



# City of Jonesboro

Municipal Center  
300 S. Church Street  
Jonesboro, AR 72401

## Meeting Minutes City Council

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Tuesday, October 17, 2023

5:30 PM

Municipal Center, 300 S. Church

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### PUBLIC HEARING AT 4:00 P.M.

City Clerk April Leggett opened the Public Hearing at 4:00 p.m. Ms. Leggett said, this is an appeal hearing for Options, Inc. regarding the decision of the Metropolitan Area Planning Commission to deny a rezoning request from R-2 to Multi-Family, Low Density District to C-2, LUO, Downtown Fringe Commercial District, Limited Use Overlay at 314 E. Nettleton Avenue.

City Attorney Carol Duncan asked, does someone want to come up to make their request about Council postponing. I know we got an email, but do we want to make an official request? Councilmember David McClain said, while he is on the way, can I ask a question? Ms. Duncan said, yes. Councilmember McClain said, I was just trying to understand a couple of things reading through the Staff Summary and all of that good stuff. Derrel, if you don't mind, can you tell me, I am reading this as compatibility is not achieved with this rezoning considering the surrounding area. Is there a zoning that you feel would be compatible for the area? Ms. Duncan said, they are requesting a postponement, can we get through that first and see if it is postponed before we discuss the actual? Councilmember McClain said, you don't get any discussion if you postpone, correct? Ms. Duncan said, right, you do next time. Councilmember McClain said, I wish you would answer that for me if you don't mind.

Planning Director Derrel Smith said, there is not a commercial zone in our zoning ordinance that would just blend seamlessly with this area. If you look at CR-1, it allows Multi-Family. We know that the area is not. Multi-Family is not what they want in that area. The rest of the commercial, nothing, we really don't have a good commercial district that would blend in. Now, we have in our redevelopment areas, we have some areas that would work. But, at this location, it is going to be hard to make a commercial zoning fit that classification in the standards that you have got there on that printout that would say that it would blend with the existing neighborhood.

City Clerk April Leggett asked if anyone else had any questions. City Attorney Carol Duncan said, I think they are ready for a motion.

Mr. Garrett Dunnam said, good afternoon, thank you for being here. Yes, there was an email sent earlier. I just want to make an official request that this item be tabled to November 21, 2023 to give us some more time to speak with those involved and hopefully come up with a positive solution.

Councilmember LJ Bryant motioned, seconded by Councilmember David McClain, to postpone the public hearing until Tuesday, November 21, 2023 at 4:00 p.m. All in attendance voted aye.

Councilmembers in attendance for the public hearing: John Street, LJ Bryant, Joe Hafner, David McClain, Chris Gibson, Ann Williams, Janice Porter.

*Councilmembers absent for the public hearing: Brian Emison, Dr. Charles Coleman, Chris Moore, Dr. Anthony Coleman, Mitch Johnson.*

*Ms. Leggett said, this item has been postponed until November 21, 2023. Ms. Duncan said, let's set a time on November 21, 2023. What do we have that day? Ms. Leggett said, we will have the exact meetings as we have today starting with Public Services at 4:30 p.m. Councilmember Joe Hafner asked, 4:00 p.m. again? Ms. Duncan asked, 4:00 p.m.? All agreed. Ms. Leggett said, so it is set for 4:00 p.m. on Tuesday, November 21, 2023. Mr. Dunnam said, thank you. Ms. Leggett said, that will conclude the hearing. Thank you.*

### **PUBLIC SERVICES COUNCIL COMMITTEE MEETING AT 4:30 P.M.**

### **PUBLIC SAFETY 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 (ELECTRONIC ATTENDANCE) INITIATED AND CONFIRMED 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**

#### **5. CONSENT AGENDA**

*Councilmember Chris Gibson motioned, seconded by Councilmember Chris Moore, to pull RES-23:176, RES-23:182, and RES-23:187 from the Consent Agenda. All voted aye.*

*Approval of the Consent Agenda*

**A motion was made by Councilperson Chris Gibson, seconded by Councilperson Joe Hafner, 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-23:097](#)

MINUTES FOR THE CITY COUNCIL MEETING ON OCTOBER 2, 2023

**Attachments:** [CC Minutes 10022023](#)

**This item was passed on the Consent Agenda.**

[RES-23:137](#)

RESOLUTION BY THE CITY COUNCIL OF THE CITY OF JONESBORO,

ARKANSAS TO LEVY A ONE-HALF (.5) MILL TAX ON ALL REAL AND PERSONAL PROPERTY FOR THE LOCAL POLICE PENSION AND RELIEF FUND

**This item was passed on the Consent Agenda.**

Enactment No: R-EN-195-2023

[RES-23:138](#)

RESOLUTION BY THE CITY COUNCIL OF THE CITY OF JONESBORO, ARKANSAS TO LEVY A ONE-HALF (.5) MILL TAX ON ALL REAL AND PERSONAL PROPERTY FOR THE LOCAL FIRE PENSION AND RELIEF FUND

**This item was passed on the Consent Agenda.**

Enactment No: R-EN-196-2023

[RES-23:139](#)

RESOLUTION BY THE CITY COUNCIL OF THE CITY OF JONESBORO, ARKANSAS TO LEVY A 1 MILL TAX ON ALL REAL AND PERSONAL PROPERTY FOR THE PUBLIC LIBRARY

**This item was passed on the Consent Agenda.**

Enactment No: R-EN-197-2023

[RES-23:172](#)

RESOLUTION BY THE CITY COUNCIL OF THE CITY OF JONESBORO, ARKANSAS, TO PLACE A MUNICIPAL LIEN ON PROPERTY LOCATED AT 112 W. WOODROW, JONESBORO, AR 72401, PARCEL 01-144073-24700, OWNED BY COLUMBUS ROBINSON IN THE AMOUNT OF \$275; LEGAL DESCRIPTION: HALTOM'S 2ND ADD 50X132

**Attachments:**     [112 W Woodrow Affidavit](#)  
                                 [112 W Woodrow](#)

**This item was passed on the Consent Agenda.**

Enactment No: R-EN-198-2023

[RES-23:173](#)

RESOLUTION BY THE CITY COUNCIL OF THE CITY OF JONESBORO, ARKANSAS, TO PLACE A MUNICIPAL LIEN ON PROPERTY LOCATED AT 308 B VINE, JONESBORO, AR 72401, PARCEL 01-143134-25400, OWNED BY DAVID & GAIL OESTERBLAD IN THE AMOUNT OF \$275; LEGAL DESCRIPTION: NISBETTS 1ST ADD PT LOT 3 59.10X123

**Attachments:**     [308 B Vine Affidavit](#)  
                                 [308 B Vine](#)

**This item was passed on the Consent Agenda.**

Enactment No: R-EN-199-2023

[RES-23:174](#)

RESOLUTION BY THE CITY COUNCIL OF THE CITY OF JONESBORO, ARKANSAS, TO PLACE A MUNICIPAL LIEN ON PROPERTY LOCATED AT 405 STATE, JONESBORO, AR 72401, PARCEL 01-144171-03500, OWNED BY CHARLES E. NOELL JR. IN THE AMOUNT OF \$275; LEGAL DESCRIPTION: Lot 2 in Block "A", Cedar Heights First Addition to the City of Jonesboro, Craighead County, Arkansas, as recorded in Book 179 Page 63 in the office of the Circuit Court Clerk and Ex-Officio Recorder

