



City of Jonesboro

Municipal Center
300 S. Church Street
Jonesboro, AR 72401

Meeting Agenda Public Works Council Committee

Tuesday, February 3, 2026

5:00 PM

Municipal Center, 300 S. Church

1. CALL TO ORDER

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

3. APPROVAL OF MINUTES

MIN-26:005

Minutes for the Public Works Committee meeting on Tuesday, January 06, 2026

Attachments: [Minutes](#)

4. NEW BUSINESS

RESOLUTIONS TO BE INTRODUCED

RES-25:219

A RESOLUTION BY THE CITY OF JONESBORO, ARKANSAS AUTHORIZING THE OFFER AND ACCEPTANCE FOR RIGHT-OF-WAY AND A TEMPORARY CONSTRUCTION EASEMENT AT 2400 E. JOHNSON AVENUE FOR THE PURPOSE OF CONSTRUCTING AND MAINTAINING ROADWAY IMPROVEMENTS

Sponsors: Engineering

Attachments: [DRAFT Offer and Acceptance - Ruth A Steinsiek Trust - 012326.docx.pdf](#)

RES-26:006

RESOLUTION REQUESTING FREE UTILITY SERVICES FROM CITY WATER AND LIGHT FOR A TRAFFIC SIGNAL

Sponsors: Engineering

RES-26:010

A RESOLUTION BY THE CITY COUNCIL OF JONESBORO, ARKANSAS TO ACCEPT A PERMANENT RIGHT-OF-WAY AT 3505 STELLA DRIVE FOR THE PURPOSE OF THE CONSTRUCTING AND MAINTAINING PEDESTRIAN AND BICYCLE INFRASTRUCTURE IMPROVEMENTS

Sponsors: Engineering

Attachments: [Permanent ROW Easement - 3505 Stella Drive.pdf](#)

5. PENDING ITEMS

6. OTHER BUSINESS

7. PUBLIC COMMENTS

8. ADJOURNMENT



City of Jonesboro

300 S. Church Street
Jonesboro, AR 72401

Text File

File Number: MIN-26:005

Agenda Date:

Version: 1

Status: To Be Introduced

In Control: Public Works Council Committee

File Type: Minutes

Minutes for the Public Works Committee meeting on Tuesday, January 06, 2026



City of Jonesboro

Municipal Center
300 S. Church Street
Jonesboro, AR 72401

Meeting Minutes Public Works Council Committee

Tuesday, January 6, 2026

5:00 PM

Municipal Center, 300 S. Church

1. CALL TO ORDER

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

3. ELECTION OF A CHAIR

A motion was made by LJ Bryant, seconded by Ann Williams, that John Street be nominated as Chair of the Public Works Committee. All voted aye.

4. APPROVAL OF MINUTES

[MIN-25:106](#)

Minutes for the Public Works Committee meeting on Tuesday, December 2, 2025

Attachments: [Minutes](#)

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

Aye: 6 - Kevin Miller;LJ Bryant;Anthony Coleman;Ann Williams;Charles Coleman and Janice Porter

Absent: 1 - Chris Moore

5. NEW BUSINESS

RESOLUTIONS TO BE INTRODUCED

[RES-25:201](#)

A RESOLUTION BY THE CITY COUNCIL OF JONESBORO, ARKANSAS AUTHORIZING THE OFFER AND ACCEPTANCE TO PURCHASE RIGHT-OF-WAY AT 3229 S CARAWAY ROAD FOR THE PURPOSE OF CONSTRUCTING AND MAINTAINING ROADWAY IMPROVEMENTS

Sponsors: Engineering

Attachments: [Signed Offer and Acceptance.pdf](#)

