



City of Jonesboro

Municipal Center
300 S. Church Street
Jonesboro, AR 72401

Meeting Minutes City Council

Tuesday, February 7, 2023

5:30 PM

Municipal Center, 300 S. Church

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

1. CALL TO ORDER BY MAYOR HAROLD COPENHAVER AT 5:30 P.M.

2. PLEDGE OF ALLEGIANCE AND INVOCATION

3. ROLL CALL BY CITY CLERK APRIL LEGGETT

Present 12 - Brian Emison;Chris Moore;Chris Gibson;David McClain;Joe Hafner;Mitch Johnson;Anthony Coleman;Janice Porter;John Street;Charles Coleman;LJ Bryant and Ann Williams

4. SPECIAL PRESENTATIONS

Mayor Harold Copenhaver presented Councilmember John Street and Councilmember Ann Williams with their 20 year service pins.

[COM-23:006](#)

Presentation by Mary Housewright on Project CARE's upcoming Transition Career Fair

Mary Housewright said, good evening councilmembers. I am President of Project CARE and this is Laura Pope, our Events Chair. We are here today to tell you about Project CARE of Jonesboro and the interactive transition fair that we have planned happening tomorrow. A little background on me: I am currently the Instructor/Coordinator for Project Search. It is an initiative and partnership with Arkansas Rehabilitation Services, a nine-month internship program for young adults with developmental disabilities who desire sustainable, competitive employment. This program, locally sponsored by St. Bernards Healthcare, provides real-life work experiences combined with training and employability and independent living skills. Upon completion of this program, we provide the graduates job placement as well as follow along services to continue to assist them. This is an amazing program and I could tell you countless, countless success stories. However, every year my program only allows eleven. Last year we had 33 people apply. So, where do the others go? Who is assisting them to live happy, successfully and fulfilled lives. In the fall of 2021, I met with Mayor Copenhaver and explained to him my concerns. And, while other resources are available, it becomes the burden of the individual or their caregiver to navigate finding these resources often causing them to give up out of frustration. We decided that if a coalition of all service education advocacy and opportunity providers were formed, we could more readily supply more services available to those who need them and advocate for even more opportunities that aid in the future. Together, we began inviting everyone available in the special needs field to meet, and, by our third meeting, we had to move to a larger conference room. We have now grown our collaborative partners to over 40 providers and we have adopted the name Project

CARE. CARE is an acronym for City Administrators Ready to Engage. It is a registered 501(c)(3) non-profit. We form committees. We have established both an educational and legislative arm and formed a strong mission. The mission of Project CARE is to improve the lives of the special needs population in our community through education, resources, opportunities, support, legislation, and advocacy. I would like to thank Mayor Copenhaver for truly hearing me that day just a little over a year ago, for his vision to bring everyone to the table and for his sincere support in seeing our mission met as soon as possible as well as to remain accessible for others for years to come. I am thrilled that tomorrow Project CARE of Jonesboro will host the first ever, first annual transition career fair. And, I am excited again to announce Ms. Laura Pope, our chair to tell you more.

Laura Pope said, good evening. Project CARE and Craighead County schools are joining together to create this transitions fair. It will be tomorrow, February 8, 2023 from 8:30 a.m. to 2:30 p.m. at St. Bernards Auditorium to pair our special needs graduates with jobs. So, we have 400 students coming in grades 10 through 12. The Project CARE Transition Job Fair is an opportunity to connect these special needs high school students with entry level jobs and continuing education upon graduation. Like I said, nearly 400 students from nine area schools will be in attendance. Interactive breakout sessions will focus on employer expectations, navigating public transportation, and social media etiquette. More than 40 vendors will offer various opportunities including planning how to join the workforce immediately after graduation, follow a trade school path, or seek higher education. I would like to invite all councilmembers, Mayor's administration, and directors to drop in. A special thank you to the area schools, businesses who have offered their time, expertise, or donations, the Mayor's Youth Advancement Council, St. Bernards Healthcare, Sam's Club, the City of Jonesboro, this council, and especially Mayor Harold Copenhaver. We hope to see you all tomorrow, anytime between 8:30 a.m. and 2:30 p.m. at the St. Bernards Auditorium. Ms. Housewright said, thank you Laura. Ms. Pope said, thank you. Ms. Housewright said, lastly, we would like to invite all of you to get involved, sit in on a meeting, become active by volunteering, or consider our brand new non-profit for a tax deductible donation. We cannot do our good work without the continued support we have seen from this generous community. We have provided each of you with a brochure that contains our contact information. Thank you for your time tonight and for letting me speak about Project CARE of Jonesboro. I also hope that you guys can come tomorrow. Thank you. Ms. Pope said, thank you. Mayor Copenhaver said, thank you. I think you council can totally understand the care and compassion obviously of our community, but these individuals and the services they provide to those with disabilities and our community. It is really self-rewarding and I am very pleased that we have employed several employees throughout the last year and a half that have gone through Project Search and other areas and they are working among us and it is wonderful to have them here serving our community.

Read

5. CONSENT AGENDA

Approval of the Consent Agenda

Councilmember David McClain asked that RES-23:009 be removed from the Consent Agenda.

A motion was made by Councilperson Chris Moore, seconded by Councilperson Chris Gibson, to Approve the Consent Agenda. The motioned

PASSED

Aye: 12 - Brian Emison;Chris Moore;Chris Gibson;David McClain;Joe Hafner;Mitch Johnson;Anthony Coleman;Janice Porter;John Street;Charles Coleman;LJ Bryant and Ann Williams

[MIN-23:011](#)

Minutes for the City Council meeting on January 17, 2023

Attachments: [Minutes](#)

This item was passed on the Consent Agenda.

[RES-23:003](#)

A RESOLUTION TO WAIVE COMPETITIVE BIDDING FOR THE COLLECTION OF DIGITAL AERIAL PHOTOGRAPHY FOR JONESBORO AND AUTHORIZING THE EXECUTION OF A PROPOSAL WITH EFS GEOTECHNOLOGIES

Attachments: [Jonesboro Agreement 3 Inch AP \(002\)](#)

This item was passed on the Consent Agenda.