**Attachments:**     [405 State Affidavit](#)  
                                 [405 State](#)

**This item was passed on the Consent Agenda.**

Enactment No: R-EN-200-2023

[RES-23:175](#)

RESOLUTION BY THE CITY COUNCIL OF THE CITY OF JONESBORO, ARKANSAS, TO PLACE A MUNICIPAL LIEN ON PROPERTY LOCATED AT 500 ALLEN, JONESBORO, AR 72401, PARCEL 01-144181-30100, OWNED BY KENNY L. COLEMAN IN THE AMOUNT OF \$275; LEGAL DESCRIPTION: Lot 1, Block 13 of Meyers Addition, J JB Jonesboro City

**Attachments:**     [500 Allen Affidavit](#)  
                                 [500 Allen](#)

**This item was passed on the Consent Agenda.**

Enactment No: R-EN-201-2023

[RES-23:177](#)

RESOLUTION BY THE CITY COUNCIL OF THE CITY OF JONESBORO, ARKANSAS, TO PLACE A MUNICIPAL LIEN ON PROPERTY LOCATED AT 716 W. WASHINGTON, JONESBORO, AR 72401, PARCEL 01-143134-17800, OWNED BY HRB PROPERTIES, INC. IN THE AMOUNT OF \$275; LEGAL DESCRIPTION: NISBETTS 1ST ADD PT LOT 2 E53'; PT LOT 4 S13' MILES REPLAT PT LOT 1 S13'

**Attachments:**     [716 W Washington Affidavit](#)  
                                 [716 W Washington](#)

**This item was passed on the Consent Agenda.**

Enactment No: R-EN-202-2023

[RES-23:178](#)

RESOLUTION BY THE CITY COUNCIL OF THE CITY OF JONESBORO, ARKANSAS, TO PLACE A MUNICIPAL LIEN ON PROPERTY LOCATED AT 816 HOOVER, JONESBORO, AR 72401, PARCEL 01-144181-14800, OWNED BY ROBERT WHITAKER IN THE AMOUNT OF \$275; LEGAL DESCRIPTION: Lot 3, Block 1 of Dixon's Third Addition to the City of Jonesboro, Arkansas

**Attachments:**     [816 Hoover Affidavit](#)  
                                 [816 Hoover](#)

**This item was passed on the Consent Agenda.**

Enactment No: R-EN-203-2023

[RES-23:180](#)

RESOLUTION BY THE CITY COUNCIL OF THE CITY OF JONESBORO, ARKANSAS, TO PLACE A MUNICIPAL LIEN ON PROPERTY LOCATED AT 922 W. JEFFERSON AVE, JONESBORO, AR 72401, PARCEL 01-143134-29200, OWNED BY JAMES W. ROBINSON, JR IN THE AMOUNT OF \$315; LEGAL DESCRIPTION: NISBETTS 1ST ADD PT LOT 3

**Attachments:**     [922 W Jefferson Affidavit](#)  
                                 [922 W Jefferson](#)

**This item was passed on the Consent Agenda.**

Enactment No: R-EN-204-2023

[RES-23:181](#)

RESOLUTION BY THE CITY COUNCIL OF THE CITY OF JONESBORO, ARKANSAS, TO PLACE A MUNICIPAL LIEN ON PROPERTY LOCATED AT 1020 HOPE ST., JONESBORO, AR 72401, PARCEL 01-144173-04400, OWNED BY GARY TOOMBS IN THE AMOUNT OF \$550; LEGAL DESCRIPTION: PATRICKS 1ST ADD 15X175 PT LOT 3 75X175 LOT 4

**Attachments:**     [1020 Hope \(232163 & 233043\)](#)  
                              [1020 Hope Affidavit](#)

**This item was passed on the Consent Agenda.**

Enactment No: R-EN-205-2023

[RES-23:183](#)

RESOLUTION BY THE CITY COUNCIL OF THE CITY OF JONESBORO, ARKANSAS, TO PLACE A MUNICIPAL LIEN ON PROPERTY LOCATED AT 1119 BURKE, JONESBORO, AR 72401, PARCEL 01-143134-00700, OWNED BY INVEST AMERICA, LLC IN THE AMOUNT OF \$550; LEGAL DESCRIPTION: LOT 4, BLOCK 14 OF ARMOUR, MINNIE ADD

**Attachments:**     [1119 Burke \(232991 & 232465\)](#)  
                              [1119 Burke Affidavit](#)

**This item was passed on the Consent Agenda.**

Enactment No: R-EN-206-2023

[RES-23:184](#)

RESOLUTION BY THE CITY COUNCIL OF THE CITY OF JONESBORO, ARKANSAS, TO PLACE A MUNICIPAL LIEN ON PROPERTY LOCATED AT 1212 FRENCH, JONESBORO, AR 72401, PARCEL 01-144073-11000, OWNED BY OLGA HERNANDEZ IN THE AMOUNT OF \$275; LEGAL DESCRIPTION: CARTWRIGHT & FRENCH ADD LOT 3 BLOCK 11

**Attachments:**     [1212 French Affidavit](#)  
                              [1212 French](#)

**This item was passed on the Consent Agenda.**

Enactment No: R-EN-207-2023

[RES-23:185](#)

RESOLUTION BY THE CITY COUNCIL OF THE CITY OF JONESBORO, ARKANSAS, TO PLACE A MUNICIPAL LIEN ON PROPERTY LOCATED AT 1328 HUNTINGTON, JONESBORO, AR 72401, PARCEL 01-143133-18100, OWNED BY DKI, LLC IN THE AMOUNT OF \$550; LEGAL DESCRIPTION: Lot 9, Block "C" of the OAKHURST ADD 50X145

**Attachments:**     [1328 Huntington \(232993 & 232494\)](#)  
                              [1328 Huntington Affidavit](#)

**This item was passed on the Consent Agenda.**

Enactment No: R-EN-208-2023

[RES-23:186](#)

RESOLUTION BY THE CITY COUNCIL OF THE CITY OF JONESBORO, ARKANSAS, TO PLACE A MUNICIPAL LIEN ON PROPERTY LOCATED AT 1506

PRATT CIRCLE, JONESBORO, AR 72401, PARCEL 01-144082-09900, OWNED BY JOSHUA JONES IN THE AMOUNT OF \$335; LEGAL DESCRIPTION: PRATT SUB DIV OF PT SW 8-14-4

**Attachments:**     [1506 Pratt Cir](#)  
                              [1506 Pratt Circle Affidavit](#)

**This item was passed on the Consent Agenda.**

Enactment No: R-EN-209-2023

[RES-23:188](#)

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 BRADWAY IN THE AMOUNT OF \$550; LEGAL DESCRIPTION: Lot 23, Block D of the Fairview Acres East Add.