Councilmember Dr. Anthony Coleman said, I do have a question Mr. Chairman. So, I do know that this is a part of that bond, and I know it's about Caraway, but is this the last of those easements, I'm sorry not easements but right-of-ways? Chairman John Street said, I don't see Craig but... Chief Administrative Officer Brian Richardson approached the podium and said, I believe there is one more after this. I can double

check on that for sure, but there was two and I believe this would make one. Councilmember Dr. Anthony Coleman said, so when do you think that this part of the Capital Improvement Bond would start or are we already starting it? Brian Richardson said, well, no, the construction probably won't start anytime soon. I mean, they'll have to work through the other easement purchase, and I think there's also some utility work that needs to be done. So, as far as when you're actually going to start seeing a road widening up, and it's still got to go out to bid, and then we'll have to bring that back to Council to approve it, to approve the bid. So, I would suspect that will not be within the first quarter or two of 2026. Councilmember Dr. Anthony Coleman said, but we'll stay within the three-year window or something like that, right? Brian Richardson said, yeah, I have talked with the city engineer about this, and at this point, he didn't see anything that would delay that beyond that window. With the utilities involved this was always going to be several months after approval to get that stuff moved out of the way so we can start constructing the roadway.

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

Aye: 6 - Kevin Miller;LJ Bryant;Anthony Coleman;Ann Williams;Charles Coleman and Janice Porter

Absent: 1 - Chris Moore

[RES-25:218](#)

RESOLUTION TO EXECUTE A TRAFFIC CONTROL DEVICE AGREEMENT TO MAINTAIN TRAFFIC CONTROL DEVICES AT THE INTERSECTIONS OF HIGHWAY 1B AND FOREST HILL ROAD AND HIGHWAY 1B AND PARKER ROAD

Sponsors: Engineering

Attachments: [100881 Jonesboro Signal Agreement.pdf](#)

Patti Lack, 4108 Forest Hill Road, approached the podium and said, so this is an agreement to do that, and they're already working on it right now. But who is... is the highway department going to maintain it, or is the city going to take it over after a while? Chairman John Street said, once they get it up we always maintain the signals and proved the electricity for the signals. Patti Lack said, ok. So, they install it, we maintain it. Chairman John Street said, yes. Patti Lack said, ok thank you.

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

Aye: 6 - Kevin Miller;LJ Bryant;Anthony Coleman;Ann Williams;Charles Coleman and Janice Porter

Absent: 1 - Chris Moore

6. PENDING ITEMS

7. OTHER BUSINESS

8. PUBLIC COMMENTS

Patti Lack, 4108 Forest Hill Road, approached the podium and said, I know I've brought this up a couple times before, is that I hope that the JET bus and we're

looking at the situation with the bus stop on the side of Dollar General, because one of these days it's going to be a five lane and I cannot tell you the number of people that dart out in front of those cars. And now they're going to have five lanes and it's a really, really, really busy store from all those apartments right there. So, I hope that we're working on how we're going to figure out how we're going to make that safe too. Because we don't want an accident to happen on Harrisburg just like Johnson. Thank you. Chairman John Street said, good point.

9. ADJOURNMENT

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

Aye: 6 - Kevin Miller; LJ Bryant; Anthony Coleman; Ann Williams; Charles Coleman and Janice Porter

Absent: 1 - Chris Moore



City of Jonesboro

300 S. Church Street
Jonesboro, AR 72401

Text File

File Number: RES-25:219

Agenda Date:

Version: 1

Status: To Be Introduced

In Control: Public Works Council Committee

File Type: Resolution

A RESOLUTION BY THE CITY OF JONESBORO, ARKANSAS AUTHORIZING THE OFFER AND ACCEPTANCE FOR RIGHT-OF-WAY AND A TEMPORARY CONSTRUCTION EASEMENT AT 2400 E. JOHNSON AVENUE FOR THE PURPOSE OF CONSTRUCTING AND MAINTAINING ROADWAY IMPROVEMENTS

WHEREAS, the City of Jonesboro, Arkansas desires to acquire the following described right-of-way and easement for the purpose of constructing and maintaining roadway improvements:

PERMANENT RIGHT-OF-WAY:

A PART OF NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 16, TOWNSHIP 14 NORTH, RANGE 04 EAST, JONESBORO, CRAIGHEAD COUNTY, ARKANSAS, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF SECTION 16, TOWNSHIP 14 NORTH, RANGE 04 EAST, JONESBORO, CRAIGHEAD COUNTY, ARKANSAS; THENCE NORTH 90°00'00" EAST, 157.63 FEET; THENCE SOUTH 00°00'00" EAST, 706.04 FEET; THENCE NORTH 42°02'36" EAST, 53.02 FEET; THENCE NORTH 58°38'35" EAST, 220.00 FEET; THENCE NORTH 50°48'51" EAST, 161.51 FEET; THENCE NORTH 64°41'14" EAST, 256.43 FEET; THENCE NORTH 51°08'24" EAST, 206.77 FEET; THENCE NORTH 59°14'47" EAST, 187.81 FEET; THENCE SOUTH 27°45'56" EAST, 27.83 FEET TO THE POINT OF BEGINNING PROPER; THENCE CONTINUE SOUTH 27°45'56" EAST, 17.70 FEET; THENCE SOUTH 58°51'59" WEST, 338.08 FEET; THENCE NORTH 31°31'48" WEST, 10.00 FEET; THENCE NORTH 58°50'15" EAST, 263.16 FEET; THENCE NORTH 53°12'10" EAST, 76.40 FEET TO THE POINT OF BEGINNING PROPER, CONTAINING 3,696 SQ. FT., MORE OR LESS, SUBJECT TO ALL RIGHTS-OF-WAY AND EASEMENTS OF RECORD.

TEMPORARY CONSTRUCTION EASEMENT:

PART OF NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 16, TOWNSHIP 14 NORTH, RANGE 04 EAST, JONESBORO, CRAIGHEAD COUNTY, ARKANSAS, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:
BEGINNING AT THE NORTHWEST CORNER OF SECTION 16, TOWNSHIP 14 NORTH, RANGE 04 EAST, JONESBORO, CRAIGHEAD COUNTY, ARKANSAS; THENCE NORTH

90°00'00" EAST, 157.63 FEET; THENCE SOUTH 00°00'00" EAST, 706.04 FEET TO THE POINT OF BEGINNING PROPER; THENCE NORTH 42°02'36" EAST, 53.02 FEET; THENCE NORTH 58°38'35" EAST, 220.00 FEET; THENCE NORTH 50°48'51" EAST, 161.51 FEET; THENCE NORTH 64°41'14" EAST, 256.43 FEET; THENCE NORTH 51°08'24" EAST, 206.77 FEET; THENCE NORTH 59°14'47" EAST, 187.81 FEET; THENCE SOUTH 27°45'56" EAST, 27.83 FEET; THENCE SOUTH 53°12'10" WEST, 76.40 FEET; THENCE SOUTH 58°50'15" WEST, 263.16 FEET; THENCE SOUTH 58°51'58" WEST, 145.09 FEET; THENCE SOUTH 72°44'37" WEST, 114.00 FEET; THENCE SOUTH 44°57'41" WEST, 123.85 FEET; THENCE SOUTH 58°37'49" WEST, 361.65 FEET TO THE POINT OF BEGINNING PROPER, CONTAINING 21,397 SQ. FT., MORE OR LESS, SUBJECT TO ALL RIGHTS-OF-WAY AND EASEMENTS OF RECORD.

WHEREAS, in lieu of monetary compensation, the City shall remove all trees in the Temporary Construction Easement and remove the condemned house and the two un-condemned houses on the property. The estimated value of this in lieu work is \$39,318.27.

WHEREAS, the funding for the in lieu work to be performed shall come from the Capital Improvement budget, and any liens associated with the existing condemnation or the resulting demolition shall be waived.

NOW THEREFORE BE IT RESOLVED BY THE CITY COUNCIL FOR THE CITY OF JONESBORO OF JONESBORO, ARKANSAS THAT:

Section 1. The Mayor and City Clerk are hereby authorized to execute the attached Offer and Acceptance, perform the in lieu work, waive any liens as described above, and execute any other documents necessary to effectuate this agreement.