Enactment No: R-EN-008-2023

[RES-23:012](#)

A RESOLUTION BY THE JONESBORO CITY COUNCIL TO WAIVE COMPETITIVE BIDDING AND AUTHORIZE THE PURCHASE OF SURVEY EQUIPMENT FROM NAVIGATION ELECTRONICS, INC.

Attachments: [Navigation Electronics Inc Quote](#)

This item was passed on the Consent Agenda.

Enactment No: R-EN-009-2023

[RES-23:013](#)

A RESOLUTION EXPRESSING THE WILLINGNESS OF THE CITY OF JONESBORO TO UTILIZE STATE AID STREET MONIES FOR THE FOLLOWING PROJECT: JONESBORO BROWNS LANE AND RACE STREET OVERLAY

Attachments: [Job C16014](#)

This item was passed on the Consent Agenda.

Enactment No: R-EN-010-2023

[RES-23:014](#)

AN RESOLUTION DECLARING AN EXCEPTIONAL SITUATION AND WAIVING THE REQUIREMENTS OF COMPETITIVE BIDDING FOR MOTOR REPLACEMENT FOR A JOHN DEERE 244K WHEEL LOADER FOR THE PUBLIC WORKS BUILDING AT 2603 DAN AVENUE.

Attachments: [Greenway Invoice](#)

This item was passed on the Consent Agenda.

Enactment No: R-EN-011-2023

[RES-23:019](#)

RESOLUTION AUTHORIZING THE CITY OF JONESBORO, ARKANSAS, GRANTS AND COMMUNITY DEVELOPMENT DEPARTMENT TO APPLY FOR THE STATE OF ARKANSAS, DEPARTMENT OF PUBLIC SAFETY, DIVISION OF EMERGENCY

MANAGEMENT, ARKANSAS WIRELESS INFORMATION NETWORK PROJECT GRANT (AWIN)

This item was passed on the Consent Agenda.

Enactment No: R-EN-012-2023

[RES-23:020](#)

RESOLUTION AUTHORIZING THE CITY OF JONESBORO, ARKANSAS, GRANTS AND COMMUNITY DEVELOPMENT TO APPLY FOR THE 2022 ASSISTANCE TO FIREFIGHTERS GRANT (AFG) PROGRAM FROM THE U.S. DEPARTMENT OF HOMELAND SECURITY

Attachments: [QT 29674 JONESBORO FIRE DEPT-AR \(SMT\)](#)

This item was passed on the Consent Agenda.

Enactment No: R-EN-013-2023

[RES-23:021](#)

RESOLUTION BY THE CITY COUNCIL OF THE CITY OF JONESBORO, ARKANSAS, TO PLACE A MUNICIPAL LIEN ON PROPERTY LOCATED AT 323 KREWSON, JONESBORO, AR 72401, PARCEL 01-144183-37100, OWNED BY HETTI GROUP LTD. IN THE AMOUNT OF \$175

Attachments: [323 Krewson](#)
[Affidavit of Statutory Lien 323 Krewson](#)
[Council Notice Letter 323 Krewson](#)

This item was passed on the Consent Agenda.

Enactment No: R-EN-014-2023

[RES-23:022](#)

RESOLUTION BY THE CITY COUNCIL OF THE CITY OF JONESBORO, ARKANSAS, TO PLACE A MUNICIPAL LIEN ON PROPERTY LOCATED AT 616 E OAK, JONESBORO, AR 72401, PARCEL 01-144191-17500, OWNED BY JOYCE SCARBOROUGH IN THE AMOUNT OF \$175

Attachments: [616 E Oak](#)
[Affidavit of Statutory Lien 616 E Oak](#)
[Council Notice Letter 616 E Oak](#)

This item was passed on the Consent Agenda.

Enactment No: R-EN-015-2023

[RES-23:023](#)

RESOLUTION BY THE CITY COUNCIL OF THE CITY OF JONESBORO, ARKANSAS, TO PLACE A MUNICIPAL LIEN ON PROPERTY LOCATED AT 808 WARREN, JONESBORO, AR 72401, PARCEL 01-144074-12300, OWNED BY FAITH SOULS OUTREACH MINISTRIES INC IN THE AMOUNT OF \$175

Attachments: [808 Warren](#)
[Affidavit of Statutory Lien 808 Warren](#)
[Council Notice Letter 808 Warren](#)

This item was passed on the Consent Agenda.

Enactment No: R-EN-016-2023

[RES-23:024](#) RESOLUTION BY THE CITY COUNCIL OF THE CITY OF JONESBORO, ARKANSAS, TO PLACE A MUNICIPAL LIEN ON PROPERTY LOCATED AT 912 HOPE, JONESBORO, AR 72401, PARCEL 01-144184-11600, OWNED BY DRELLA TAYLOR IN THE AMOUNT OF \$175

Attachments: [912 E Hope](#)
[Affidavit of Statutory Lien 912 Hope](#)
[Council Notice Letter 912 Hope](#)

This item was passed on the Consent Agenda.

Enactment No: R-EN-017-2023

[RES-23:025](#) RESOLUTION BY THE CITY COUNCIL OF THE CITY OF JONESBORO, ARKANSAS, TO PLACE A MUNICIPAL LIEN ON PROPERTY LOCATED AT 1204 WARREN, JONESBORO, AR 72401, PARCEL 01-144074-13800, OWNED BY CLAYTON D GREER IN THE AMOUNT OF \$515

Attachments: [1204 Warren](#)
[Affidavit of Statutory Lien 1204 Warren](#)
[Council Notice Letter 1204 Warren](#)

This item was passed on the Consent Agenda.

Enactment No: R-EN-018-2023

[RES-23:026](#) RESOLUTION BY THE CITY COUNCIL OF THE CITY OF JONESBORO, ARKANSAS, TO PLACE A MUNICIPAL LIEN ON PROPERTY LOCATED AT 1403 OAKHURST, JONESBORO, AR 72401, PARCEL 01-143133-23700, OWNED BY KEVIN & TONYA LYLES IN THE AMOUNT OF \$5,297.40

Attachments: [1403 Oakhurst](#)
[Affidavit of Statutory Lien 1403 Oakhurst](#)
[Council Notice Letter 1403 Oakhurst](#)

This item was passed on the Consent Agenda.