**Attachments:**     [2501 Mary Jane Affidavit](#)  
                              [2501 Mary Jane Case 232443](#)  
                              [2501 Mary Jane Case 233070](#)

**This item was passed on the Consent Agenda.**

Enactment No: R-EN-210-2023

[RES-23:189](#)

RESOLUTION BY THE CITY COUNCIL OF THE CITY OF JONESBORO, ARKANSAS, TO PLACE A MUNICIPAL LIEN ON PROPERTY LOCATED AT 3116 RHONDA DR., JONESBORO, AR 72404, PARCEL 01-144311-00501, OWNED BY RICKEY LANGSTON IN THE AMOUNT OF \$275; LEGAL DESCRIPTION: EDGAR'S RHONDA DRIVE REPLAT PT NE

**Attachments:**     [3116 Rhonda Dr. Affidavit](#)  
                              [3116 Rhonda Dr](#)

**This item was passed on the Consent Agenda.**

Enactment No: R-EN-211-2023

[RES-23:190](#)

RESOLUTION BY THE CITY COUNCIL OF THE CITY OF JONESBORO, ARKANSAS, TO PLACE A MUNICIPAL LIEN ON PROPERTY LOCATED AT 3806 SCHOOL ST., JONESBORO, AR 72401, PARCEL 01-144272-16500, OWNED BY OLGA HERNANDEZ IN THE AMOUNT OF \$275; LEGAL DESCRIPTION: LOTS 6 AND 7, BLOCK IV, OF WATTS ADDITION TO THE CITY OF JONESBORO, ARKANSAS, FORMERLY TOWN OF NETTLETON, AS RECORDED IN BOOK 18, PAGE 621, CRAIGHEAD COUNTY, WESTERN DISTRICT, JONESBORO, ARKANSAS

**Attachments:**     [3806 School St. Affidavit](#)  
                              [3806 School St.](#)

**This item was passed on the Consent Agenda.**

Enactment No: R-EN-212-2023

[RES-23:191](#)

RESOLUTION BY THE CITY COUNCIL OF THE CITY OF JONESBORO, ARKANSAS, TO PLACE A MUNICIPAL LIEN ON PROPERTY LOCATED AT 4304

RACE ST., JONESBORO, AR 72401, PARCEL 01-144271-19900, OWNED BY CHARLES CRAIG CONYERS IN THE AMOUNT OF \$275; LEGAL DESCRIPTION: Lot 15 of Earl Kiech Third Addition to the City of Jonesboro, Formerly Town of Nettleton, Arkansas, Less and Except the North 84.25 Feet Thereof

**Attachments:**     [4304 Race St. Affidavit](#)  
                                  [4304 Race St.](#)

**This item was passed on the Consent Agenda.**

Enactment No: R-EN-213-2023

[RES-23:193](#)

RESOLUTION BY THE CITY COUNCIL OF THE CITY OF JONESBORO, ARKANSAS, TO PLACE A MUNICIPAL LIEN ON PROPERTY LOCATED AT 201 W. WOODROW, JONESBORO, AR 72401, PARCEL 01-144073-15500, OWNED BY JORGE GUERRA IN THE AMOUNT OF \$275; LEGAL DESCRIPTION: HALTOM'S 2ND ADD LOT 1

**Attachments:**     [201 W Woodrow Affidavit](#)  
                                  [201 W Woodrow](#)

**This item was passed on the Consent Agenda.**

Enactment No: R-EN-214-2023

[RES-23:194](#)

RESOLUTION BY THE CITY COUNCIL OF THE CITY OF JONESBORO, ARKANSAS TO PLACE A MUNICIPAL LIEN ON PROPERTY LOCATED AT 417 W. FORREST, JONESBORO, AR 72401 PARCEL 01-144073-21000, OWNED BY MITTIE L. STALLINGS IN THE AMOUNT OF \$275

**Attachments:**     [417 W Forrest Affidavit](#)  
                                  [417 W Forrest](#)  
                                  [417 W Forrest Supporting Docs](#)

**This item was passed on the Consent Agenda.**

Enactment No: R-EN-215-2023

[RES-23:195](#)

RESOLUTION BY THE CITY COUNCIL OF THE CITY OF JONESBORO, ARKANSAS, TO PLACE A MUNICIPAL LIEN ON PROPERTY LOCATED AT 423 N. ALLIS, JONESBORO, AR 72401, PARCEL 01-144181-11300, OWNED BY MARIO C. & MARCIA G. ALVARADO IN THE AMOUNT OF \$275; LEGAL DESCRIPTION: CHESHIER RE SUB LOVES SUR 18-14-4

**Attachments:**     [423 N Allis Affidavit](#)  
                                  [423 N Allis](#)

**This item was passed on the Consent Agenda.**

Enactment No: R-EN-216-2023

[RES-23:196](#)

RESOLUTION BY THE CITY COUNCIL OF THE CITY OF JONESBORO, ARKANSAS, TO PLACE A MUNICIPAL LIEN ON PROPERTY LOCATED AT 500 WOODROW, JONESBORO, AR 72401, PARCEL 01-144073-18400, OWNED BY ANTHONY MGBODILE IN THE AMOUNT OF \$275; LEGAL DESCRIPTION: HALTOM'S 2ND ADD 50X132

**Attachments:**     [500 Woodrow Affidavit](#)  
                              [500 Woodrow](#)

**This item was passed on the Consent Agenda.**

Enactment No: R-EN-217-2023

[RES-23:197](#)

RESOLUTION BY THE CITY COUNCIL OF THE CITY OF JONESBORO, ARKANSAS, TO PLACE A MUNICIPAL LIEN ON PROPERTY LOCATED AT 700 MELODY, JONESBORO, AR 72401, PARCEL 01-143244-27500, OWNED BY IGNACIO AND EMILEE PATINO IN THE AMOUNT OF \$275; LEGAL DESCRIPTION: WOODS, F. M. ADD LOT 6 N50' S105' E25' LT 8

**Attachments:**     [700 Melody Affidavit](#)  
                              [700 Melody](#)

**This item was passed on the Consent Agenda.**

Enactment No: R-EN-218-2023

[RES-23:198](#)

RESOLUTION BY THE CITY COUNCIL OF THE CITY OF JONESBORO, ARKANSAS, TO PLACE A MUNICIPAL LIEN ON PROPERTY LOCATED AT 900 HOOVER AVE. B JONESBORO, AR 72401, PARCEL 01-144181-16100, OWNED BY CLEOPHUS BRYANT IN THE AMOUNT OF \$3,814.27; LEGAL DESCRIPTION: DIXON 3RD ADD LOTS 10-11-12

**Attachments:**     [900 Hoover Affidavit](#)  
                              [900 Hoover](#)

**This item was passed on the Consent Agenda.**

Enactment No: R-EN-219-2023

[RES-23:199](#)

RESOLUTION BY THE CITY COUNCIL OF THE CITY OF JONESBORO, ARKANSAS, TO PLACE A MUNICIPAL LIEN ON PROPERTY LOCATED AT 1211 NETTLETON CIRCLE, JONESBORO, AR 72401, PARCEL 01-143241-43600, OWNED BY CHAND J HAYDAR IN THE AMOUNT OF \$315; LEGAL DESCRIPTION: STUCK, CHAS. A. 2ND ADD LOTS 4-5