**REAL ESTATE CONTRACT FOR CITY OF JONESBORO
OFFER AND ACCEPTANCE**

1. **BUYERS:** The Buyers, **CITY OF JONESBORO, A MUNICIPAL CORPORATION** offer to buy, subject to the terms set forth herein, the following
2. **PROPERTY DESCRIPTION: (2400, 2424 & 2500 E. Johnson Avenue, PARCEL # 01-144162-07900)**

PERMANENT RIGHT-OF-WAY:

A PART OF NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 16, TOWNSHIP 14 NORTH, RANGE 04 EAST, JONESBORO, CRAIGHEAD COUNTY, ARKANSAS, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF SECTION 16, TOWNSHIP 14 NORTH, RANGE 04 EAST, JONESBORO, CRAIGHEAD COUNTY, ARKANSAS; THENCE NORTH 90°00'00" EAST, 157.63 FEET; THENCE SOUTH 00°00'00" EAST, 706.04 FEET; THENCE NORTH 42°02'36" EAST, 53.02 FEET; THENCE NORTH 58°38'35" EAST, 220.00 FEET; THENCE NORTH 50°48'51" EAST, 161.51 FEET; THENCE NORTH 64°41'14" EAST, 256.43 FEET; THENCE NORTH 51°08'24" EAST, 206.77 FEET; THENCE NORTH 59°14'47" EAST, 187.81 FEET; THENCE SOUTH 27°45'56" EAST, 27.83 FEET TO THE POINT OF BEGINNING PROPER; THENCE CONTINUE SOUTH 27°45'56" EAST, 17.70 FEET; THENCE SOUTH 58°51'59" WEST, 338.08 FEET; THENCE NORTH 31°31'48" WEST, 10.00 FEET; THENCE NORTH 58°50'15" EAST, 263.16 FEET; THENCE NORTH 53°12'10" EAST, 76.40 FEET TO THE POINT OF BEGINNING PROPER, CONTAINING 3,696 SQ. FT., MORE OR LESS, SUBJECT TO ALL RIGHTS-OF-WAY AND EASEMENTS OF RECORD.

TEMPORARY CONSTRUCTION EASEMENT:

PART OF NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 16, TOWNSHIP 14 NORTH, RANGE 04 EAST, JONESBORO, CRAIGHEAD COUNTY, ARKANSAS, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF SECTION 16, TOWNSHIP 14 NORTH, RANGE 04 EAST, JONESBORO, CRAIGHEAD COUNTY, ARKANSAS; THENCE NORTH 90°00'00" EAST, 157.63 FEET; THENCE SOUTH 00°00'00" EAST, 706.04 FEET TO THE POINT OF BEGINNING PROPER; THENCE NORTH 42°02'36" EAST, 53.02 FEET; THENCE NORTH 58°38'35" EAST, 220.00 FEET; THENCE NORTH 50°48'51" EAST, 161.51 FEET; THENCE NORTH 64°41'14" EAST, 256.43 FEET; THENCE NORTH 51°08'24" EAST, 206.77 FEET; THENCE NORTH 59°14'47" EAST, 187.81 FEET; THENCE SOUTH 27°45'56" EAST, 27.83 FEET; THENCE SOUTH 53°12'10" WEST, 76.40 FEET; THENCE SOUTH 58°50'15" WEST, 263.16 FEET; THENCE SOUTH 58°51'58" WEST, 145.09 FEET; THENCE SOUTH 72°44'37" WEST, 114.00 FEET; THENCE SOUTH 44°57'41" WEST, 123.85 FEET; THENCE SOUTH 58°37'49" WEST, 361.65 FEET TO THE POINT OF BEGINNING PROPER, CONTAINING 21,397 SQ. FT., MORE OR LESS, SUBJECT TO ALL RIGHTS-OF-WAY AND EASEMENTS OF RECORD.

This temporary easement is for the purpose of constructing sidewalk and other roadway improvements and will terminate six (6) months after final acceptance of the improvements by Arkansas Department of Transportation (ARDOT) or closure of the construction permit (SP-10-2025-0012) issued by ARDOT for this project.

