



City of Jonesboro

900 West Monroe
Jonesboro, AR 72401

Meeting Minutes City Council

Tuesday, June 4, 2013

5:30 PM

Huntington Building

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

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

Present 11 - Darrel Dover; Ann Williams; Charles Frierson; John Street; Mitch Johnson; Tim McCall; Gene Vance; Chris Gibson; Rennell Woods; Mikel Fears and Charles Coleman

Absent 1 - Chris Moore

4. SPECIAL PRESENTATIONS

5. CONSENT AGENDA

Approval of the Consent Agenda

A motion was made by Councilman Chris Gibson, seconded by Councilman John Street, to Approve the Consent Agenda. A motion was made that these files be approved by consent voice vote

Aye: 11 - Darrel Dover; Ann Williams; Charles Frierson; John Street; Mitch Johnson; Tim McCall; Gene Vance; Chris Gibson; Rennell Woods; Mikel Fears and Charles Coleman

Absent: 1 - Chris Moore

MIN-13:044 Minutes for the special called City Council meeting on May 28, 2013

Attachments: [Minutes](#)

This item was PASSED on the consent agenda.

RES-13:068 A RESOLUTION TO PROVIDE FOR THE EXECUTION AND MAINTENANCE OF A LETTER OF CREDIT TO BE ISSUED TO THE ARKANSAS DEPARTMENT OF ENVIRONMENTAL QUALITY (ADEQ)

Sponsors: Engineering and Finance

Attachments: [Letter of Credit](#)

This item was PASSED on the consent agenda.

Enactment No: R-EN-070-2013

RES-13:073 RESOLUTION BY THE CITY COUNCIL OF THE CITY OF JONESBORO,
ARKANSAS AUTHORIZING THE DESTRUCTION OF MUNICIPAL DOCUMENTS

Sponsors: Finance

Attachments: [Affidavit for Destruction of Documents](#)
[Destruction of records 2013](#)

This item was PASSED on the consent agenda.

Enactment No: R-EN-071-2013

6. NEW BUSINESS

ORDINANCES ON FIRST READING

ORD-13:019 AN ORDINANCE AMENDING THE 2012 BUDGET ORDINANCE FOR THE CITY
OF JONESBORO

Sponsors: Finance

Councilwoman Williams offered the ordinance for first reading by title only.

Councilwoman Williams motioned, seconded by Councilman Gibson, to suspend the rules and waive the second and third readings. All voted aye.

After passage of the ordinance, Councilman Street motioned, seconded by Councilwoman Williams, to adopt the emergency clause. All voted aye.

A motion was made by Councilwoman Ann Williams, seconded by Councilman Chris Gibson, that this matter be Passed . The motion PASSED by a unanimous vote

Aye: 11 - Darrel Dover;Ann Williams;Charles Frierson;John Street;Mitch Johnson;Tim McCall;Gene Vance;Chris Gibson;Rennell Woods;Mikel Fears and Charles Coleman

Absent: 1 - Chris Moore

Enactment No: O-EN-020-2013

RESOLUTIONS TO BE INTRODUCED

RES-13:082 RESOLUTION TO SET A PUBLIC HEARING TO ABANDON A 10'
TELECOMMUNICATIONS EASEMENT AT 5726 BOWDEN DRIVE AS
REQUESTED BY WILLIAM D. CONRAD

Attachments: [Planning Letter](#)
[Plat](#)
[Utility Letters](#)
[Application Form](#)
[Petition](#)

A motion was made by Councilman Mitch Johnson, seconded by Councilman Darrel Dover, that this matter be Passed . The motion PASSED by a unanimous vote

Aye: 11 - Darrel Dover;Ann Williams;Charles Frierson;John Street;Mitch Johnson;Tim McCall;Gene Vance;Chris Gibson;Rennell Woods;Mikel Fears and Charles Coleman

Absent: 1 - Chris Moore

Enactment No: R-EN-072-2013

7. UNFINISHED BUSINESS

ORDINANCES ON SECOND READING

ORD-13:020 AN ORDINANCE TO AMEND CHAPTER 117, KNOWN AS THE ZONING ORDINANCE PROVIDING FOR CHANGES IN ZONING BOUNDARIES FROM R-1 TO RS-7 AND R-1 TO PD-RM FOR PROPERTY LOCATED AT KEELY AND LEXEE STREETS AS REQUESTED BY UNICO BANK

Attachments: [Plat](#)
[MAPC Report](#)
[MAPC Record of Proceedings December 11 2012](#)
[MAPC Record of Proceedings March 12 2013](#)
[Opposition material](#)
[Opposition petition](#)

Mayor Perrin noted both sides will be able to speak at the third reading of the ordinance, which will be held at 5:30 p.m. on June 18th.

A motion was made by Councilman Darrel Dover, seconded by Councilman John Street, that this matter be Held at second reading . The motion PASSED by a unanimous vote

Aye: 11 - Darrel Dover;Ann Williams;Charles Frierson;John Street;Mitch Johnson;Tim McCall;Gene Vance;Chris Gibson;Rennell Woods;Mikel Fears and Charles Coleman

Absent: 1 - Chris Moore

8. MAYOR'S REPORTS

Mayor Perrin discussed the following items:

The Building Facilities Committee met and will provide the Council with two pieces of property to get a recommendation to sell. There may be others if the committee meets again before the next Council meeting.