Enactment No: R-EN-019-2023

[RES-23:027](#) RESOLUTION BY THE CITY COUNCIL OF THE CITY OF JONESBORO, ARKANSAS, TO PLACE A MUNICIPAL LIEN ON PROPERTY LOCATED AT 2101 S KATHLEEN, JONESBORO, AR 72401, PARCEL 01-144271-22500, OWNED BY EDNA BOYD IN THE AMOUNT OF \$175

Attachments: [2101 S Kathleen](#)
[Affidavit of Statutory Lien 2101 S Kathleen](#)
[Council Notice Letter 2101 S Kathleen](#)

This item was passed on the Consent Agenda.

Enactment No: R-EN-020-2023

[RES-23:028](#) RESOLUTION BY THE CITY COUNCIL OF THE CITY OF JONESBORO, ARKANSAS, TO PLACE A MUNICIPAL LIEN ON PROPERTY LOCATED AT 2501 MARY JANE,

JONESBORO, AR 72401, PARCEL 01-144272-24200, OWNED BY KENNETH L & DENA BROADWAY IN THE AMOUNT OF \$175

Attachments: [2501 Mary Jane Mowing](#)
 [Affidavit of Statutory Lien 2501 Mary Jane](#)
 [Council Notice Letter 2501 Mary Jane](#)

This item was passed on the Consent Agenda.

Enactment No: R-EN-021-2023

[RES-23:029](#)

RESOLUTION BY THE CITY COUNCIL OF THE CITY OF JONESBORO, ARKANSAS, TO PLACE A MUNICIPAL LIEN ON PROPERTY LOCATED AT 2612 CRAWFORD, JONESBORO, AR 72401, PARCEL 01-144273-02300, OWNED BY RANDY & ALEY CRAWFORD IN THE AMOUNT OF \$8,716.32

Attachments: [2612 Crawford](#)
 [Affidavit of Statutory Lien 2612 Crawford](#)
 [Council Notice Letter 2612 Crawford](#)

This item was passed on the Consent Agenda.

Enactment No: R-EN-022-2023

[RES-23:031](#)

A RESOLUTION BY THE CITY COUNCIL OF THE CITY OF JONESBORO TO WAIVE COMPETITIVE BIDDING AND AUTHORIZE PURCHASE OF LAW ENFORCEMENT EQUIPMENT FOR THE POLICE DEPARTMENT

Attachments: [RATT sole source](#)

This item was passed on the Consent Agenda.

Enactment No: R-EN-023-2023

RESOLUTIONS REMOVED FROM THE CONSENT AGENDA

[RES-23:009](#)

A RESOLUTION BY THE CITY OF JONESBORO, ARKANSAS TO ENTER INTO AN AGREEMENT WITH HALFF ASSOCIATES INC. TO PROVIDE PROFESSIONAL SERVICES FOR A MASTER PARKS PLAN FOR THE JONESBORO PARKS AND RECREATION DEPARTMENT

Attachments: [Jonesboro PRMP Halff CONTRACT 01.12.23](#)
 [Jonesboro PRMP Exhibit B-Fee 01.09.23](#)
 [Jonesboro PRMP Exhibit C-Support 01.09.23](#)

Councilmember David McClain said, I have a few questions about the overall planning process. Is this the first time that we have had this happen as far as overall Master Plan for the Parks? Mayor Harold Copenhaver said, this is. We approved this in the general budget. And, so, this is the first step moving forward is to gain this inception on the process. Do you have any other questions councilman? Councilmember McClain said, yes. So, that is just the first time? Parks Director Danny Kapales said, yes sir. This is the first time we have ever had a Master Parks Plan that has been developed outside of just basically the department plan. Councilmember McClain said, okay. Kudos for that. Typically, how long of a process are we talking? Mr. Kapales

said, this is going to be about a nine-month process. Councilmember McClain said, okay. Do we currently have a committee that helps with this? Don't you have a Parks and Rec Committee? Mr. Kapales said, we do. We have a Parks Advisory Committee. So, they will be part of this. I think the Public Services Committee will be a part of helping with this, so there will be both those groups. And, then, I do feel like there will probably be some other citizen groups that will be brought in as we move forward.

Councilmember Dr. Charles Coleman said, I am not sure if this, Danny, did we not do a plan sometime before, three or four years ago or was that a different type of plan? Mr. Kapales said, there has not been an overall Master Parks Plan. There have been plans for certain areas within the city. There were smaller plans as far as certain areas, just like Craighead Forest had a small plan put in place, but there has never been an overall, here's what the City of Jonesboro overall Master Parks Plan, a blueprint for the next ten years of what we should look like and how we move forward. There was quite a few years ago when Jason Wilkie was the Director, we brought in the National Parks Association. We brought in their overlay plan of what a city should look like and then we utilized those numbers and said here is what our deficits were, but that was never a true plan for this city and how this city should move forward. Councilmember Dr. Charles Coleman said, thank you.

Councilmember Ann Williams said, there have been some needs in certain areas that have been pointed out and people, for example, in the northeast part of the city's lack of parks, and since it is pretty apparent, certain glaring needs we have, I hope this plan is not used to stall as far as delay some things that have been obviously, you know, pressed for by people in certain neighborhoods whose kids don't have access to any nearby park. And, so, I mean, I think a plan is very well and good, but I hope it is not used to delay any needed project and areas of development that we have been aware of for some time. I think we have the capability and the people in the city, the residents, have the capability of pointing out obvious needs that we have and I don't think we need someone from outside to point out something that we are quite aware of that we are needing if this is something that has been talked about for a long time. And, so, I just want to point that out in regard to this, but this should not hopefully be used to delay some things that we probably need to get on to now. Mr. Kapales said, I think if you look at the budget you all have put forward and Mayor has worked hard on that this was one of the very great steps forward for Parks and Rec as far as having capital improvement opportunity to implement potential pocket parks or neighborhood parks. In looking within the city, even prior to getting this Master Park Plan in place so there is allocated funds to move forward with developing some other much needed space within Jonesboro. Councilmember Williams stated, I just didn't want to have to tell people you know when they point out something they need, well, we are waiting on this master plan. I think we are capable of addressing some things that have been evident for a long time. Mr. Kapales said, absolutely, I agree.

