, A CENTRAL ANGLE OF 02°59'03", AND A CHORD BEARING OF SOUTH 39°03'02" WEST AND A CHORD DISTANCE OF 62.48 FEET: THENCE SOUTHWESTERLY, ALONG THE ARC OF SAID CURVE, A DISTANCE OF 62.49 FEET TO THE POINT OF BEGINNING.

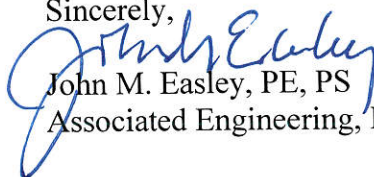
CONTAINING IN ALL 63,082 SQ. FT. OR 1.45 ACRES, MORE OR LESS.

SUBJECT TO EASEMENTS, RESTRICTIONS, RESERVATIONS AND RIGHTS-OF-WAY OF RECORD.

Please contact me if you have any questions or comments regarding this request. My number is 870-932-3594.

Thank you for your attention in this matter.

Sincerely,

  
John M. Easley, PE, PS  
Associated Engineering, LLC

JME/ss  
Enclosures Stated



***NOTICE OF PUBLIC HEARING***

There will be a public hearing regarding the abandonment of a 40' drainage and utility easement across property located at 2610 Nestle Way in the Craighead Technology Park in Jonesboro, Arkansas.

A PARCEL OF LAND LYING WITHIN THE NORTHEAST QUARTER AND THE SOUTHEAST QUARTER OF SECTION 29, TOWNSHIP 14 NORTH, RANGE 5 EAST, CRAIGHEAD COUNTY, ARKANSAS, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 29, TOWNSHIP 14 NORTH, RANGE 5 EAST, CRAIGHEAD COUNTY, ARKANSAS: THENCE NORTH 00°45'21" WEST, ALONG THE WEST LINE OF THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 29, A DISTANCE OF 523.19 FEET TO A POINT LYING ON THE NORTH RIGHT-OF-WAY LINE OF AN EXISTING RAILROAD SPUR, SAID POINT BEING THE POINT OF BEGINNING: CONTINUE THENCE NORTH 00°45'21" WEST ALONG SAID WEST LINE OF THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 29, A DISTANCE OF 784.56 FEET TO THE SOUTHWEST CORNER OF THE SOUTHWEST QUARTER OF THE NORTHEAST QUARTER OF SAID SECTION 29; CONTINUE THENCE NORTH 01°45'21" WEST ALONG THE WEST LINE OF THE SOUTHWEST QUARTER OF THE NORTHEAST QUARTER OF SAID SECTION 29, A DISTANCE OF 816.16 TO A POINT; THENCE NORTH 88°04'27" EAST, A DISTANCE OF 40.00 FEET TO A POINT; THENCE SOUTH 00°45'21" EAST, A DISTANCE OF 1,553.55 TO A POINT ON THE NORTH RIGHT-OF-WAY OF AN EXISTING RAILROAD SPUR; SAID POINT LYING ON THE ARC OF A CURVE CONCAVE TO THE SOUTHWEST, HAVING A RADIUS OF 1,199.80 FEET, A CENTRAL ANGLE OF 02°59'03", AND A CHORD BEARING OF SOUTH 39°03'02" WEST AND A CHORD DISTANCE OF 62.48 FEET: THENCE SOUTHWESTERLY, ALONG THE ARC OF SAID CURVE, A DISTANCE OF 62.49 FEET TO THE POINT OF BEGINNING.

CONTAINING IN ALL 63,082 SQ. FT. OR 1.45 ACRES, MORE OR LESS.

SUBJECT TO EASEMENTS, RESTRICTIONS, RESERVATIONS AND RIGHTS-OF-WAY OF RECORD.

This matter will be heard before the city Council at \_\_\_\_\_ o'clock p.m. on \_\_\_\_\_ in Council Chambers, located at 300 S. Church St, Jonesboro, Arkansas. All comments will be heard at this time.

