



City of Jonesboro

Municipal Center
300 S. Church Street
Jonesboro, AR 72401

Meeting Minutes City Council

Tuesday, January 4, 2022

5:30 PM

Municipal Center, 300 S. Church

PUBLIC WORKS 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 - Ann Williams; Charles Frierson; Chris Moore; John Street; Mitch Johnson; Chris Gibson; Charles Coleman; Bobby Long; Joe Hafner; David McClain; LJ Bryant and Brian Emison

4. SPECIAL PRESENTATIONS

Mayor Harold Copenhaver presented service pins to Councilmembers. Joe Hafner and David McClain have both served five years on the city council. Councilmember Charles Frierson has served for fifteen years as a Councilmember.

5. CONSENT AGENDA

Approval of the Consent Agenda

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

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

[MIN-21:113](#)

Minutes for the City Council meeting on December 21, 2021

Attachments: [minutes](#)

This item was passed on the Consent Agenda.

[RES-21:295](#)

RESOLUTION AUTHORIZING CITY OF JONESBORO, ARKANSAS GRANTS AND COMMUNITY DEVELOPMENT TO APPLY FOR 2021 ASSISTANCE TO FIREFIGHTERS GRANT (AFG) PROGRAM FROM THE US DEPARTMENT OF HOMELAND SECURITY

This item was passed on the Consent Agenda.

Enactment No: R-EN-001-2022

[RES-21:302](#)

A RESOLUTION OF THE CITY OF JONESBORO, ARKANSAS AUTHORIZING THE MAYOR TO ENTER INTO AN AGREEMENT WITH SWEEP AWAY JANITORIAL SERVICES

Attachments: [General Service Agreement Jets Caraway Station](#)
[General Service Agreement The Foundation of Arts-Forum Theater](#)
[General Service Agreement City of Jonesboro Municipal Center](#)

This item was passed on the Consent Agenda.

Enactment No: R-EN-002-2022

6. NEW BUSINESS

RESOLUTION TO BE INTRODUCED

[RES-21:303](#)

RESOLUTION BY THE CITY COUNCIL OF THE CITY OF JONESBORO, ARKANSAS, TO ENTER INTO A CONTRACT TO ACQUIRE PROPERTY LOCATED AT 105 NORTH DRAKE STREET FROM THE PROPERTY OWNER, LINDA HILDERBRAN

Attachments: [Minutes - December 21, 2021](#)
[Resolution - 105 N Drake](#)
[Signed Property Donation Form](#)
[105 N. Drake St - Appraisal](#)
[Aerial View](#)

Councilmember Chris Moore asked if the city owned the property next door to this at 103 Drake. Mayor Copenhaver commented that is correct. Planning Derrel Smith stated this gives us almost the entire block. There is one parcel of property that we do not have, but the Land Bank has been working trying to get this piece for about three years now. Councilmember Moore asked, is that directly adjacent to the rest of the property that we already own? Mr. Smith said, yes, correct. This way it will give us something we can directly go out and market now and try to get someone to develop something in the area that will revitalize that area.

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

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

Enactment No: R-EN-003-2022

ORDINANCES ON FIRST READING

[ORD-21:054](#)

AN ORDINANCE TO THE CITY OF JONESBORO TO PLACE VARIOUS TRAFFIC SIGNS AT DESIGNATED LOCATIONS AS DETERMINED BY THE TRAFFIC

CONTROL COMMITTEE

Councilmember John Street motioned, seconded by Councilmember Charles Frierson, to suspend the rules and offer ORD-21:054 by title only. All voted aye.

Held at one reading[ORD-21:057](#)

AN ORDINANCE AMENDING CHAPTER 117, KNOWN AS THE ZONING ORDINANCE OF THE CITY OF JONESBORO, ARKANSAS, PROVIDING FOR CHANGES IN ZONING BOUNDARIES FOR PROPERTY LOCATED AT 5005 EAST NETTLETON AVENUE

Attachments: [5005 E Nettleton - Staff Summary - City Council](#)
[5005 E Nettleton - Rezoning Plat](#)
[Corrected Application](#)
[Site Location](#)
[Photos of Signs](#)
[1639672537685 H21-100 5005 E NETTLETON REZONE](#)
[Certified Mail Receipts](#)

Councilmember John Street motioned, seconded by Councilmember Mitch Johnson, to suspend the rules and offer ORD-21:057 by title only. All voted aye.

Councilmember Chris Moore asked, is that the correct address? I believe in the ordinance, it was 5005. City Attorney Carol Duncan said, it was 5005 E. Nettleton Avenue.