Councilmember Chris Moore said, Danny, when you say the overall parks plan, will that also include the entire trail system? Mr. Kapales said, yes sir. Obviously, we have already have a master plan in place, but they are going to utilize that master plan and use it as an overlay to this plan so that whenever we look at those deficits in space, those deficits need to go wherever the trails supposed to go also. That way they will tie in together. Councilmember Moore asked, do you have any idea what citizen groups might be involved in that? Is it high school trail runners? Mr. Kapales said, obviously, we are going to need to tap in on all citizens in all parts of Jonesboro will be a part of this that way we have an open forum. And, there is going to be within this process, there is going to be quite a few opportunities for all citizens to have a say on what direction this plan is going to go. Councilmember Moore said, that was going to be my

next point, Mr. Mayor. It might be that we ought to put on our city's Facebook or on our city's website, an area for citizen input. I am sure that there's people that know a particular spot or have an idea on one part of that plan that might be informative. Mayor Copenhaver said, I think that input is important. Mr. Kapales said, and then that's part of this plan is community outreach. They are going to be heading that up. Councilmember Moore said, very good.

Councilmember LJ Bryant said, I know this comment is kind of like it's kind of streets, it's kind of parks, it's kind of a cross reference, but while we are on the topic, I was just thinking about we don't have ice every day. It is somewhat unusual, but we currently seemingly don't have a way to clear ice off of sidewalks or at least we don't necessarily have a plan which takes resources and people and money and all of the things that have to be allocated. But, I know it is a very, very small part as we talk about how to plan for parks going forward. But, I know whether it is for a recreational runner or somebody trying to get to work, it matters if you can't get down Nettleton for a couple of days on the sidewalk. Mr. Kapales said, absolutely, it does. That is not my expertise as far as dealing with ice. We don't deal with it very often, but I think as a group here, I think we could all look forward to figuring a way out to handle that as we move forward.

Councilmember Dr. Anthony Coleman said, I was just reading over the contract and I thought it said something about project manager and I am assuming that would be you. Is that right? Mr. Kapales said, when you start dealing with project manager, we would really be looking at hiring this company and they would be helping with that project management. We would have say in it, but this plan and having someone come in is really more focused on having the outside group that is more of a professional that does this on a daily basis, being the project manager. Mayor Copenhaver said, thank you for the conversation Council.

A motion was made by Councilperson John Street, seconded by Councilperson Chris Gibson, that this matter be Passed. The motion PASSED with the following vote.

Aye: 12 - Brian Emison;Chris Moore;Chris Gibson;David McClain;Joe Hafner;Mitch Johnson;Anthony Coleman;Janice Porter;John Street;Charles Coleman;LJ Bryant and Ann Williams

Enactment No: R-EN-024-2023

RESOLUTIONS NOT ON THE CONSENT AGENDA

[RES-23:018](#)

A RESOLUTION TO THE CITY OF JONESBORO REQUESTING APPROVAL OF THE BUDGET FOR THE CRAIGHEAD COUNTY SOLID WASTE DISPOSAL AUTHORITY (CCSWDA) AS OUTLINED IN ACT 677 OF 2021

Attachments: [Letter to County Judge and Mayors to approve 2023 budget](#)

Councilmember Joe Hafner said, I just wanted to make a comment. This is a board before I was on the City Council that I used to serve on. And, I think that one thing that a lot of citizens don't understand is you know we are kind of spoiled because I did it today, I had some boxes that I took out to the dump. You show them your driver's license. They write down your driver's license, your name, and your address. You go dump and you leave without paying. But, I think our city pays that. I mean someone has to pay for it. So, the last time I think I had the spreadsheet. I think it was about maybe around \$300,000 or so. Mayor Copenhaver said, I think it is even higher than that. Councilmember Hafner stated, it may be even higher now, but that is money that

our city is paying for our citizens. Mayor Copenhaver said, correct. Councilmember Hafner said, so when you take something out to the dump and think it is free, it is not free. The city is paying for it on behalf of our citizens. And, I just wanted to bring that up because I don't think a lot of people realize that.

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

Aye: 12 - Brian Emison;Chris Moore;Chris Gibson;David McClain;Joe Hafner;Mitch Johnson;Anthony Coleman;Janice Porter;John Street;Charles Coleman;LJ Bryant and Ann Williams

Enactment No: R-EN-025-2023

RESOLUTION TO SET A PUBLIC HEARING

[RES-23:032](#)

A RESOLUTION TO SET A PUBLIC HEARING REGARDING AN ABANDONMENT OF A PORTION OF RIGHT-OF-WAY ALONG UNDEVELOPED BONAPARTE COVE AS REQUESTED BY HORIZON LAND SURVEYING ON BEHALF OF CURTNER ASSET MANAGEMENT, LLC

Attachments: [Opinion Letter](#)
 [Plat & Utility Letters](#)
 [Publishing Receipt](#)

A motion was made by Councilperson Chris Gibson, seconded by Councilperson Ann Williams, that this matter be Passed. The motion PASSED with the following vote.

Aye: 12 - Brian Emison;Chris Moore;Chris Gibson;David McClain;Joe Hafner;Mitch Johnson;Anthony Coleman;Janice Porter;John Street;Charles Coleman;LJ Bryant and Ann Williams

Enactment No: R-EN-026-2023

6. NEW BUSINESS

ORDINANCES ON FIRST READING

[ORD-23:003](#)

AN ORDINANCE TO AMEND CHAPTER 117, KNOWN AS THE ZONING ORDINANCE PROVIDING FOR CHANGES IN ZONING BOUNDARIES, FROM R-1 TO RM-12 FOR PROPERTY LOCATED AT 804 BELT AS REQUESTED BY WESTON WAGNER

Attachments: [Staff Summary Report](#)
 [Plat](#)
 [Publication Receipt](#)
 [Petition Against Rezoning ORD-23-003](#)
 [Certified Mail Receipt](#)

Councilmember John Street motioned, seconded by Councilmember Chris Moore, to suspend the rules and offer ORD-23:003 by title only. All voted aye.