\_\_\_\_\_  
DONNA K JACKSON, CMC  
CITY CLERK OF JONESBORO

TO: Honorable Harold Perrin, Mayor, and members of the City Council of the City of Jonesboro, Arkansas.

PETITION TO ABANDON A 40' DRAINAGE AND UTILITY EASEMENT ACROSS PROPERTY LOCATED AT 2610 NESTLE WAY IN THE CRAIGHEAD TECHNOLOTY PARK IIN JONESBORO, ARKANSAS.

We the undersigned, being the owners of all property adjoining to the following described Drainage and Utility Easement located in the City of Jonesboro, Arkansas, described as follows:

A PARCEL OF LAND LYING WITHIN THE NORTHEAST QUARTER AND THE SOUTHEAST QUARTER OF SECTION 29, TOWNSHIP 14 NORTH, RANGE 5 EAST, CRAIGHEAD COUNTY, ARKANSAS, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 29, TOWNSHIP 14 NORTH, RANGE 5 EAST, CRAIGHEAD COUNTY, ARKANSAS: THENCE NORTH 00°45'21" WEST, ALONG THE WEST LINE OF THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 29, A DISTANCE OF 523.19 FEET TO A POINT LYING ON THE NORTH RIGHT-OF-WAY LINE OF AN EXISTING RAILROAD SPUR, SAID POINT BEING THE POINT OF BEGINNING: CONTINUE THENCE NORTH 00°45'21" WEST ALONG SAID WEST LINE OF THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECITON 29, A DISTANCE OF 784.56 FEET TO THE SOUTHWEST CORNER OF THE SOUTHWEST QUARTER OF THE NORTHEAST QUARTER OF SAID SECTION 29; CONTINUE THENCE NORTH 01°45'21" WEST ALONG THE WEST LINE OF THE SOUTHWEST QUARTER OF THE NORTHEAST QUARTER OF SAID SECTION 29, A DISTANCE OF 816.16 TO A POINT; THENCE NORTH 88°04'27" EAST, A DISTANCE OF 40.00 FEET TO A POINT; THENCE SOUTH 00°45'21" EAST, A DISTANCE OF 1,553.55 TO A POINT ON THE NORTH RIGHT-OF-WAY OF AN EXISTING RAILROAD SPUR; SAID POINT LYING ON THE ARC OF A CURVE CONCAVE TO THE SOUTHWEST, HAVING A RADIUS OF 1,199.80 FEET, A CENTRAL ANGLE OF 02°59'03", AND A CHORD BEARING OF SOUTH 39°03'02" WEST AND A CHORD DISTANCE OF 62.48 FEET: THENCE SOUTHWESTERLY, ALONG THE ARC OF SAID CURVE, A DISTANCE OF 62.49 FEET TO THE POINT OF BEGINNING.


CONTAINING IN ALL 63,082 SQ. FT. OR 1.45 ACRES, MORE OR LESS.

SUBJECT TO EASEMENTS, RESTRICTIONS, RESERVATIONS AND RIGHTS-OF-WAY OF RECORD.

Herewith file and present this petition to the City council of the City of Jonesboro, Arkansas to have all of the drainage and utility easement described above legally closed.

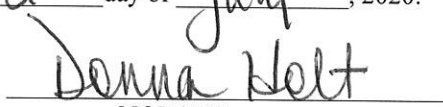
DATED this 1<sup>st</sup> day of July, 2020.

PROPERTY OWNER: Jonesboro Industrial Development Corporation  
1709 East Nettleton Avenue  
Jonesboro, AR 72401

  
\_\_\_\_\_  
Mark Young, Director

Subscribed and sworn to before me this 2<sup>nd</sup> day of July, 2020.



  
\_\_\_\_\_  
NOTARY

Expiration date: 8-17-26.