Councilmember Chris Moore motioned, seconded by Councilmember Chris Gibson, to amend the title of ORD-21:057 to reflect the correct address of 5005 instead of 505. All voted aye.

Held at one reading**7. UNFINISHED BUSINESS**

ORDINANCES ON SECOND READING

[ORD-21:053](#)

AN ORDINANCE TO AMEND DIVISION 3 OF THE CODE OF ORDINANCES TO CORRECT AND CLARIFY THE DUTIES OF THE CITY CLERK

Attachments: [city clerk ord changes 2021](#)

Held at Second Reading[ORD-21:055](#)

AN ORDINANCE TO AMEND CHAPTER 117, KNOWN AS THE ZONING ORDINANCE PROVIDING FOR CHANGES IN ZONING BOUNDARIES FROM I-2 TO I-1 FOR PROPERTY LOCATED ON NEIL CIRCLE

Attachments: [Neil Circle - Staff Summary - City Council Application](#)
[Neil Circle Rezoning](#)
[Rezoning Plat 20211112](#)
[Rezoning Plat](#)
[Certified Mail Receipt](#)

Held at second reading

[ORD-21:056](#)

AN ORDINANCE AMENDING CHAPTER 117, KNOWN AS THE ZONING ORDINANCE OF THE CITY OF JONESBORO, ARKANSAS, PROVIDING FOR CHANGES IN ZONING BOUNDARIES FOR PROPERTY LOCATED AT 209 BETTIE DRIVE

Attachments: [Staff Summary - Bettie Drive - City Council](#)
[Sample Floor Plans, Elevations](#)
[Boundary Sketch](#)
[Boundary Survey](#)
[Site Plan](#)
[Traffic Study Report](#)
[Utility Information](#)
[Application](#)
[Material Book](#)
[Neighborhood Meeting Flyer 12.3.2021](#)
[Neighborhood Meeting Minutes](#)
[ReZone Application 11.30.2021](#)
[Agenda 12.10.2021](#)

Councilmember David McClain commented that he thought that there was only one way in and one way out of Bettie Drive. Are there other streets that I am not seeing? I am not the best at looking at these sometimes. Is there something that I don't see? Planning Director Derrel Smith stated that there should be two ways in and I believe the connection to the north for future development. Mr. McClain said, okay. Which way is in right now. Mr. Smith said, right now you go in on French Street and Bettie Drive.

Don Overton commented, I represent the applicant. If you will look on the map, it's color coded and easy to read. You can see French is at the bottom which connects to Alpine, over to Church. Bettie is on the Master Street Plan for the City of Jonesboro as a collector. Eventually, that is going to connect Church to Culberhouse. We have negotiated with the city and we are going to dedicate 10-feet of that. When that collector donation was originally done by the development to the north they only gave 60-feet. So, we are giving another 10-feet making a total of 70-feet there for that collector, the easement, that way the city has room to put that collector in. We are going to continue Bettie over past the curve on French. This is only a schematic design, it's not the completed design. We have worked with Planning and Engineering over the last 7 to 8 months on this. So, that will be our main in and out. If you look on the east, there is a 36-ft. wide ingress/egress easement that is listed on there as well. We are in negotiations with the two property owners that about that. They actually offered it to us that they would be interested in discussing with us purchasing that. I am still waiting to hear back from them. They said it would be sometime in the middle of this month before they got back with me because of the holidays. We are hopeful that will be a third entrance but right now we have the two entrances which should be more than enough. There is also a traffic study that we have included in the packet

that we commissioned to have done. The level of service is currently a B. It is all in that report. The essence of the report is that the current level of service is a B. That level of service is based upon the time it takes when you come to that intersection on Church Street from either Bettie or Alpine, how long it takes when you pull up to that intersection before you can turn. So, currently, it is a B. After we put in the projected number of units that we have on there, it is still going to be a B. So, in the grand scheme of things, according to the traffic study, the level of service is not going to be impacted by the numbers going in utilizing those two streets. Obviously, if we are able to secure that third entrance, then those would go drastically down. But, as it is currently and the city can verify that, the level of service that it shows and the conclusion will not go from a B to a C. And, my understanding, is that the City of Jonesboro doesn't require any change or improvements unless something comes up to a D. So, we are far below the level of traffic that would impact that and the city can expand on that more.