Councilmember Dr. Charles Coleman said, I guess I really need to ask Derrel about

this, but I guess you can answer it. This 804 Belt Street is up right next to Success School up there. Do we need a letter from the school district when somebody is getting ready to build something there that close? Mayor Copenhagen stated, we should have that. Planning Director Derrel Smith stated, anytime we do a rezoning, we have the schools as part of the notification process so they have been notified. Councilmember Dr. Charles Coleman asked, they have been notified? Mr. Smith said, we have got their return receipt and everything from them where they were notified. Councilmember Dr. Charles Coleman said, that is fine.

Held at one reading

[ORD-23:004](#)

AN ORDINANCE AMENDING ORDINANCE NO. 2022-15 OF THE CITY COUNCIL OF THE CITY OF JONESBORO, ARKANSAS; MODIFYING THE INTEREST RATE ON THE CITY'S TAXABLE ECONOMIC DEVELOPMENT REVENUE BONDS (COLSON CASTER PROJECT), SERIES 2022B ISSUED ON APRIL 19, 2022; AND PRESCRIBING OTHER MATTERS RELATING THERETO.

Attachments: [Ordinance Amending Ordinance No. 2022-15 \(Colson 2022\)](#)
[ORD-22-015 BONDS Colson Redacted](#)

Councilmember John Street motioned, seconded by Councilmember Brian Emison, to suspend the rules and offer ORD-23:004 by title only. All voted aye.

Held at one reading

[ORD-23:005](#)

AN ORDINANCE AMENDING ORDINANCES NO. 1657 AND 1717 OF THE CITY COUNCIL OF THE CITY OF JONESBORO, ARKANSAS; CHANGING THE NAME OF THE PUBLIC FACILITIES BOARD CREATED IN SUCH ORDINANCE TO THE "CITY OF JONESBORO, ARKANSAS PUBLIC FACILITIES BOARD"; EXPANDING THE POWERS OF SAID PUBLIC FACILITIES BOARD TO INCLUDE THE ENTIRE SCOPE OF AUTHORITY AND POWERS INCLUDED IN THE PUBLIC FACILITIES BOARDS ACT; PRESCRIBING OTHER MATTERS RELATING THERETO.

Attachments: [Ordinance Amending Powers of Jonesboro Public Facilities Board](#)
[Ordinance 1717](#)
[ORD 1657](#)

Councilmember John Street motioned, seconded by Councilmember Mitch Johnson, to suspend the rules and offer ORD-23:005 by title only. All voted aye.

Councilmember Brian Emison asked to be recused from discussion and voting on ORD-23:005 due to the fact that he serves on this Board.

Mayor Copenhagen stated, I would like to read a few comments. We do have Michele Allgood here as well that can answer any questions for the general public or for Council. And, then, we do have a Councilmember that serves on the committee, Councilmember Brian Emison as well and he can give you historical data. Councilmember Brian Emison stated, Mayor, if you don't mind, if the record can reflect, I would like to recuse myself from this due to my position, serving as treasurer on this particular board. Mayor Copenhagen said, absolutely, duly noted. So, before we open up discussion on this request from the Residential Housing and Healthcare Facilities Board, I just want to share why this is merited consideration by the Council. It is a good board with good people and good intentions. It provides private entities a funding vehicle for projects that serve the common good that we have discussed possible local financing support for projects like community centers, possibly sports complex, humanitarian facilities, just to name a few. The goal of their request is we are

discussing today is to broaden what they can assist with and donate to. I first became educated about the process of this board in 2021 when they so generously donated \$60,000 to the Veteran's Cottages, even though the restrictions made it more challenging than you would expect. The goal with this ordinance is to make it easier for them to donate the good projects by bringing their scope in line with the state statutes and other cities.

Councilmember Chris Moore said, I think it would go a long ways toward clearing up some misconceptions, could you or Michele, would one of y'all state where the funding for this board comes from? I think that was a common question that was going around this week. Michele Allgood said, I am an attorney that has been working with the facilities board and obviously I've worked with the city before and I represent other facility boards within the state. The primary source of funding for any facilities board is a self-funding mechanism. So, the facilities board basically serves as a door. It is a conduit. You can use it to access the tax-exempt market. And, so, when the facilities board provides that service, the entities that it provides that service to will pay a fee to the facilities board. Councilmember Moore asked, is it basically an origination fee for the loan of the service or how does that work? Ms. Allgood said, if it was a bank, that is a good comparison to it. It is not what we typically call it in this context. Sometimes when everything is done, there is a little extra money left that is needed to go towards, it is supposed to remain for public purpose and the board will hold that as well. Councilmember Moore asked, in general then, would you confirm that money from the general fund of the City of Jonesboro does not go to finance that board? Ms. Allgood said, it does not go to finance that board and I am not sure that that would be legal. Councilmember Moore said, thank you Mayor. I think that was one misconception that we had.

Mayor Copenhaver asked, Brian Emison, could you give us a brief history of projects? This board was actually initiated back in the 1970's by the City of Jonesboro. Councilmember Moore stated, that as a point of order, if Mr. Emison is going to abstain, he can't participate in the discussion or the vote. Mayor Copenhaver said, okay. Ms. Allgood said, I can tell you some of the projects that I have participated in. Mayor Copenhaver said, sure. Ms. Allgood said, so, I am aware of the donation that was made to the Veteran's project. In recent times, we have facilitated, this board was the vehicle, the door that was opened for St. Bernards. So, the most recent projects that they have had at their facility, this board facilitated back in 2016. In 2019, the Liberty Park Senior Living Project, that was another project that this board facilitated. Mayor Copenhaver said, thank you Michele. I think Brian Richardson has got a few more that he could add to that list then. Ms. Allgood said, I will have more information for the next time to make sure that all of that is available. One of the things that I do want to emphasize is that the city nor the city's assets, not the city's revenues, nothing from the city is obligated when this board takes action. So, the bonds that are issued are issued in the name of the facilities board. By law, those bonds are required to state that they are an obligation only of the board and the city's assets nor revenues are pledged. Mayor Copenhaver said, thank you Ms. Allgood. Brian, would you like to go ahead and give a couple of other examples?