PROPERTY OWNER: City of Jonesboro  
300 South Church Street  
Jonesboro, AR 72401

  
\_\_\_\_\_  
Harold Perrin, Mayor

Subscribed and sworn to before me this 1<sup>st</sup> day of July, 2020.



  
\_\_\_\_\_  
NOTARY

Expiration date: 11-20-2023.







Anthony Martinez  
Manager-OSP Planning  
& Engineering Design

AT&T - Arkansas  
723 S. Church, Rm. B27  
Jonesboro, AR 72401  
870.972.7596 Phone  
870.972.7558 Fax

June 25, 2020

Anthony Martinez  
AT&T - Arkansas  
723 S. Church, Rm. B27  
Jonesboro, AR 72401

Dear Mr . Easley,

Please see page 2 of this document for approval of abandonment of a 40' drainage and utility easement across property located at 2610 Nestle Way in the Craighead Technology Park, Re: A PARCEL OF LAND LYING WITHIN THE NORTHEAST QUARTER AND THE SOUTHEAST QUARTER OF SECTION 29, TOWNSHIP 14 NORTH, RANGE 5 EAST, CRAIGHEAD COUNTY, ARKANSAS. Please be aware that this approval will not take effect until a hard copy has been delivered to the City of Jonesboro city clerk (Donna Jackson). The delivery of the hard copy must to be completed by Associated Engineering, LLC or an associate of theirs.

Sincerely,

A handwritten signature in black ink, appearing to read "Anthony Martinez", with a long horizontal flourish extending to the right.

Anthony Martinez  
Manager-OSP Planning  
& Engineering Design





Anthony Martinez  
Manager-OSP Planning  
& Engineering Design

AT&T - Arkansas  
723 S. Church, Rm. B27  
Jonesboro, AR 72401  
870.972.7596 Phone  
870.972.7558 Fax

## UTILITY RELEASE FORM

### TELECOMMUNICATIONS EASEMENT ABANDONMENT REQUEST

I have been notified of the petition to vacate the following described as follows:

Abandonment of a 40' drainage and utility easement across property located at 2610 Nestle Way in the Craighead Technology Park. Re: A Parcel Of Land Lying Within The Northeast Quarter And The Southeast Quarter Of Section 29, Township 14 North, Range 5 East, Craighead County, Arkansas

#### UTILITY COMPANY COMMENTS:

- No objections to the vacation(s) described above.
- No objections to the vacation(s) described above, provided the following described easements are retained.
- Objections to the vacation(s) described above, reason described below:

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Anthony Martinez  
Manager-OSP Planning  
& Engineering Design

Signature of Utility Company Representative:

Date: June 25, 2020



# Associated Engineering, LLC

103 S. Church Street – P.O. Box 1462 – Jonesboro, AR 72403 – Phone: (870) 932-3594 – Fax: (870) 935-1263

May 8, 2020

Alice Martin  
Project Engineer  
Ritter Communications  
2400 Ritter Drive  
Jonesboro, AR 72404

Via e-mail: [alice.martin@rittermail.com](mailto:alice.martin@rittermail.com)

Dear Ms. Martin,

On behalf of Jonesboro City Water and Light, we are requesting approval for the abandonment of a 40' drainage and utility easement across property located at 2610 Nestle Way in the Craighead Technology Park as shown on the attached drawing. The easement we are requesting to close is legally described as follows:

A PARCEL OF LAND LYING WITHIN THE NORTHEAST QUARTER AND THE SOUTHEAST QUARTER OF SECTION 29, TOWNSHIP 14 NORTH, RANGE 5 EAST, CRAIGHEAD COUNTY, ARKANSAS, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

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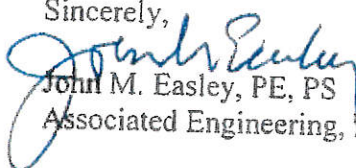
CONTAINING IN ALL 63.082 SQ. FT. OR 1.45 ACRES, MORE OR LESS

SUBJECT TO EASEMENTS, RESTRICTIONS, RESERVATIONS AND RIGHTS-OF-WAY OF RECORD.

