



City of Jonesboro

900 West Monroe
Jonesboro, AR 72401

Meeting Minutes Public Works Council Committee

Tuesday, August 4, 2009

5:30 PM

Huntington Building

1. Call To Order

Mayor Perrin was also in attendance.

Present 5 - Gene Vance; Jim Hargis; Chris Moore; John Street and Darrel Dover

Absent 1 - Mitch Johnson

2. Approval of minutes

MIN-09:079

Minutes for the Public Works Committee meeting on July 7, 2009.

Attachments: [Minutes](#)

A motion was made by Councilman Chris Moore, seconded by Councilman Jim Hargis, that this Minutes be Passed. The motion CARRIED by a Voice Vote.

Aye: 4 - Gene Vance; Jim Hargis; Chris Moore and Darrel Dover

Absent: 1 - Mitch Johnson

MIN-09:080

Minutes for the special called Public Works Committee meeting on July 21, 2009.

Attachments: [Minutes](#)

A motion was made by Councilman Chris Moore, seconded by Councilman Jim Hargis, that this Minutes be Passed. The motion CARRIED by a Voice Vote.

Aye: 4 - Gene Vance; Jim Hargis; Chris Moore and Darrel Dover

Absent: 1 - Mitch Johnson

3. New Business

Resolutions To Be Introduced

RES-09:118

A RESOLUTION TO THE CITY OF JONESBORO, ARKANSAS TO ENTER INTO AN AGREEMENT WITH W. WILLIAM GRAHAM, JR., INC. FOR ENGINEERING SERVICES RELATED TO RAIL SPUR IMPROVEMENTS TO SERVE THE NEW NORDEX FACILITY

Sponsors: Engineering

Attachments: [Agreement](#)

City Engineer Craig Light explained this project will be paid for by a grant in the amount of approximately \$3.2 million for rail service to the Nordex facility. He noted construction could begin in the spring of 2010.

Mayor Perrin explained \$265,000 will be spent on the engineering study for this project. He added the engineering study has to be done before the construction can begin.

Councilman Hargis inquired if other companies had the opportunity to bid on this project. Councilman Vance explained this project is consider a professional service, which does not require the City to bid out the project.

A motion was made by Councilman Darrel Dover, seconded by Councilman Chris Moore, that this matter be Recommended to Council for August 18. The motion PASSED by an unanimous vote

Aye: 4 - Gene Vance; Jim Hargis; Chris Moore and Darrel Dover

Absent: 1 - Mitch Johnson

4. Pending Items

COM-09:078

Initial Council Committee discussion of Policy and Procedures for new Sidewalks on all new large Multi-family and Commercial Developments, within certain areas of the City of Jonesboro. Article/Section 14.36.07 of the Zoning Code currently covers this topic: Sidewalks required on Multi-family and Commercial Developments.

Sponsors: Planning

Attachments: [Sidewalk Requirement Policy For Discussion\[1\]](#)
[Jonesboro sidewalk policy and policies of other cities](#)

City Planner Otis Spriggs explained he has provided some examples from various cities in Arkansas concerning what their sidewalk requirements are. He added the City is looking at revising the sidewalk ordinance as it relates to new development. He noted the MAPC is reviewing the zoning technical code concerning sidewalks. He stated the Center on Aging will be conducting a sidewalk survey at the end of the year. He added the City is working with the MPO, Center on Aging and City staff on initiating the sidewalk policy.

Chairman Street asked if the sidewalk plan will be tied to the Master Street Plan. Mr. Spriggs stated it would be tied into the comprehensive plan, which will be tied to the Land Use Plan, Master Street Plan and other development ordinances. He added the sidewalk policy will be a separate ordinance. He noted the citizens will have an opportunity to give input during a public forum.

Councilman Hargis questioned if this sidewalk plan addressed only new construction. Mr. Spriggs answered this particular study deals with new construction, but if a sidewalk policy is adopted it will include the overlaying and redevelopment of existing sidewalks. He added the inventory the Engineering Department is working on will be included in the plan. He noted the plan will allow the City to show connectivity throughout the City.

Councilman Hargis questioned if certain areas have more of a need for sidewalks due to traffic or the lack of having sidewalks. Mr. Spriggs explained the plan will

include a map of the priority areas in need of sidewalks. He noted the policy will also include waivers, which will allow developers who cannot add sidewalks to put money in an account in order for sidewalks to be built.

Councilman Moore inquired if the policy states who is responsible for the maintenance of the sidewalks. Mr. Spriggs stated the current policy does not indicate who is responsible for the maintenance, but that could be added. Councilman Hargis stated it should be the responsibility of the City to maintain the sidewalks because they are a service to the public.