Mr. Smith said, he is correct about it being a B. Normally, if it was a highway job or a city job, a lot of times you design for a level service of D. So, this is quite a bit better than most of the intersections in the city. Councilmember Chris Moore asked, if upon passage, a rezoning on this, it would still go back to the MAPC for a final site plan approval. Mr. Smith said, that is correct. They will have to come back through with the preliminary plat and everything. They have provided a pattern book. We will make sure that it follows all of that.

Held at second reading

ORDINANCES ON THIRD READING

[ORD-21:049](#)

AN ORDINANCE TO THE CITY OF JONESBORO TO PLACE VARIOUS TRAFFIC SIGNS AT DESIGNATED LOCATIONS AS DETERMINED BY THE TRAFFIC CONTROL COMMITTEE

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

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

Enactment No: O-EN-001-2022

8. MAYOR'S REPORTS

Animal Control Officer, Jeremy Early was the December employee of the month, and I would like to thank Jeremy for his hard work and dedication to the city of Jonesboro. This week the Jonesboro police department started 11-hour work shifts, and we look forward to seeing the potential benefits from this new work shift program. We added five new officers to the police department and we are excited about them becoming part of our working family. In addition I am also proud to announce that we promoted six well deserving officers this past week. You may have noticed some recent sidewalk work on Union by the United Way building. I am also excited to say that we will officially start work on a project there very soon. This new park will be a great addition to our ever growing and improving the downtown area. Not too far from there, we will be installing exercise equipment at the City Water & Light Park on Cherry Street. A big thank you to the West End Neighborhood Association and our grants department for

working together on this successful grant application. Tomorrow, at 11:45 a.m. the Sports Complex Steering Committee will have their first meeting at Embassy Suites Hotel and Convention Center. I am excited about this project and thankful for the good people that have stepped up to serve on this committee. By all of my accounts the Christmas at the Parks was a great success, each year thousands of vehicles roll through Joe Mack Campbell Park to enjoy the exhibits. The early numbers indicate that there were approximately 12,000 vehicles that visited the park, and I am looking forward to the continued growth of that attraction as we continue to improve it. In closing I want to recognize the Parks Department and the Maintenance Staff for the countless hours they spent decorating downtown. They worked hard in pleasant and unpleasant weather conditions to make our downtown look festive, it's a lot of work, but I am glad that they do it and I hope that we all appreciate their efforts.

[COM-21:059](#)

NOVEMBER 2021 FINANCIAL STATEMENTS

Attachments:

[Financials Overview November 2021](#)

[Schedule of Changes in F.B. and Required Reserve Report November 2021](#)

[Schedule of Revenue vs. Expense November 2021](#)

[Schedule of O&M Departmental Overview November 2021](#)

[Schedule of Fixed Asset and Cap. Imp. Detail November 2021](#)

[Sales Tax Report \(Combined\) November 2021](#)

[State Turnback Report \(Combined\) November 2021](#)

[Highway Sales Tax Report November 2021](#)

Filed

9. CITY COUNCIL REPORTS

Councilmember John Street motioned, seconded by Councilmember Chris Gibson, to nominate Councilmember Chris Moore as President Pro-Tempore for 2022. All voted aye.

Councilmember Joe Hafner asked for an update on the scrap yard located downtown. Chief Administrator Brian Richardson stated that there has been no official conversations about it, I can check more into it and send you an e-mail. Mayor Copenhaver also commented that this coming Thursday he is having a meeting with a party that might be interested in the property.

Councilmember David McClain explained that with the Nominating and Rules Committee switching back to this side, I would ask that you all send me an e-mail of what committees you all would like to serve on, if I don't hear from anyone everything will remain the same.

Councilmember Chris Moore commented that as Councilmember he serves the community, but as Pro-temp I serve at the will of this council. I appreciate the council electing me one more year to be Mayor Pro-temp. 2022 is going to be a big year for us. We are looking at the development of a possible sports complex, the shooting range has been completed and look forward to see how that does in this New Year. I look forward to working with this council and the Mayor.

Councilmember Dr. Charles Coleman asked about a right hand turn lane at the intersection of 141 and Johnson. Engineer Director Craig Light explained that there is some models of that intersection, I don't know if there has been a commissioned

study done there. When we did our signal timing plans we did some traffic counts and internal studies of that intersection , and it was included in our improvement plan back we when asked for a sales tax several years ago. I believe that it is still on the unfunded asking list. Councilmember Moore commented that there is an active rail spur in that area as well.

10. PUBLIC COMMENTS

11. ADJOURNMENT

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

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

_____ **Date:** _____

Harold Copenhaver, Mayor

Attest:

_____ **Date:** _____

April Leggett, City Clerk