Please contact me if you have any questions or comments regarding this request. My number is 870-932-3594.

Thank you for your attention in this matter.

Sincerely,

  
John M. Easley, PE, PS  
Associated Engineering, LLC

JME/ss  
Enclosures Stated

301 South Church Street, Jonesboro, Arkansas 724003 – Ph: (870) 932-3594 – Fax: (870) 935-1263



# Associated Engineering, LLC

103 S. Church Street – P.O. Box 1462 – Jonesboro, AR 72403 – Phone: (870) 932-3594 – Fax: (870) 935-1263

I, Alice Martin (print name), concur in the abandonment of the drainage/utility easement as shown in the drawing provided.

Alice Martin  
Alice Martin (signature)  
OSP Engineering Supervisor, Ritter Communications, Inc.



# Associated Engineering, LLC

103 S. Church Street – P.O. Box 1462 – Jonesboro, AR 72403 – Phone: (870) 932-3594 – Fax: (870) 935-1263

May 8, 2020

Glenn Cisek, Director of Contracts  
Suddenlink Communication, Inc.  
1520 South Caraway Road  
Jonesboro, AR 72401

Dear Sir/Madam,

On behalf of Jonesboro City Water and Light, we are requesting approval for the abandonment of a 40' drainage and utility easement across property located at 2610 Nestle Way in the Craighead Technology Park as shown on the attached drawing. The easement we are requesting to close is legally described as follows:

A PARCEL OF LAND LYING WITHIN THE NORTHEAST QUARTER AND THE SOUTHEAST QUARTER OF SECTION 29, TOWNSHIP 14 NORTH, RANGE 5 EAST, CRAIGHEAD COUNTY, ARKANSAS, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

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CONTAINING IN ALL 63,082 SQ. FT. OR 1.45 ACRES, MORE OR LESS.

SUBJECT TO EASEMENTS, RESTRICTIONS, RESERVATIONS AND RIGHTS-OF-WAY OF RECORD.

Please contact me if you have any questions or comments regarding this request. My number is 870-932-3594.

Thank you for your attention in this matter.

Sincerely,

John M. Easley, PE, PS  
Associated Engineering, LLC

JME/ss  
Enclosures Stated



## *Associated Engineering, LLC*

103 S. Church Street – P.O. Box 1462 – Jonesboro, AR 72403 – Phone: (870) 932-3594 – Fax: (870) 935-1263

I, Glenn Cisek\_ (print name), concur in the abandonment of the drainage/utility easement as shown in the drawing provided.

A handwritten signature in black ink, appearing to read 'Glenn Cisek', written over a horizontal line.

\_\_\_\_\_  
Glenn Cisek, Director of Contracts  
SuddenLink Communications, Inc.

**John M. Easley**

---

**From:** Margaret Norris <mnorris@jonesborocwl.org>  
**Sent:** Wednesday, June 03, 2020 12:22 PM  
**To:** John M. Easley  
**Subject:** EASEMENT - 2610 NESTLE WAY  
**Attachments:** 2610 NESTLE WAY.pdf

John:

This is a copy of the signed Easement Relinquishment for 2610 Nestle Way. CWL will take it to the courthouse to be filed.

Please let me know if you have any questions.

Thanks - Margaret

---

This electronic mail transmission may contain confidential or privileged information. If you believe that you have received this message in error, please notify the sender by reply transmission and delete the message without copying or disclosing it.