3. **PURCHASE PRICE:** The Buyers will, in lieu of any monetary compensation, remove the condemned house and the two un-condemned houses on the property, and clear the temporary easement leaving only large, non-pine, specimen trees that are outside the construction limits and trimming said trees as needed to facilitate the construction work as needed. Per this agreement, the houses including their slabs, foundations, and any associated debris will be completely removed from the property to the Seller's satisfaction, and any pools or basements will be filled using soils excavated on-site. The Buyer and Seller also agree that the scope of work excludes the

demolition or removal of any concrete or asphalt driveways. The total value to the Seller on this in lieu work is estimated to be Thirty-nine thousand three hundred eighteen dollars and twenty-seven cents, based on an appraised value of \$8.25 per square foot for the Permanent Right-of-way and a prorated 10% value for Temporary Construction Easement.

- 4. **CONVEYANCE:** Conveyance shall be made to Buyers or as directed by Buyers, by execution of Permanent Right-of-Way and Temporary Easement documents, as provided by the Buyer.
- 5. **CLOSING:** The closing date will be immediate upon receipt, by the Buyer, of the signed Permanent Right-of-Way and Temporary Easement documents.
- 6. **POSSESSION:** Possession shall be upon closing

THIS IS A LEGALLY BINDING CONTRACT WHEN SIGNED BY BOTH BUYER AND SELLER.

BUYER

CITY OF JONESBORO
CRAIGHEAD COUNTY, AR

Name: _____
Title: _____ Mayor _____
Date: _____

ATTEST

City Clerk

SELLER Signed by:

F343842D5930480...
RUTH A STEINSIEK TRUST

Name: Sally Blake _____
Date: 1/24/2026 | 6:37 AM CST _____
Name: _____
Date: _____



City of Jonesboro

300 S. Church Street
Jonesboro, AR 72401

Text File

File Number: RES-26:006

Agenda Date:

Version: 1

Status: To Be Introduced

In Control: Public Works Council Committee

File Type: Resolution

RESOLUTION REQUESTING FREE UTILITY SERVICES FROM CITY WATER AND LIGHT FOR A TRAFFIC SIGNAL

WHEREAS, the City of Jonesboro is requesting that City Water and Light provide free utilities at the following location:

6002U E. Johnson Avenue (Traffic Signal Cabinet)

NOW THEREFORE BE IT RESOLVED BY THE CITY COUNCIL FOR THE CITY OF
JONESBORO, ARKANSAS THAT:

Section 1: That City Water and Light be requested by this resolution to provide free utilities to the locations listed above.

Section 2: To permit such services to be provided without charge, the City of Jonesboro hereby affirms to City Water and Light that the ultimate use of CWL utilities so provided is now and shall remain a use or purpose which the City is engaged in as part of its governmental or proprietary functions under authority to it by state law.



City of Jonesboro

300 S. Church Street
Jonesboro, AR 72401

Text File

File Number: RES-26:010

Agenda Date:

Version: 1

Status: To Be Introduced

In Control: Public Works Council Committee

File Type: Resolution

A RESOLUTION BY THE CITY COUNCIL OF JONESBORO, ARKANSAS TO ACCEPT A PERMANENT RIGHT-OF-WAY AT 3505 STELLA DRIVE FOR THE PURPOSE OF THE CONSTRUCTING AND MAINTAINING PEDESTRIAN AND BICYCLE INFRASTRUCTURE IMPROVEMENTS

WHEREAS, the City of Jonesboro, Arkansas desires to accept the following described right-of-way for the purpose of constructing and maintaining pedestrian and infrastructure improvements:

PART OF LOT 1 OF UNIVERSITY TRAILER PARK, JONESBORO, CRAIGHEAD COUNTY, ARKANSAS, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF LOT 1 OF UNIVERSITY TRAILER PARK, JONESBORO, CRAIGHEAD COUNTY, ARKANSAS; THENCE SOUTH 00°41'58" WEST, 16.09 FEET; THENCE NORTH 55°13'13" WEST, 8.81 FEET TO A POINT ON A CURVE TO THE LEFT; THENCE SOUTHWESTERLY ALONG SAID CURVE WITH A CENTRAL ANGLE OF 01°51'45", A RADIUS OF 5922.53 FEET, 192.53 FEET TO A POINT THAT BEARS SOUTH 71°41'42" WEST, 192.52 FEET FROM SAID LAST POINT; THENCE SOUTH 71°39'54" WEST, 69.48 FEET; THENCE NORTH 00°48'03" EAST, 8.83 FEET; THENCE NORTH 71°43'27" EAST, 269.64 FEET TO THE POINT OF BEGINNING, CONTAINING 0.05 ACRES (2,150 SQ. FT.), MORE OR LESS, SUBJECT TO ALL RIGHTS-OF-WAY AND EASEMENTS OF RECORD.