**Attachments:**     [1211 Nettleton Affidavit](#)  
                              [1211 Nettleton Cir](#)

**This item was passed on the Consent Agenda.**

Enactment No: R-EN-220-2023

[RES-23:200](#)

RESOLUTION BY THE CITY COUNCIL OF THE CITY OF JONESBORO, ARKANSAS, TO PLACE A MUNICIPAL LIEN ON PROPERTY LOCATED AT 1225 S. CULBERHOUSE, JONESBORO, AR 72401, PARCEL 01-143241-17100, OWNED BY J&M FOSTER PROPERTIES, LLC IN THE AMOUNT OF \$275; LEGAL DESCRIPTION: ELDERS WEST SIDE ADD E160' OF LOT 1

**Attachments:**     [1225 S Culberhouse Affidavit](#)  
                              [1225 S Culberhouse](#)

**This item was passed on the Consent Agenda.**



Enactment No: R-EN-221-2023

[RES-23:201](#)

RESOLUTION BY THE CITY COUNCIL OF THE CITY OF JONESBORO, ARKANSAS, TO PLACE A MUNICIPAL LIEN ON PROPERTY LOCATED AT 1313 PARDEW, JONESBORO, AR 72401, PARCEL 01-144212-20200, OWNED BY MICHELLE NUTT IN THE AMOUNT OF \$275; LEGAL DESCRIPTION: PARDEW SUB PT W 1/2 E 1/2 SE NW 21-14-4 N 1/2 LOT 10 50X140.81 ALL LOT 11

**Attachments:**     [1313 Pardew Affidavit](#)  
                                 [1313 Pardew](#)

**This item was passed on the Consent Agenda.**

Enactment No: R-EN-222-2023

[RES-23:202](#)

RESOLUTION BY THE CITY COUNCIL OF THE CITY OF JONESBORO, ARKANSAS, TO PLACE A MUNICIPAL LIEN ON PROPERTY LOCATED AT 1508 AIRPORT ROAD, JONESBORO, AR 72405, PARCEL 01-144101-02800, OWNED BY FEDERAL NATIONAL MORTGAGE ASSOCIATION IN THE AMOUNT OF \$335; LEGAL DESCRIPTION: PT S1/2 NE JBORO CITY

**Attachments:**     [1508 Airport Affidavit](#)  
                                 [1508 Airport Rd](#)

**This item was passed on the Consent Agenda.**

Enactment No: R-EN-223-2023

[RES-23:203](#)

RESOLUTION BY THE CITY COUNCIL OF THE CITY OF JONESBORO, ARKANSAS, TO PLACE A MUNICIPAL LIEN ON PROPERTY LOCATED AT 1712 NATIONAL, JONESBORO, AR 72401, PARCEL 01-144223-18200, OWNED BY RODNEY CRANFORD IN THE AMOUNT OF \$275; LEGAL DESCRIPTION: VIKING ADD PT OF 22-14-4

**Attachments:**     [1712 National Affidavit](#)  
                                 [1712 National](#)

**This item was passed on the Consent Agenda.**

Enactment No: R-EN-224-2023

[RES-23:204](#)

RESOLUTION BY THE CITY COUNCIL OF THE CITY OF JONESBORO, ARKANSAS, TO PLACE A MUNICIPAL LIEN ON PROPERTY LOCATED AT 2004 MUNOS LANE, JONESBORO, AR 72401, PARCEL 01-143234-09200, OWNED BY NO TIES INK, LLC IN THE AMOUNT OF \$315; LEGAL DESCRIPTION: BRIARWOOD 2ND ADD

**Attachments:**     [2004 Munos Affidavit](#)  
                                 [2004 Munos](#)

**This item was passed on the Consent Agenda.**

Enactment No: R-EN-225-2023

[RES-23:205](#)

RESOLUTION BY THE CITY COUNCIL OF THE CITY OF JONESBORO, ARKANSAS, TO PLACE A MUNICIPAL LIEN ON PROPERTY LOCATED AT 2612

CRAWFORD DRIVE, JONESBORO, AR 72401, PARCEL 01-144273-02300, OWNED BY RANDY & ALEY CRAWFORD IN THE AMOUNT OF \$550; LEGAL DESCRIPTION: NE JB NETTLETON CITY

**Attachments:**     [2612 Crawford Affidavit](#)  
                                 [2612 Crawford](#)

**This item was passed on the Consent Agenda.**

Enactment No: R-EN-226-2023

[RES-23:206](#)

RESOLUTION BY THE CITY COUNCIL OF THE CITY OF JONESBORO, ARKANSAS, TO PLACE A MUNICIPAL LIEN ON PROPERTY LOCATED AT 3406 MEADOR, JONESBORO, AR 72401, PARCEL 01-144281-35600, OWNED BY HAZEL WATSON IN THE AMOUNT OF \$550; LEGAL DESCRIPTION: FAIRVIEW ACRES J'BORO CITY LOT 36 BLOCK I

**Attachments:**     [3406 Meador Affidavit](#)  
                                 [3406 Meador](#)

**This item was passed on the Consent Agenda.**

Enactment No: R-EN-227-2023

[RES-23:207](#)

RESOLUTION BY THE CITY COUNCIL OF THE CITY OF JONESBORO, ARKANSAS, TO PLACE A MUNICIPAL LIEN ON PROPERTY LOCATED AT 3509 AGGIE ROAD, JONESBORO, AR 72401, PARCEL 01-144164-00400, OWNED BY EUGENIA HARRELL IN THE AMOUNT OF \$275; LEGAL DESCRIPTION: HUNTER ADD

**Attachments:**     [3509 Aggie Affidavit](#)  
                                 [3509 Aggie](#)

**This item was passed on the Consent Agenda.**

Enactment No: R-EN-228-2023

[RES-23:208](#)

RESOLUTION BY THE CITY COUNCIL OF THE CITY OF JONESBORO, ARKANSAS, TO PLACE A MUNICIPAL LIEN ON PROPERTY LOCATED AT MORTON, JONESBORO, AR 72401, PARCEL 01-144233-03000, OWNED BY FORMON RAYBURN, ETAL IN THE AMOUNT OF \$315; LEGAL DESCRIPTION: PT SW SW 55X165

**Attachments:**     [Morton 01-144233-03000 Affidavit](#)  
                                 [Morton](#)

**This item was passed on the Consent Agenda.**

Enactment No: R-EN-229-2023

[RES-23:209](#)

RESOLUTION BY THE CITY COUNCIL OF THE CITY OF JONESBORO, ARKANSAS, TO PLACE A MUNICIPAL LIEN ON PROPERTY LOCATED AT ROYALE, JONESBORO, AR 72401, PARCEL 01-143103-13500, OWNED BY RICHARD L. GENTLE IN THE AMOUNT OF \$315; LEGAL DESCRIPTION: TAYLORS FIRST REPLAT OF A PT N BELGRATH HTS SUB LOTS 7-13 & 18-33 LESS N15' LOT 34

**Attachments:**     [Royale 01-143103-13500 Affidavit](#)  
                                 [Royale](#)

**This item was passed on the Consent Agenda.**

Enactment No: R-EN-230-2023

[RES-23:210](#)