Chief Administrative Officer Brian Richardson said, I will kind of speak in Councilmember Emison's stead on this. He sent me a list earlier of some projects that they have worked on in the past. And, I guess the first one that I am seeing is in 1979, they did a single-family mortgage revenue bond for \$20 million that was obviously a big, out-of-the-gate project. They have worked with St. Bernards for a \$5 million project back in 1980. Multiple other St. Bernards projects and hospital related programs that the Liberty Park that Ms. Allgood had mentioned. And, I am seeing probably

somewhere in the neighborhood of \$160-\$170 million dollars worth of projects that Councilmember Emison has just kind of put together on a quick list for the Council to kind of know what some of the projects are involved with and I would be happy to kind of share this around. Like I said, I've got this, you know, a little bit before and we thought about Councilmember Emison discussing it, but obviously he has recused. So, we have got three readings to share that information, but we will get it out to you. Ms. Allgood said, one that I remember that was discussed at the Finance Committee meeting is that the board actually gave a grant to the city to study and to do a study of the homeless population and housing availability in the city.

Councilmember Janice Porter said, one question that a citizen brought up to me is if could you explain if the organization for whom the bonds are issued went bankrupt, explain why the city is not liable. Ms. Allgood said, so the primary source of repayment would be the stream of revenues that the borrower, the entity that's benefiting from this, it is not uncommon if these finance a thing, a facility, then there would be a mortgage on that property and so that would be the source of the remedy that would be exercised as they would try to foreclose on that asset. Councilmember Porter said, thank you. Mayor Copenhaver said, thank you. Thank you Ms. Allgood.

Patti Lack, 4108 Forest Hill Road, said, I appreciate your answers to a lot of those questions because I had them too. I know last week when I was listening to Joe when you were talking about all of the responsibilities that this committee would have extra added on to them. I was kind of overwhelmed because I thought well I have never heard of this board before. And, then the other day when I read in the paper that it said that the city board has operated under radar for several years and I guess that is the reason why we haven't heard so much about this group. I know I saw in the paper that it said that it also tried funding a city park and I don't know whether that was the disc park last year, a couple of years ago, I don't know if that was the one. But, my question is that I think it is wonderful that we can have someone else help us out in the community. But, on the questions that I have and maybe we can answer them in the next two readings is like who is on this board? Who elects those people that are on that board and what are the qualifications for being elected or nominated for them? How long do they serve and are they compensated or are they just a board that they are nominated for? The question of how is the money received? We have answered that one right there. Is the public notified of when the meeting is happening? You know, I think that is really important because if they are going to have all of these more powers to influence our city in so many different ways, I think the public needs to be aware of that. And, then, who is accountable for all of these decisions? And, I guess where my point is is that they are looking at that list that is in the newspaper about all of the power that they are going to have and be able to influence in our city is that I wish they would come to you guys too and let the public and you guys know also what is going on because you are the ones that we elected and we are looking at you to make the right decision. I know the board is capable of it, but it would be nice to have your backing too on there. So, if those questions can be answered, I think the citizens would really appreciate that in the next two readings. Thank you.

Mayor Copenhaver asked, Ms. Allgood, if you would like to possibly answer a few of those and if not, then we will get those answers back to you. Ms. Allgood said, so, I can't answer a few of those questions. This is a board that if you go to the city's website that you can find the board and you can locate it. It does identify the members. The members are appointed to this board through an action that comes before the city. They are nominated by the Mayor and I believe it is a four-year term. Don't hold me to that, but it is a periodic term. People have to be reappointed and reconsidered. It is a public entity. Therefore, all of its meetings are open to the public.

If this entity were to issue bonds as it has in the past, we are required to have a public hearing and to put that in the newspaper and have it published ten days prior to the public hearing. We have had meetings that the press has attended. So, there is definitely information out there about that when this entity is meeting. The powers that are granted, its' authorization. So, this is not a proactive entity. This is a group of volunteers that are appointed by the city to evaluate if somebody wants to do a project, then again, they are the door, the gatekeeper and they don't go seek projects. Projects have to come find them. Mayor Copenhaver said, thank you, well done. Thank you Ms. Allgood.

Held at one reading

7. UNFINISHED BUSINESS

ORDINANCES ON SECOND READING

[ORD-23:001](#)

AN ORDINANCE TO AMEND CHAPTER 117, KNOWN AS THE ZONING ORDINANCE PROVIDING FOR CHANGES IN ZONING BOUNDARIES FROM R-1 TO C-3 LUO FOR PROPERTY LOCATED AT 5618 SOUTH CARAWAY ROAD AS REQUESTED BY WESCOTT ENTERPRISES, LLC

Attachments: [Staff Summary - City Council](#)
[Plat](#)

Held at second reading

[ORD-23:002](#)

AN ORDINANCE TO AMEND CHAPTER 117, ARTICLE III, KNOWN AS THE ZONING ORDINANCE OF THE CITY OF JONESBORO, ARKANSAS, PROVIDING FOR CHANGES IN ZONING BOUNDARIES FROM R-1 SINGLE FAMILY RESIDENTIAL TO C-4 LUO NEIGHBORHOOD COMMERCIAL DISTRICT FOR PROPERTY LOCATED AT 1916 DISCIPLE DRIVE, JONESBORO, AR AS REQUESTED BY CORNERSTONE UNITED METHODIST CHURCH

Attachments: [Staff Summary - City Council](#)
[Plat](#)

Held at second reading

8. MAYOR'S REPORTS

Mayor Harold Copenhaver reported on the following:

I have a few comments this evening, but just a few.

In the past two weeks, we have demonstrated to what extent the city and I truly mean it never sleeps, many in this room haven't slept for a while, for several evenings. I have received many compliments that I want to forward onto our Street Department for keeping our roads safe as possible during the last week's ice storm. This is no small duty and its ten hour shifts include very late hours for some staffers. In the name of keeping Jonesboro safe, I want to say thank you to all. I received a thank you from a local superintendent as well for the cleaning concerns around the schools. They were able to be open on Friday and without this proactive approach from our Street Department and others in the city, they wouldn't have been able to do this. I also

received a letter, an email just a little while ago from Keith Cragg who is the administrator of a company here in town. He said, I just wanted to reach out to you as well. The city's fire and police departments both did an outstanding job last night into the morning hours. It is refreshing to collaborate with people who are like minded in working toward a goal to receive a resolution. Everyone was professional and held safety at the forefront. The city is fortunate to have this great team. So, that was with Summit Utilities. And, again, that was in response to an event last evening out on Highland. Our police and fire departments were out till late in the evening. And, again, the community appreciates the work you do. I also want to say thank you during the ice storm, we appreciate Marco's Pizza. They provided food as well to many of our workers that were out past hours all weekend and throughout the week.