NOW THEREFORE BE IT RESOLVED BY THE CITY COUNCIL FOR THE CITY OF JONESBORO THAT:

Section 1: The Mayor and City Clerk are hereby authorized to accept the right-of-way described above.

EXECUTIVE SUMMARY

Contact: Russ Hannah (870) 972-2285

ACTION ITEM: The Arkansas State University requests approval for Arkansas State University (A-State) to grant a *Permanent Right-of-Way Easement* to the City of Jonesboro, Arkansas, to construct and maintain pedestrian and bicycle infrastructure improvements upon part of Lot 1 of the University Trailer Park.

ISSUE: The ASU System Board of Trustees must approve the conveyance of easements affecting university property.

BACKGROUND:

- A-State owns real property known as the University Trailer Park, along the intersection of Stella Drive and Aggie Road, in Jonesboro, Craighead County, Arkansas. The City of Jonesboro has requested a permanent right-of-way easement beginning at the northeast corner of Lot 1 for the purpose of constructing and maintaining pedestrian and bicycle infrastructure improvements.
- The easement, as shown and legally described in **Exhibit A (Legal Description)** and **Exhibit B (Easement Map)**, will provide the City of Jonesboro access for these construction and maintenance projects, while preserving ASU's property rights and ensuring that all activity remains consistent with university operations.
- The Chancellor of Arkansas State University and the President of the ASU System recommend approval of the proposed easement, as the project will enhance accessibility and safety for students, faculty, staff, and the surrounding community.

RECOMMENDATION/RESOLUTION:

Be it resolved that Arkansas State University is approved to grant a *Permanent Right-of-Way Easement* to the City of Jonesboro, Arkansas, across the ASU property known as the University Trailer Park, Lot 1, in Jonesboro, Craighead County, Arkansas, as described in the attached easement document. The Chancellor, or Chancellor's designee, is authorized to execute all documents necessary to carry out the intent of this resolution.



Paul Rowton, Secretary



Steve Eddington, Chair

EXHIBIT A

PERMANENT RIGHT-OF-WAY EASEMENT

KNOW ALL MEN BY THESE PRESENTS: (01-144164-02700)

That, **STATE OF ARKANSAS**, hereinafter referred to as Grantor (whether one or more), does hereby dedicate, grant and convey unto the Public, and that the **CITY OF JONESBORO**, a Municipal Corporation of the State of Arkansas, hereinafter referred to as Grantee, does hereby accept on behalf of the public, for use as a permanent right-of-way across the following described real property in Craighead County, State of Arkansas, to-wit:

PART OF LOT 1 OF UNIVERSITY TRAILER PARK, JONESBORO, CRAIGHEAD COUNTY, ARKANSAS, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF LOT 1 OF UNIVERSITY TRAILER PARK, JONESBORO, CRAIGHEAD COUNTY, ARKANSAS; THENCE SOUTH 00°41'58" WEST, 16.09 FEET; THENCE NORTH 55°13'13" WEST, 8.81 FEET TO A POINT ON A CURVE TO THE LEFT; THENCE SOUTHWESTERLY ALONG SAID CURVE WITH A CENTRAL ANGLE OF 01°51'45", A RADIUS OF 5922.53 FEET, 192.53 FEET TO A POINT THAT BEARS SOUTH 71°41'42" WEST, 192.52 FEET FROM SAID LAST POINT; THENCE SOUTH 71°39'54" WEST, 69.48 FEET; THENCE NORTH 00°48'03" EAST, 8.83 FEET; THENCE NORTH 71°43'27" EAST, 269.64 FEET TO THE POINT OF BEGINNING, CONTAINING 0.05 ACRES (2,150 SQ. FT.), MORE OR LESS, SUBJECT TO ALL RIGHTS-OF-WAY AND EASEMENTS OF RECORD.