This item was Read.

Long-range facilities update

Councilman Vance explained the Public Works facility is on hold due to the issue of privatizing the City's sanitation service. He noted the decision concerning the sanitation service could greatly effect how the facility will need to be built. He noted the JETS portion of the facility is moving along. He added he has a meeting with the architect, Mr. Light, JETS Director Steve Ewart and Operations Director Gary Harpole on Thursday.

Councilman Moore asked for a status update regarding the grading of the land. Mr. Vance answered the last time he was at the new facility site it had approximately a foot of water over most of the property. He noted by the end of the week providing there is no more rain, they could resume grading.

5. Other Business

COM-09:094

Presentation by Delta Environment concerning privatizing the City's trash pickup

Attachments: [Speech as ready Mayor Perrin](#)
[Delta Environmental](#)

Mayor Perrin explained Delta Environmental contacted the City concerning privatizing the City's sanitation service approximately two weeks ago. He stated he met with Delta Environmental on July 29 concerning the sanitation service.

Mr. Glen Eaton, President & CEO of Delta Environmental, explained his company is a locally owned solid waste company specializing in residential, commercial and industrial pickup, transfer and disposal.

Mr. Eaton discussed the advantages of privatizing residential sanitation services. He explained his company has surety bonds in place for performance issues. He noted they also offer worker's comp, pollution control, liability insurance and comprehensive vehicle insurance.

He stated Delta Environmental will provide service to all residential units throughout the City. He explained they will also provide sanitation service to all City owned facilities, all City approved festivals, functions and special events and any other special needs, such as storm cleanup. He noted the contract will also include harmless clauses, which will protect the City against any issues that may arise.

Mr. Eaton explained privatizing the City's sanitation services could save the City approximately \$750,000 annually. He added the contract price will include the \$400,000 annual payment to Legacy Landfill. He noted his company will offer all the City's current Sanitation Department employees a job with comparable salary. He

stated Delta Environmental drivers are paid based on productivity and efficiency. He added after proper appraisals Delta Environmental would be willing to purchase the City's existing fleet and containers.

Councilman Moore asked if Delta Environmental provides sanitation service to other cities. Mr. Eaton explained they provide sanitation service to over 55,000 residential customers throughout 13 cities in the Northeast and Southeast Arkansas regions.

Councilman Dover inquired what's the largest city Delta Environmental provides service to. Mr. Eaton answered Monticello, Arkansas. He noted Monticello's population is approximately 13,000.

Mr. Eaton explained Delta Environmental currently has a terminal in Jonesboro, which provides commercial and industrial sanitation service. He noted they also provide service to rural residential customers in Craighead County. He added they currently have six sanitation trucks in Jonesboro.

Councilman Moore recommended having the Mayor send out a request for RFPs for residential sanitation service. Councilman Vance explained the RFPs need to state what services the City would like to have and how they would be handled.

Mayor Perrin questioned if the City will pay the tipping fee for residents taking residential Class 4 material to Legacy Landfill. Mr. Eaton answered the regular Class 4 material that is picked up on a regular route will be included in Delta Environmental's proposal. He also questioned if a fee for yard waste disposal would be included in the contract. Mr. Eaton explained they would have a designated location for the citizens to drop off yard waste. Councilman Moore asked if Delta Environmental operates their own landfill in Parkin. Mr. Eaton answered yes and that is where the yard waste would be disposed of.

Mayor Perrin explained the City currently hauls bulk waste items, such as furniture, appliances, etc., to the landfill at no charge to the citizens of Jonesboro. He then questioned if those items would be included in the proposal and if a fee would be charged. Mr. Eaton answered they would be able to design the proposal to include bulk waste.

Mayor Perrin inquired if Delta Environmental would offer recycling. Mr. Eaton stated they currently are not offering door to door recycling. He added they offer point of source recycling, which is where the citizens could drop off their items to be recycled. He noted they can look into adding recycling to the proposal.

Mayor Perrin asked if Delta Environmental would dispose of old tires. Mr. Eaton stated he believes the Craighead County Waste District receives a grant for the disposal of tires.

Mayor Perrin questioned if the City would still be responsible for the clean-up and code enforcement violations of illegal dumping. Mr. Eaton answered Delta Environmental does not have the legal authority to prosecute the violations, but they would be willing to assist the City.

Mayor Perrin inquired if Delta Environmental would assist the Street Department in taking care of storm damage, brush, limb pickup and overhanging trees. Mr. Eaton explained they would be willing to help with special cleanups.