I want to say that I am very pleased that we are blessed to have an employee of the month, once a month. And, this month was Cliff Nash. He is our traffic operations manager. Cliff has taken his new role with passion and he has made our technology state of the art in monitoring our intersections and improving traffic flow. I want to say thank you to First Security Bank for sponsoring this award. And, once again, congratulations to Mr. Nash.

Sometimes we have residents that are confused as to what will be picked up by the Sanitation Department. If it is in a container, they will pick it up weekly. Sometimes they see brush, tree limbs, appliances, tires, construction waste and other debris sometimes left on the curbside and many other times, it's just left in empty lots. Residents are required to deliver these items to Legacy Landfill off of Harrisburg Highway on County Road 476.

An update on the concerns about pedestrian safety on Johnson Avenue. I went to the Capitol last week and I met with legislators and ARDOT officials on this issue and incident that occurred on Johnson Avenue. They agree and I will say that again, they agree that a pedestrian crossing is warranted on State Street on Johnson. We're going to be doing everything that we can to progress that on a fast track to complete that process.

As you know, we attended the AML Convention last month and I was proud to see our two newest councilmembers there to educate themselves on the working of municipal government. Thank you Dr. Anthony Coleman and Janice Porter for attending. I commend both of you on your commitment. I also want to point out that two other veteran councilmembers, John Street and Dr. Charles Coleman were also in attendance and they attend those regularly. Your leadership and commitment to your city is evident in the work and you are more aware now of what AML and the issues that they face and the solutions they try to bring to the forefront. I want to commend City Clerk April Leggett who has earned her level 2 certification and continuing education hours from AML. She has one more level to attend and she will be fully certified. Good work on that. This year, I will serve on the AML Executive Committee which means I will bring home more knowledge about the most significant issues facing Arkansas cities as well as best practices from other cities to serve Jonesboro.

[COM-23:005](#)

JONESBORO AIRPORT COMMISSION FINANCIAL STATEMENTS FOR THE MONTHS OF AUGUST 2022, SEPTEMBER 2022, OCTOBER 2022, NOVEMBER 2022 AND DECEMBER 2022

Attachments: [JAC Jonesboro Airport Financials 08 22](#)
 [JAC Jonesboro Airport Financials 09 22](#)
 [JAC Jonesboro Airport Financials 10 22](#)
 [JAC Jonesboro Airport Financials 11 22](#)
 [JAC Jonesboro Airport Financials 12 22](#)

Filed

9. CITY COUNCIL REPORTS

Councilmember John Street said, Mayor, just to add onto what you said, I heard numerous comments that were very complimentary of our Street Department. Police and Fire did an excellent job. It went great. My hats off to all of our staff that work in those areas and sanitation as well. I know it's hard. It's an uphill battle, but I think they did great there too and delivered fantastic service. Mayor Copenhaver said, I will add to that. Our streets were clear really the first day after and that's because of the work that they had prepared initially. And so, our streets became much cleaner quicker. We also had a cleanup this past weekend as well at Grace Baptist Church. I believe they had two roll-offs that they also filled and the community was really, I attended, and cars just rolled in and out. It was well attended by our community and I think that they are seeing our efforts in the community to keep our community beautiful and clean. So, thank you for your comments.

Councilmember LJ Bryant said, I have two quick things Mayor. Number one, the Street Department did such a nice job. I got stuck in Memphis during the ice storm and I mean it was really unbelievable. They didn't touch the city streets. So, no offense to Memphis or anything, but I mean it was unbelievable. It was like a third world country. On another topic, somebody brought this to my attention today. They drove me around town and I had seen some houses being built in this one area of town and I am a real estate agent. I noticed that they had never hit the MLS and so we know now people are building a lot of neighborhoods that are rental only. And, so, I know that there are out-of-state developers that come in and they do this and the legislature has made it more difficult to regulate the appearances and such of a single family and so I know our hands are probably tied, but I hope we can look and see because these new single-family neighborhoods are a way to skirt around our multifamily design standards which we have done a good job on, but now we kind of have a new problem that we may or may not be able to legally fix. Mayor Copenhaver said, thank you for your comments.

Councilmember David McClain said, I appreciate you, you guys continuing to work on getting the traffic signal on State Street. I think it has been far overdue and that it is something that should have been there a long time ago. So, thank you for continuing to do that.

Councilmember Chris Gibson said, yes, I just have one thing. I am going to add to the Mayor's ARDOT punch list. I've received a few phone calls over the last few months from residents over on Kathleen and there is no left hand turn light from Kathleen to Highway 18 and at 5:00 p.m., it's kind of a nightmare getting onto that highway. So, can we look into that please? Mayor Copenhaver said, you bet, yes sir.

Councilmember Ann Williams said, in regard to pedestrian safety on Johnson, I have mentioned this before and I'll continue to mention it. It is really important that we enforce the speed limit on Johnson. I am observing a lot of people that are not complying. After the last council meeting when I did bring this up, we got the JPD

monthly report the next day and there were 294 written citations, but I wasn't sure how many of those would be for speeding. So, I checked with Claire Reynolds that prepared that and she indicated that of those 294, 25 were speeding tickets and I guess, I assume that is for all of Jonesboro. So, with the number of cars going up and down Johnson which I think has been estimated to be 20,000 and the number of speeders I have personally observed and I have had a lot of people make the same observation to me with great concern. You know there are a lot of people speeding if you are complying with the speed limit and they pass you like you are sitting still and that has been my experience. Mayor Copenhaver said, thank you councilmember. Obviously, I think our report shows the number of citations over one and a half and our request. I mentioned that to Chief at the beginning of the year, we have developed a program for Johnson in particular.