This easement and right-of-way is for the purpose of constructing and maintaining pedestrian and bicycle infrastructure improvements. Any other use of this area, other than by record owners, shall only be granted by record owners, but they are not precluded from using or granting other use, so long as same does not interfere unreasonably with the express purpose intended.

This grant of easement and right-of-way shall be binding upon the heirs, successors, administrators and assigns of the grantors.

IN WITNESS WHEREOF, the grantors have executed this instrument on the _____ day of 20_____.

Owner Info

BY:

Signature:_____.

Name:_____.

Title:_____.

ACKNOWLEDGMENT

STATE OF _____.

COUNTY OF _____.

On this day before me, the undersigned officer, personally appeared _____,
to me well known to be the person whose name is subscribed to the foregoing instrument, and acknowledged
that he had executed the same for the purpose therein stated and set forth.

WITHESS my hand and seal this _____ day of _____, 20 ____.

Notary Public (Signature): _____.

My Commission Expires: _____.

EXHIBIT B



**REAL ESTATE CONTRACT FOR CITY OF JONESBORO
OFFER AND ACCEPTANCE**

1. **BUYERS:** The Buyers, **CITY OF JONESBORO, A MUNICIPAL CORPORATION** offer to buy, subject to the terms set forth herein, the following
2. **PROPERTY DESCRIPTION: (2400, 2424 & 2500 E. Johnson Avenue, PARCEL # 01-144162-07900)**

PERMANENT RIGHT-OF-WAY:

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TEMPORARY CONSTRUCTION EASEMENT:

PART OF NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 16, TOWNSHIP 14 NORTH, RANGE 04 EAST, JONESBORO, CRAIGHEAD COUNTY, ARKANSAS, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

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This temporary easement is for the purpose of constructing sidewalk and other roadway improvements and will terminate six (6) months after final acceptance of the improvements by Arkansas Department of Transportation (ARDOT) or closure of the construction permit (SP-10-2025-0012) issued by ARDOT for this project.

3. **PURCHASE PRICE:** The Buyers will, in lieu of any monetary compensation, remove the condemned house and the two un-condemned houses on the property, and clear the temporary easement leaving only large, non-pine, specimen trees that are outside the construction limits and trimming said trees as needed to facilitate the construction work as needed. Per this agreement, the houses including their slabs, foundations, and any associated debris will be completely removed from the property to the Seller's satisfaction, and any pools or basements will be filled using soils excavated on-site. The Buyer and Seller also agree that the scope of work excludes the

demolition or removal of any concrete or asphalt driveways. The total value to the Seller on this in lieu work is estimated to be Thirty-nine thousand three hundred eighteen dollars and twenty-seven cents, based on an appraised value of \$8.25 per square foot for the Permanent Right-of-way and a prorated 10% value for Temporary Construction Easement.

- 4. **CONVEYANCE:** Conveyance shall be made to Buyers or as directed by Buyers, by execution of Permanent Right-of-Way and Temporary Easement documents, as provided by the Buyer.
- 5. **CLOSING:** The closing date will be immediate upon receipt, by the Buyer, of the signed Permanent Right-of-Way and Temporary Easement documents.
- 6. **POSSESSION:** Possession shall be upon closing

THIS IS A LEGALLY BINDING CONTRACT WHEN SIGNED BY BOTH BUYER AND SELLER.

BUYER

CITY OF JONESBORO
CRAIGHEAD COUNTY, AR

Name: _____
Title: _____ Mayor _____
Date: _____

ATTEST

City Clerk

SELLER Signed by:

F343842D5930480...
RUTH A STEINSIEK TRUST

Name: Sally Blake _____
Date: 1/24/2026 | 6:37 AM CST _____
Name: _____
Date: _____