Mayor Perrin asked if Delta Environmental would offer sanitation services to people that move into the City and have extra trash to be picked up. Mr. Eaton explained as

long as the trash is in a bag, whether it's in a container or not, then it will be picked up.

Mayor Perrin questioned if Delta Environmental would be responsible for enforcing the sanitation code of ordinances. Mr. Eaton explained they could do that through a liaison with the City.

Mayor Perrin asked if Delta Environmental would purchase the various 916 containers located in the City. Mr. Eaton answered yes.

Mayor Perrin inquired who would pickup for disabled citizens who keep their containers at their back door. Mr. Eaton stated Delta Environmental offers that service.

Mayor Perrin asked if they would work with City Water & Light, number the cans and provide back door and medical facility services. Mr. Eaton answered yes.

Mayor Perrin questioned if sanitation service would be provided to frontage roads and long driveways. Mr. Eaton explained the company's policy is to provide service to any special need client.

Mayor Perrin inquired if sanitation service would be provided to apartments. Mr. Eaton answered yes.

Mayor Perrin asked if special events, such as Cinco de Mayo and other downtown events, would be provided sanitation service. Mr. Eaton stated they would be included in a special events package.

Mayor Perrin asked if personnel issues, health insurance and retirement are included in a different package than what is being proposed. Mr. Eaton answered yes.

Mayor Perrin questioned if financial records would be provided to the City. Mr. Eaton answered the financial records the City requests in the contract are the ones that will be provided to the City.

Mayor Perrin asked what are Delta Environmental's operational hours. Mr. Eaton explained they work from 7 a.m. to 5 p.m. during the week and half a day on Saturday.

Mayor Perrin inquired if Delta Environmental is doing gas monitoring services at their landfill. Mr. Eaton stated no, due to the fact their landfill is not closed. He noted that would be the responsibility of the City.

Mayor Perrin asked how the value of the equipment would be determined. Mr. Eaton suggested the City have a representative provide an appraisal. He noted Delta Environmental would have someone from their company provide an appraisal and then they would negotiate the final price with the City.

Mayor Perrin questioned if they would purchase all the sanitation equipment from the City. Mr. Eaton answered yes.

Councilman Hargis asked if Delta Environmental has made a proposal. Mr. Eaton answered no.

Councilman Hargis explained citizens have told him how they are receiving very good service from the City's Sanitation Department.

Councilman Vance stated he is not ready to privatize the City's sanitation service. He explained Delta Environmental's fee could go higher once the City starts adding services to the proposal that is currently not offered by Delta Environmental.

Councilman Darrel Dover motioned, seconded by Councilman Chris Moore, that a committee be formed to review privatizing the City's residential sanitation service before RFPs are requested and needs to include the Mayor, Sanitation Superintendent Royce Leonard, Councilman Chris Moore, Councilman Charles Frierson, various sanitation workers, Employee Representative Larry Jackson and someone from the Finance Department. All voted aye.

This item was Read.

6. Public Comments

COM-09:100

Speech as read by Ms. Gayle Gibson concerning privatizing the City's sanitation service.

Attachments: [Speech as read by Ms. Gayle Gibson](#)

Mr. James recommended no one affiliated with the sanitation companies proposing to provide service to the City be allowed to serve on the newly formed committee.

Employees Representative Larry Jackson explained various sanitation employees were told they would be offered approximately \$7.00 an hour to work at Delta Environmental. He stated he believes if the City will outsource the Sanitation Department then the City could do that to other departments.

Sanitation Superintendent Royce Leonard stated the City would be making a mistake if they do not ask the citizens what they would like to do concerning privatizing the City's sanitation service.

Dr. Charles Coleman explained his main concern with privatizing the sanitation service is ensuring employment for the current sanitation workers. He noted the north side of Jonesboro has been receiving good service from the City's Sanitation Department.

Mr. Steve Watkins noted elected officials were elected to represent the best interest of the citizens. He stated the cheapest alternative is not always the best option. He asked the committee to take in consideration the current sanitation employees when making a decision.

Ms. Gayle Gibson read a statement concerning the employment of current sanitation employees.

This item was Read.

7. Adjournment

A motion was made by Councilman Darrel Dover, seconded by Councilman Chris Moore, that this meeting be Adjourned. The motion CARRIED by a Voice Vote.

Aye: 4 - Gene Vance; Jim Hargis; Chris Moore and Darrel Dover

Absent: 1 - Mitch Johnson