RESOLUTION BY THE CITY COUNCIL OF THE CITY OF JONESBORO, ARKANSAS, TO PLACE A MUNICIPAL LIEN ON PROPERTY LOCATED AT SOUTHWEST DRIVE, JONESBORO, AR 72404, PARCEL 01-133023-02800, OWNED BY RISHANA ENTERPRISES, INC. IN THE AMOUNT OF \$315; LEGAL DESCRIPTION: PLAT OF BENTONS SUB DIV EXT. E1/2 SW 2-13-3

**Attachments:**     [Southwest Dr 01-133023-02800 Affidavit](#)  
                                 [Southwest Dr](#)

**This item was passed on the Consent Agenda.**

Enactment No: R-EN-231-2023

[RES-23:221](#)

A RESOLUTION BY THE CITY COUNCIL OF JONESBORO, ARKANSAS AUTHORIZING THE OFFER AND ACCEPTANCE TO PURCHASE ADDITIONAL RIGHT-OF-WAY AT 1921 LATOURETTE DRIVE FOR THE PURPOSE OF THE CONSTRUCTING AND MAINTAINING DRAINAGE IMPROVEMENTS

**Attachments:**     [Offer and Acceptance - 1921 Latourette Drive](#)

**This item was passed on the Consent Agenda.**

Enactment No: R-EN-232-2023

[RES-23:222](#)

A RESOLUTION BY THE CITY COUNCIL OF JONESBORO, ARKANSAS AUTHORIZING THE OFFER AND ACCEPTANCE TO PURCHASE ADDITIONAL RIGHT-OF-WAY AT 3800 S CARAWAY ROAD FOR THE PURPOSE OF THE CONSTRUCTING AND MAINTAINING DRAINAGE IMPROVEMENTS

**Attachments:**     [Offer and Acceptance - 3800 S Caraway Road](#)

**This item was passed on the Consent Agenda.**

Enactment No: R-EN-233-2023

*RESOLUTIONS REMOVED FROM THE CONSENT AGENDA*

[RES-23:176](#)

RESOLUTION BY THE CITY COUNCIL OF THE CITY OF JONESBORO, ARKANSAS, TO PLACE A MUNICIPAL LIEN ON PROPERTY LOCATED AT 646 WARNER, JONESBORO, AR 72401, PARCEL 01-144192-33400, OWNED BY NILE THRASHER FAMILY RE INVESTMENTS LLC IN THE AMOUNT OF \$275; LEGAL DESCRIPTION: SHARP SUB N1/2 BLK 24 KNIGHT ADD

**Attachments:**     [646 Warner Affidavit](#)  
                                 [646 Warner](#)

*City Attorney Carol Duncan said, on the three that were pulled, Mr. Roper had said that those liens had all been paid and so I think the request is just to postpone those*

*three indefinitely. Code Enforcement Director Scott Roper stated that RES-23:176 needed to be postponed indefinitely because the lien had been paid.*

**A motion was made by Councilperson Chris Moore, seconded by Councilperson Charles Coleman, that this matter be Postponed Indefinitely. 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

[RES-23:182](#)

RESOLUTION BY THE CITY COUNCIL OF THE CITY OF JONESBORO, ARKANSAS, TO PLACE A MUNICIPAL LIEN ON PROPERTY LOCATED AT 1107 BURKE, JONESBORO, AR 72401, PARCEL 01-143134-00600, OWNED BY INVEST AMERICA, LLC IN THE AMOUNT OF \$550; LEGAL DESCRIPTION: LOT 3, BLOCK 14 OF ARMOUR, MINNIE ADD

**Attachments:**     [1107 Burke \(232990 & 232462\)](#)  
                              [1107 Burke Affidavit](#)

*Code Enforcement Director Scott Roper stated that RES-23:182 needed to be postponed indefinitely because the lien had been paid.*

**A motion was made by Councilperson Chris Moore, seconded by Councilperson Charles Coleman, that this matter be Postponed Indefinitely. 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

[RES-23:187](#)

RESOLUTION BY THE CITY COUNCIL OF THE CITY OF JONESBORO, ARKANSAS, TO PLACE A MUNICIPAL LIEN ON PROPERTY LOCATED AT 2210 MARY JANE, JONESBORO, AR 72401, PARCEL 01-144272-25300, OWNED BY FRANCISCO TRUJILLO IN THE AMOUNT OF \$275; LEGAL DESCRIPTION: LOT 3 BLOCK E OF FAIRVIEW ACRES EAST

**Attachments:**     [2210 Mary Jane Affidavit](#)  
                              [2210 Mary Jane](#)

*Code Enforcement Director Scott Roper stated that RES-23:187 needed to be postponed indefinitely because the lien had been paid.*

**A motion was made by Councilperson Chris Moore, seconded by Councilperson Charles Coleman, that this matter be Postponed Indefinitely. 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

[RES-23:168](#)

RESOLUTION BY THE CITY COUNCIL OF THE CITY OF JONESBORO, ARKANSAS TO CONDEMN PROPERTY LOCATED AT: 304 W Easy St. Jonesboro, AR 72401; Parcel # 01-144072-07000

**Attachments:** [304 W Easy Inspection Report](#)  
[304 W Easy Board & Secure Affidavit](#)  
[304 W Easy Board & Secure Returned Cert Letter](#)  
[304 W Easy Board and Secure Returned Reg Letter](#)  
[304 W Easy Map](#)  
[304 W Easy Pre Condem Notice Returned Cert Letter](#)  
[304 W Easy Pre Condem Notice Returned Reg Letter](#)  
[304 W Easy Pre Condemnation Notice Affidavit](#)  
[304 W Easy Map](#)  
[WIN 20230808 10 44 32 Pro](#)  
[WIN 20230808 10 44 54 Pro](#)  
[WIN 20230808 10 45 03 Pro](#)  
[WIN 20230808 10 45 18 Pro](#)  
[WIN 20230808 10 45 44 Pro](#)  
[WIN 20230808 10 46 47 Pro](#)  
[WIN 20230808 10 46 52 Pro](#)

*Code Enforcement Director Scott Roper said, we have recently located an heiress to the deceased owner and this individual has taken responsibility for the property and has boarded the property up. We would like to postpone this item for six months since it has been boarded and secured and give her some time to get the property back into her name. City Attorney Carol Duncan said, the date would be April 16, 2024, that is the meeting that would be about six months from now.*

**A motion was made by Councilperson John Street, seconded by Councilperson Joe Hafner, that this matter be Postponed Temporarily. 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

#### RESOLUTIONS TO BE INTRODUCED

##### [RES-23:243](#)

RESOLUTION BY THE JONESBORO CITY COUNCIL TO PURCHASE PROPERTY LOCATED AT 212 PINE FROM PJR, LLC AND AMEND THE FY2023 BUDGET

**Attachments:** [Final Contract Pine - Signed](#)  
[212 Pine St - COJ Appraisal](#)  
[212 Pine lot 1 - PJR Appraisal](#)  
[212 Pine lot 2 - PJR Appraisal](#)