Type of Instrument:  
Grantor(s): City Water & Light Plant  
of the City of Jonesboro, Arkansas  
Grantee(s): Record Owners of Title

This Instrument Prepared By:  
Waddell, Cole & Jones, P.A.  
Attorneys at Law  
P.O. Box 1700  
Jonesboro, AR 72403

After Recording, Return To:  
City Water & Light Plant  
of the City of Jonesboro, Arkansas  
400 East Monroe  
PO Box 1289  
Jonesboro, AR 72403-1289

### QUITCLAIM DEED FOR RELINQUISHMENT OF EASEMENT

KNOW ALL MEN BY THESE PRESENTS:

That, CITY WATER & LIGHT PLANT OF THE CITY OF JONESBORO, ARKANSAS, a consolidated municipal improvement district, Grantor, by its Manager, duly authorized by its Board of Directors, for good and valuable consideration, the sufficiency of which is hereby acknowledged, does hereby grant, convey, sell and quitclaim unto the record owners of title to the Property (as defined below) ("Grantee"), and unto their heirs, successors and assigns forever, all its right, title, interest and claim in and to the lands lying in Craighead County, Arkansas, and more particularly described in the **Exhibit "A"** attached hereto and incorporated herein by reference (the "Property"), with the intent that any easement of Grantor in the Property shall be forever extinguished, and the Grantee, its successors, heirs and assigns, shall have and enjoy the Property, free and absolutely discharged from any easement of Grantor in the Property.

To have and to hold the same unto the said Grantee, and unto their heirs, successors and assigns forever, with all appurtenances thereunto belonging.

IN TESTIMONY WHEREOF, this instrument is hereby executed by the aforescribed officer of Grantor this 3<sup>rd</sup> day of June, 2020

CITY WATER & LIGHT PLANT  
OF THE CITY OF JONESBORO, ARKANSAS

By: [Signature]  
Name: Jake Rice III  
Title: Manager

ACKNOWLEDGMENT

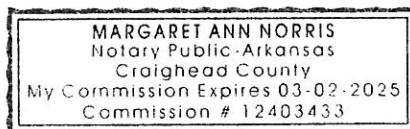
STATE OF ARKANSAS  
COUNTY OF CRAIGHEAD

On this day before me, the undersigned, a Notary Public, within and for the County and State aforesaid, duly qualified, commissioned and acting, personally appeared Jake Rice, to me well known, and who subscribed to the foregoing instrument and stated and acknowledged that he was the Manager of City Water & Light Plant of the City of Jonesboro, Arkansas, a corporation, and that he as such corporate officer, being authorized so to do, had signed, executed, and delivered the foregoing instrument for the consideration, uses, and purposes therein contained, by signing himself as such officer and executing on behalf of the corporation as such officer.

WITNESS my hand and seal on this 2<sup>nd</sup> day of JUNE, 2020.

[Signature]  
Notary Public

My Commission Expires:  
3-2-2025



AMOUNT OF TAX \$ 0  
I certify under penalty of false swearing that the legally correct amount of documentary stamps have been placed on this instrument. Exempt or no consideration paid if none shown.

[Signature]  
Grantee or Agent

Grantee's Address: 2610 NESTLE WAY







CenterPoint Energy  
401 W. Capitol, Suite 600  
Little Rock, AR 72201  
CenterPointEnergy.com

**UTILITY RELEASE FORM**

General Utility Easement, Public Access Easement, Alley, Street, R.O.W.

Utility Company: CenterPoint Energy Date: 5/21/2019

Requested Abandonment: Forty-foot (40') Drainage and Utility Easement Abandonment

Legal Description:

Abandon the drainage and utility easement located at 2610 Nestle Way in the Craighead Technology Park. The drainage easement lies within the Southwest corner of the Northwest quarter of the Southeast quarter of section 29, Township 14 North, Range 5 East in Jonesboro, Craighead County, Arkansas. The location of the drainage easement abandonment in Tract B off Nestle Way is shown in the attached Plat.

UTILITY COMPANY COMMENTS:

- No objections to the abandonment(s) described above.
- No objections to the abandonment (s) described above, provided the following easements are retained (Exhibit A).
- Objects to the abandonment(s) described above, reason described below.

Described reasons for objection or easements to be retained.

  
Signature of Utility Company Representative

05/21/2020  
Title