Police Chief Rick Elliott said, if I may, I will expand on that. So, if you look at Johnson as a whole since the first of January, the department has answered 1,109 calls on Johnson and that is all types of calls. Out of those calls, there have been 58 motor vehicle accidents on Johnson Avenue. Now, Johnson, I am talking about the whole stretch of Johnson. We have made 715 traffic stops on Johnson since the first of January of this year, 715. There have been five accidents at Johnson and State since the first of January of this year. So our proactive policing since the first of January on Johnson has obviously been stepped up. We are still increasing our efforts as much as we can. Our total call volume last month for the department, we ran over 6,400 calls in one month. So, our call volume is up. The officers are doing what they can do in their spare time to run radar in some of our problematic areas. But, the bottom line is we have only got a limited amount of resources and we are doing what we can do.

Mayor Copenhaver said, thank you Chief. Chief Elliott said, thank you sir. Council member Ann Williams stated, I appreciate that, but I think as far as accidents and others including the pedestrian fatality, I think the key to maybe cutting down on some of that would be enforcement of the speed limit. And, I think that it all works together. With the pedestrian signal we are getting, they have emphasized to us from the Highway Department that that is part of the cure or approach to pedestrian safety. But, enforcement of the speed limit is also an important component. You can't just have one of the various pieces and not have all of it because if we are going to have a pedestrian signal there and people want to rely upon it crossing there, we don't want to set them up by then them getting out there, assuming that it's safe and then speeders, you know, mow them down. And so, you know, we can't set people up with a traffic signal and immediately mowed down by people that are speeding. I think that if it is three months until we are getting this actually installed, I think this is time where we can teach people that the speeding limits will be enforced. I am concerned that the speeds have ramped back up, you know, after the street new speed limit was posted. For a while, there was good compliance, but over time, people have become overconfident thinking that it is not being enforced. Mayor Copenhaver stated, they just need to pay attention to the law and speed limits, but we are enforcing all of our assets and I appreciate Chief and the force on doing those efforts. Thank you. Thank you for your comments.

Councilmember Chris Moore said, two quick things, number one don't we still have some of those mobile radar units. Mayor Copenhaver said, we are going to be moving those. Councilmember Moore asked, could we post one of those over near the intersection of State and Johnson? Mayor Copenhaver said, we are actually taking the one from downtown. Councilmember Moore asked, not the one in front of the high school? Mayor Copenhaver said, no. Councilmember Moore said, okay. The one at the high school is quite effective. Mayor Copenhaver said, yes. Councilmember Moore

said, every morning when I come by and that little light flashes, everybody jumps on their brakes. Councilmember Williams said, they are very effective. Councilmember Moore said, okay. That was my first comment. My second comment, it's been a while since we have discussed it, but where are we at with the Citizens Bank Building? I know there had been some things in the works several months ago, but I haven't seen or heard of any progress. Could you give us an update? Mayor Copenhaver said, the properties have now been condensed and there are just a few owners left in the properties. So, the corporation that owns the ground is negotiating with the owners on the building's behalf. And, again, I'm keeping my fingers crossed, but those are more positive negotiations than what we have had in the past. So, the other properties on the west side and that would be the northwest side as well are now owned by one entity. That's good. Councilmember Moore said, thank you for the update. That is all I have.

Mayor Copenhaver said, thank you council for your reports.

10. PUBLIC COMMENTS

Tony McLoy, 1010 Russell Hill Drive, said, I was here about a year ago. And, I heard that you were at our house almost a year ago now. On Russell Hill, if you remember, we have a street that is very, very narrow. It is basically a one way street. It is not even 14 feet wide now and we still have traffic coming down from the apartment complexes that have been moved in and last year we talked about basically it is a one way street. The biggest problem was the congestion, moving over into people's yards to get down the road, that kind of thing. Well, now, there are a couple of more concerns I have. One is cost and one is safety. The other day I was coming out of that way and there is a big pot hole there and everybody knows to miss it, but because there was somebody else coming down the road, it's a one way street, I had to get over and hit that pot hole and basically blew a tire, broke a belt in a tire. So, there are costs going on on that street incurred by the citizens. But, more importantly, there is a big safety issue. We are talking about safety and we love the fact that Jonesboro is concerned about the safety of its citizens. Traveling down Harrisburg Road where you turn onto Russell Hill, it is a one way street coming out of Russell Hill now. I mean it is getting more and more narrow as time goes on. It has been almost a year. It was nearly 15 feet last year. It is down to under 14 feet wide now because as you drive on the edge of the road, we all know that it disintegrates the side of the road. So, now, it is definitely a one way street to get in. And, we have to stop traffic on Harrisburg Road because we cannot enter Russell Hill if someone is trying to come out. And, I have been shocked by and scared because I hear behind me screeching tires because we all know Harrisburg Road is another drag strip in Jonesboro, Arkansas. So, they are scooting trying to get home and as I come up behind or as they come up behind me, I am having to stop and wait to be able to exit Harrisburg Road. And, that has happened to me several times. Today, even this morning, a semi-truck had somehow gotten turned around and got on that road, I had to park and I was directing traffic to get that truck because he could not leave our road onto Harrisburg Road. He had to back up all the way back towards the apartments. And, I flagged traffic down and stopped traffic for quite some time for him to be able to go out on another street. So, I know that we talked about a year ago and I know that there has probably been things done, but we haven't heard anything and we were just wondering where do we stand on this and are we making progress on getting either the road widened or the road shut off or something to make it a much safer place? Mayor Copenhaver said, what we can do is if you would provide us your email address and then we will stay in contact with you on the progress of what we are doing and I want you to email us as well from that standpoint. Mr. McLoy said, okay. Mayor Copenhaver said, yes, we did go out there and I remember that. I think we had our city engineer as well as our planner as well in

that process and I think there are some options obviously, but there is always ramifications of those options. Mr. McLoy said, obviously. Mayor Copenhaver said, we will get with you on that, but I appreciate you coming forward. Mr. McLoy said, alright, thank you. Mayor Copenhaver said, thank you.

11. ADJOURNMENT

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

Aye: 12 - Brian Emison;Chris Moore;Chris Gibson;David McClain;Joe Hafner;Mitch Johnson;Anthony Coleman;Janice Porter;John Street;Charles Coleman;LJ Bryant and Ann Williams

_____ **Date:** _____

Harold Copenhaver, Mayor

Attest:

_____ **Date:** _____

April Leggett, City Clerk