*Chief Administrative Officer Brian Richardson said, with the recent improvements and investments out at Parker Park, this was an opportunity that had arisen that the Land Bank kind of vetted and researched. As you have all noticed, the Land Bank has had a lot of activity the last couple of years and they are kind of tasked with identifying both benefits and at risk property here in the City of Jonesboro. This is one that they have kind of researched, talked with the developer, they talked with the owner. It is an R-3 property. It does have a house on it that was recently renovated. So, that does increase the price a little bit. I sent around appraisals for those earlier today that had some pictures of the house. It is a one acre lot that backs up immediately to the South side of Parker Park. We are also trying to continue conversations with the adjacent one acre directly to the West of that property as well with the eventual hopes that we would be able to secure as much of that adjacent property to Parker*

*Park as possible. I think it is just kind of a continued effort or at least an opportunity for us to consider when it comes to available properties right next to our parks and our civic centers. This is an opportunity that came about and it may not become available again once it gets developed. So, I appreciate the Land Bank's work on this and their willingness to bring this forward for consideration and an offer that we can entertain. I can answer some questions about it. I know that Derrel Smith is here with the Planning Department who oversees the Land Bank. If there are technicality questions asked, he would probably be the one to ask.*

*Councilmember David McClain said, taking a look, I'm trying to make sure I am going to ask the correct question. Is the property vacant or is it occupied. Mr. Richardson said, the property is currently occupied. There is a lease on the house until July of next year. Councilmember McClain said, got it. I guess we are going to just tear it down or what is our plan for that? I don't imagine that we want to be landlords. Mr. Richardson said, you know, it is a recently remodeled house. The plan is not to remove that house. Councilmember McClain said, okay. Mr. Richardson said, there is a plethora of opportunities. I've talked to a couple of different departments that think that they might have the ability to use that for something. It is a good space. So, it would certainly be in discussion for possible beneficial uses.*

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

**Aye:** 10 - Brian Emison;Chris Moore;Chris Gibson;Joe Hafner;Mitch Johnson;Janice Porter;John Street;Charles Coleman;LJ Bryant and Ann Williams

**Nay:** 2 - David McClain and Anthony Coleman

Enactment No: R-EN-234-2023

## **6. NEW BUSINESS**

### *ORDINANCES ON FIRST READING*

[ORD-23:036](#)

AN ORDINANCE TO AMEND CHAPTER 117, KNOWN AS THE ZONING ORDINANCE PROVIDING FOR CHANGES IN ZONING BOUNDARIES FROM R-2 TO C-2, LUO FOR PROPERTY LOCATED AT 312 E. NETTLETON AVENUE AS REQUESTED BY GARRETT DUNNAM WITH FISHER ARNOLD ON BEHALF OF OPTIONS

**Attachments:** [Cover Letter - Rezoning](#)  
[Rezoning Appeal Letter](#)  
[312 E Nettleton Rezoning Application\\_signed](#)  
[312 E Rezoning Plat](#)  
[Staff Summary - C.C.](#)  
[Staff Summary](#)  
[Rezoning Property Owner Notification Letter 9.7.2023](#)  
[Rezoning Property Owner Notification](#)  
[312 E Certified Mail Receipts](#)  
[312 E Resolution for Publication](#)  
[312 E Nettleton Rezoning Ordinance](#)  
[Receipt](#)  
[Citizen Emails regarding 312 E Nettleton](#)  
[Nichols email 10172023](#)

*Councilmember John Street said, Mayor, at the public hearing earlier this evening, it was requested by one of the parties to postpone temporarily this item until November 21, 2023 so that they would have time to get with the other party to discuss a possible solution to this. So, I would move that we postpone temporary until November 21, 2023. Councilmember Joe Hafner seconded the motion. City Attorney Carol Duncan said, this item will not be at 4:00 p.m. It will be on the regular agenda at 5:30 p.m. The public hearing will be at 4:00 p.m. Councilmember Chris Moore said, I am going to recuse myself from voting on this. My brother owns the adjoining property. Mayor Harold Copenhaver said, November 21, 2023. Ms. Duncan said, the hearing was postponed until 4:00 p.m., but this will stay on the regular City Council agenda just like it is now. Mayor Copenhaver asked, does everyone understand? All voted aye except Councilmember Moore who abstained.*

**A motion was made by Councilperson John Street, seconded by Councilperson Joe Hafner, that this matter be Postponed Temporarily . The motion PASSED with the following vote.**

**Aye:** 11 - Brian Emison;Chris Gibson;David McClain;Joe Hafner;Mitch Johnson;Anthony Coleman;Janice Porter;John Street;Charles Coleman;LJ Bryant and Ann Williams

**Recused:** 1 - Chris Moore

[ORD-23:037](#)

AN ORDINANCE TO AMEND CHAPTER 117, KNOWN AS THE ZONING ORDINANCE PROVIDING FOR CHANGES IN ZONING BOUNDARIES FROM R-1 TO I-1 FOR PROPERTY LOCATED AT 3315 WILLOW ROAD AS REQUESTED BY TED DICKEY

**Attachments:** [Application](#)  
[Rezoning Plat](#)  
[Certified Mail Receipts](#)  
[Publication Fee](#)  
[Staff Summary - C.C.](#)

*Councilmember John Street motioned, seconded by Councilmember LJ Bryant, to suspend the rules and offer ORD-23:037 by title only. All voted aye.*

**Held at one reading**

[ORD-23:038](#)

AN ORDINANCE TO AMEND CHAPTER 117, KNOWN AS THE ZONING

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ORDINANCE PROVIDING FOR CHANGES IN ZONING BOUNDARIES FROM R-2 TO RM-12 FOR PROPERTY LOCATED AT 5601 PACIFIC ROAD AS REQUESTED BY SOUTHARD CONSTRUCTION, LLC

**Attachments:**    [Application](#)  
[R-2 SITE PLAN](#)  
[RM-12 SITE PLAN](#)  
[Rezoning Plat](#)  
[Property Owner Notification](#)  
[Certified Mail Receipts](#)  
[Sign Photos](#)  
[Staff Summary - C.C.](#)  
[Publication Receipt](#)

*Councilmember John Street motioned, seconded by Councilmember Chris Gibson, to suspend the rules and offer ORD-23:038 by title only. All voted aye.*

*Garrett Dunnam 3121 Galloway Court, said, good evening. I am just here on behalf of Southard Construction and wanted to offer some information on the request. The property in question is currently zoned R-2 which is a Multi-Family zoning. The request is simply just to rezone it to RM-12 to allow for multiple buildings on one lot. There was a site plan that was submitted for both what would be built if it was not to be rezoned and one that was submitted if it were to be rezoned. The RM-12 allows for a cleaner layout. It does not require a city street. We can have private parking. There was discussion at the Planning Commission that there were concerns about maybe security. I have spoken with the owner. He is willing to have a security fence installed around the property. There was also discussion about recreational areas. The owner is considering doing some low impact amenities for that regard. But, simply, the request, the density will be the same. The density will be the same and it will fit with the R-2 zoning density. Simply, we are trying to accomplish multiple buildings on the same lot and not having to subdivide it. Thank you. Mayor Copenhagen said, thank you for your comments.*