They received an estimate concerning the paving and widening of Patrick Street.

Total cost is \$326,150. It is expensive, but it is just an estimate and some of the costs can possibly be reduced.

MAPC will have an orientation this month.

Tomorrow Mayor Perrin will be attending the Highway Commission meeting in Little Rock. He asked to be put on the agenda in either July or August.

They received a letter from the Department of Housing and Urban Development (HUD) for 2013 funding. The City received \$583,680, which is \$60,000 more than last year. They also have \$160,000 in additional unappropriated funds in the Grants Department.

The City has 20 active projects going on at this time. The projected cost of all those projects is \$3,663,000. \$1,806,500 (49%) is funded by the City. State funding is \$619,750 (17%). Federal funding is \$1,236,750 (34%).

9. CITY COUNCIL REPORTS

Councilman Street reminded everyone to go online and participate in the survey regarding the extension of Parker Road to Washington Avenue. The survey is time sensitive, but will be very helpful and is needed in order to extend the road.

Councilwoman Williams asked if there were any plans to widen Patrick Street north of Johnson Avenue. Mayor Perrin explained at this time the first phase is Patrick from Johnson to Washington, then the second phase will be Patrick from Washington to Matthews. He said extending it north is on their list, but they have not calculated the cost like they did with the other phases. Councilwoman Williams stated she gets questions about it because the road is so narrow and there are no sidewalks, yet there is a lot of foot traffic. Mayor Perrin added they will look at it.

10. PUBLIC COMMENTS

Mr. Douglas Holmes, 3512 Limestone Drive, spoke in opposition to the Unico rezoning that was earlier on the agenda. He noted the census has shown that the City of Jonesboro is up to almost 70,000 and is steadily trying to get the infrastructure fixed. He stated that after the last Council meeting he overheard a police officer say that if the City doesn't fix the infrastructure soon we will be in trouble because of how fast the City is growing. The City of Bryant stopped allowing the construction of apartments for five years because it was growing so fast. Jonesboro has put apartments in the north side of the city and there was talk of how great they would be for the city, yet a police department is being built near that area to get a better response. There are almost 3,000 apartments south of the bypass. According to the people proposing the Unico rezoning, these will be high dollar apartments. Mr. Holmes questioned how they would be able to charge \$900 if others are charging \$500 and if they aren't able to rent out the apartments, will they be able to upkeep them. He explained his biggest concern is traffic, even though it won't be near his house. It will be going through Willow Road, which is by Nettleton Schools. He further explained in the afternoons there are hundreds of students that walk to get the Fairview area. He stated this proposal may add another 600 to 700 vehicles in that area. Mr. Holmes stated he understands the City needs to grow, but it needs to be done the right way. Lexee and Keely Streets contain a lot of young families with children. He expressed concern that if the property values go down, those young families could go upside-down on their mortgages. He also noted there is property on Richardson that he has been told the owners are waiting to see how this rezoning comes out to possibly do something with theirs. His house is paid for and he is trying

to save for retirement, but he and his wife are talking about selling their house if the apartments are approved in order to get what they can out of it. Then, he'll be faced with buying another house or building one. He asked the Council to think about how this development will affect those that are already living there. He also added that the areas in the City with apartments have a lot of bottle-neck traffic.

Mr. Henry Lavender, 4624 Geraldine Cove, also spoke in opposition to the Unico rezoning. He explained he is a mailman that works in the north part of the City. Some of the apartments used to be nice, but now there is crime, prostitution, drugs, murders. There is also a traffic problem. He stated he believes the proposed apartments may be nice, but there could be a change in time to lead it towards other apartment complexes that have problems.

Mr. Michael Weston, a resident of Geraldine Cove, spoke in opposition to the Unico rezoning. He has lived in the area for 10 years and remembers when the Links was the best apartment complex in town. He explained he has family and friends who live there who do not like to leave their apartments at night. He knows of a resident there whose apartment door was kicked in and they were robbed. The proposed apartment may start out as high-end and high-quality, but he questioned how long it will be before they go down in quality. He explained there are people whose mortgages will go upside-down when the crime and the problems come into the area. They picked that neighborhood because it was a safe place to raise their children. They knew their neighbors and the residents have lived their long-term. In apartments, you don't know your neighbors and there is high turnover. There are kids in the neighborhood he lives in and it is their duty to protect those young residents.

11. ADJOURNMENT

A motion was made by Councilman Mitch Johnson, seconded by Councilman Charles Frierson, that this meeting be Adjourned . The motion PASSED by a unanimous vote

Aye: 11 - Darrel Dover;Ann Williams;Charles Frierson;John Street;Mitch Johnson;Tim McCall;Gene Vance;Chris Gibson;Rennell Woods;Mikel Fears and Charles Coleman

Absent: 1 - Chris Moore

_____ **Date:** _____

Harold Perrin, Mayor

Attest:

_____ **Date:** _____

Donna Jackson, City Clerk