*Penny Newton, 5701 Pacific Road, said, I live exactly where, right on the other side of these apartments are going to be built. I am coming to you tonight to tell you that we do want you to approve the RM-12 because we do want single-story apartments, okay. We feel like that would be best for our neighborhood. We would prefer not to have any more apartments out there, but we have no choice. We are going to have to have apartments. And, we would rather have single story apartments. We hope that you all will address the traffic issues that we are going to have on Pacific. I know that all of you know that we are getting a new five-lane highway through there, MLK. Pacific is going to have a lot of apartments. We have tons of apartments being built out there and we just don't want anymore apartments. These apartments that are being built, that are fixing to be built, we want to make sure that the builder does it right. We are worried about crime out in our area. We are worried about it not being fenced, but he has taken the initiative to say that they are going to fence the property. We are hoping that maybe before we come back to the Council meeting again, is that we might be able to have a meeting with this property owner to make sure that we get everything addressed that we needed addressed out there because our drainage problem is really bad out there on Pacific. When it rains really hard out there, the road floods. There is nothing in the paperwork saying that they are going to widen Pacific because our ditches are not that deep out there. Even though they are going to have two retention ponds, I live right there beside it. If they are going to build that property up three or four feet, those retention ponds are not going to keep all of that water there. It is going to come back over on us. We just want to make sure that the*



Council knows that these issues are things that we face out there in that community. We hope to get to speak with the developer before everything passes. I am just asking each and every one of you, councilmembers, if you would just drive out into our neighborhood, just to see what is going on out there because there is a lot of new development going on out there. And, if it were your neighborhood, if this is the place that you would live and what you would want for your family. I have been there 59 years. My parents built that home that I'm in. My mother is 86. She has been there all of her life and I fear for her safety every day. And, with getting more apartments and stuff, I just want each and every one of you all to consider what we are having to do, okay. It has been a rural community out in our area for a long time. Well, now, it is beginning to be more. And, the people that are building these apartments, they are not going to keep these apartments. They are going to build these apartments and they are going to sell them to somebody in California. So, we want them built right. We want the people to live in them to have pride and take pride in where they live. Just like I take pride in where I live. And, I want to make sure that Jonesboro, I can still call Jonesboro my hometown. I want each and every one of you all to drive out there. And, we do want them rezoned to RM-12 because we do want single story apartments. Thank you. Mayor Copenhaver said, Ms. Newton, thank you very much for your comments and I will even offer as well if you and the developer would like to have that meeting, we will be more than happy to set it up here at the city for you and we can make that work for you. Ms. Newton said, thank you very much. We will do that. Mayor Copenhaver said, you bet. We will do that.

Councilmember Joe Hafner said, Derrel, I have just a couple of questions for you if you don't mind coming up. Obviously, with the R-2, they can already build apartments, but with RM-12 that actually gives the city more architectural control over what they can build, right? Planning Director Derrel Smith said, even if they did R-2, they would still have to follow the multi-family design guidelines. Councilmember Hafner said, okay. Mr. Smith said, it does allow them to put everything on one lot instead of multiple lots. Councilmember Hafner said, right. Mr. Smith said, if they do R-2, they would have to subdivide the property into multiple lots, put a street in, and then put four-plexes on each lot. Councilmember Hafner asked, and then the site plan, that has to go back to MAPC to be approved before they can do anything, correct? Mr. Smith said, that is correct, yes. Councilmember Hafner said, that talks about drainage and traffic control, everything, right? Mr. Smith said, they will be required to follow the drainage plan, they will have to meet the drainage ordinance of the city. They will be required to do a traffic impact analysis to determine what the traffic conditions are and any impacts. We will look at everything to do with the site plan. Councilmember Hafner said, that is all I have got, thank you councilman. Mayor Copenhaver said, thank you.

Councilmember LJ Bryant said, Mr. Mayor, I have two questions. I know the lady mentioned single story, what would make them be single story under RM-12? Mr. Smith said, I think that is something that the developer has agreed to. They are not required to be. But, they can be multi-story in RM-12 also. But, to get the density they were wanting in the R-2, they were looking at stacking four-plexes is what they were looking at. Two and then two on top. Councilmember Bryant asked, depending upon the result of the traffic study, would they potentially have to make some road improvements? Mr. Smith said, that is just going to depend on the amount, the volume of traffic going in and out of there. Without knowing the number of units and everything, it is too early to tell. Councilmember Bryant said, thanks. Mayor Copenhaver said, thank you Derrel.

**Held at one reading**

## **7. UNFINISHED BUSINESS**

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**ORDINANCES ON THIRD READING****[ORD-23:035](#)**

AN ORDINANCE TO AMEND CHAPTER 117, KNOWN AS THE ZONING ORDINANCE PROVIDING FOR CHANGES IN ZONING BOUNDARIES FROM I-2 TO RS-2 FOR PROPERTY LOCATED AT HANCOCK ROAD AS REQUESTED BY WOOD ENGINEERING ON BEHALF OF DALE AND DARLENE WOOD

**Attachments:**     [Hancock Road Rezoning Plat](#)  
[Rezoning Application-Hancock Rd](#)  
[Notification Receipt](#)  
[Staff Summary - C.C.](#)

**A motion was made by Councilperson Chris Moore, seconded by Councilperson John Street, 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: O-EN-037-2023

**8. MAYOR'S REPORTS**

*Mayor Harold Copenhaver reported on the following:*

*So, as we continue to move closer toward a revenue bond and capital improvement allocation, I want to say thank you to all of you who have shared your thoughts. Please continue sending your ideas as I certainly don't want us to overlook projects, large or small, that could help move the needle in Jonesboro. If you have not sent in your thoughts or would like to meet, please let me know. I am happy to offer some meeting times to choose from. We must make investments in the quality of place for Jonesboro in our safety, in roads, in other necessary infrastructure. With your help, we have increased allocations considerably in all of these areas over the last 2 ½ years. Council, I am a firm believer that we have to rethink a lot of ways we plan for our future. We are in the late stages of a Master Parks Plan and from what I have seen so far, it will reinforce what we already all know, that we need to make investments to attract and retain young talent, provide families entertainment, and work as selling points to potential industry. We also all have to protect all of these with a robust safety, public safety presence. Jonesboro has grown into a city that competes regionally for large industry and sharp entrepreneurs. We must position ourselves to get our fair share and I feel we are making progress in that area. I would like to continue to hear your input through the end of this week. Then, we will release a public statement and document on projects early next week. So, now, continuing on the bond revenue effort. We are working with bond counsel on a timeline which currently calls for the preliminary authorization resolution to be presented to City Council on November 7, 2023. The purpose for this resolution is to allow expenses for planning, architect fees, etc. captured from that date forward to be reimbursable for bond dollars. As you will see, the Council meeting will be the first of multiple public hearings and disclosures that will ensure a very open, transparent, and clear process. This same meeting will include a public hearing regarding the issuance of the bonds. These hearings are necessary and a legal requirement for the issuance of the bonds. Since the public notice hearing must be published 10 days in advance of the public hearing, our plans are to publish the notice by October 26, 2023. The city's financial advisor and bond counsel will be available to answer any questions. After*

*the November 7th meeting, our financing team will continue to work on finalizing the various documents for the sale of the bonds with the intention of presenting the final bond ordinance to City Council on December 5, 2023. The sale of the bonds are expected to occur on December 4, 2023 and the bond ordinance will contain the final terms and conditions of the bond offering. Since interest rates can change each day, it is typical for a municipalities to have all three readings and the related emergency clause approved in one meeting to lock in the interest rate and other terms. We foresee that occurring no sooner than the December 5, 2023 meeting. Our financial advisor and bond counsel will also be here at that meeting. The closing of the bond issuance can occur 30 days after the publication of the bond ordinance. The projected closing date is January 9, 2024. In summation, there are a lot of needs and just as many visions about how we can improve the city. I truly believe that by continuing to work together on projects like these, Jonesboro will be even a better place to call home.*

*So, I noticed earlier this week in "The Sun," a story over the weekend that caught me by surprise, but confirmed what we knew all along that the State Attorney General says our A&P tax receipts can be used for only tourist related purposes. While the opinion is obviously correct, what concerned me was that some think that the city or city committee might have requested an AG opinion to divert the funding. That was not the case. And, while we are talking about the A&P, I don't want to miss an opportunity to say thank you for the work of Jerry Morgan, Kevin Hodges, and the rest of the A&P Commission for what they have done to bring this fabulous facility to Jonesboro. Their contributions are nothing new whether it is new turf at Joe Mack, a big contribution to ASTATE athletics, or the sports complex that is going to be the draw of Northeast Arkansas in a couple of years. They have put in countless hours for no pay, put up with criticism that I consider unfounded, and run our A&P Commission as a big city operation that it has become under their leadership. I simply cannot thank them enough.*

*I hope all Council have seen that we have a new Grants Director and Community Development Director all in one. You have noticed that we made an announcement yesterday of hiring Jeremy Biggs from the Court Appointed Special Advocates Second District as a coup for the City of Jonesboro. I have never seen our Grants Department better positioned for success. And, I am confident that if you don't know Jeremy, you will know him and hold him in high regard in a very short order.*

*Councilman Dr. Reverend Coleman came by the office this morning with some SUCCESS Academy students who were very engaging and interested in city operations. These are good kids and I want to think they can make futures for themselves right here in this community. And, I want to thank Dr. Coleman for his endless commitment to these young people.*

*I enjoyed some laughs at the Kids Chance of Arkansas fundraiser over the weekend roasting ASTATE President Chuck Welch. And, I want to give a shout out to Councilman Bryant and his team for hosting the event. I appreciate that fundraising opportunity Mr. Bryant.*

*We held a groundbreaking as well earlier this week at the swimming pool at Parker Park. And, it does my heart good to know we finally have a first class public pool going in in North Jonesboro. Many of you were in attendance, so I won't prattle on, but that was a good day and I look forward to the day that it is open.*

*We held an online contest as well to name the new dog park on Highland behind Jonesboro High School. More than 1,000 participants produced "Bark Park" as the most liked name. I also want to point out that the cost of the park was misrepresented*

to some degree by one outlet. It doesn't cost \$3,000,000, it is around \$300,000.

*At the next City Council meeting, the First Lady of Jonesboro who I happened to be married to will begin a new tradition by presenting the "Thanks for Giving" awards to those who volunteer to our city in various capacities and are vital to our success. Volunteering creates special moments in your life, but also in other's lives as well.*

## **9. CITY COUNCIL REPORTS**

*Councilmember Dr. Charles Coleman said, I want to thank the Mayor, Bill Campbell, Brian Richardson, and everybody secretaries for being available to talk with the kids that we brought from SUCCESS School today. As I told the Mayor, they kind of surprise me. I didn't know they were going to ask all of those questions. Bill Campbell gave them a sermon and so I said amen. And, so, it was good. Mayor Copenhaver said, thank you for your comments.*

*Councilmember Chris Moore said, Mayor, thank you for clearing up the "Bark Park." Ann and I almost stroked down here when we saw it was going to cost \$200,000 more to build the "Bark Park" than the swimming pool on the North side. I'm glad that was a mistake. That was on my list of things to bring up under new business. Question for the City Attorney, did I read this week that you are going to perfect a lien on the icehouse? City Attorney Carol Duncan said, we have filed a foreclosure in Circuit Court asking the court to force the sale of the property. Councilmember Moore asked, do we have a list or an idea of how many other properties that are currently or can we get a list maybe at the next couple of meetings that tell us how many we have liens on and where we are at on that? Ms. Duncan said, that would be a Scott Roper question, but I am sure we can. Councilmember Moore said, that made me think there are maybe several that are coming down the pipe that we are going to have to file foreclosure on and maybe several pieces of property that will be coming our way. What is the timeline on the icehouse foreclosure? Ms. Duncan said, I mean it is hard to say. Right now, I don't know that they have been served. I was kind of hoping that they would be served before it was on the front page of the newspaper, but they were not. So, they are being a little difficult to locate at the moment. So, that kind of affects our timeline. Councilmember Moore asked, do you estimate years or months. Ms. Duncan said, I would have never estimated that it would have taken so many years to bring down the icehouse and it did. So, I am hopeful for months, but if we have to have a hearing date in Circuit Court, that could take longer obviously based on the court schedule. Councilmember Moore said, I know we are in the process of revitalizing that corridor through there and the icehouse is a key component of it. So, the sooner the better I would think. If you or Roper can compile some idea of how many are coming down the pipe in the next 6 or 8 months that we have liens on that we are going to foreclose, I would like to have an idea of that too. Mayor Copenhaver said, thank you Councilmember.*

*Councilmember David McClain said, I will take a page out of Ann's book, we have talked about impact fees before. I know we haven't had any more conversations. Where are we on that and are we anticipating on doing some type of study to tell us where we should do them and what is a good idea as far as doing those? Mayor Copenhaver said, that is a great question and continuing up from what Ann had asked earlier, we had done a summation of that and what we can do is pile that together and present it to you on where they can be used and the process we have to go through in order to accomplish that. So, yeah, we will get you that information. Councilmember McClain said, okay.*

*Councilmember Dr. Anthony Coleman said, thank you. It is funny that I wrote down impact fees and we haven't even talked about it. I was real concerned with the things*

*Ms. Newton, who got up about Pacific, mentioned and I didn't say anything earlier, but that is in my area. And, several concerns, but drainage and our area is really growing really fast which is a good problem. But, the young man, Mr. Dunnam mentioned that the developer would consider recreational things or parks or something like that. I know that is one dire need we have in Ward 6. I don't know how that conversation needs to happen or who, but I think we need to get back at the table and not assume that it is just solely the city's responsibility to come up with parks and things like that. And, also ask our developers what they are willing to do from pocket parks to sidewalks, you know, things like that. We have to address that. I just want to make sure that I stated that openly so when you all have that discussion and please ask the developer straight up, you know, what are his plans in that regard? And, that also mentions that also deals with the MLK road. And, I haven't seen a whole lot or heard a whole lot about that completion. So, I would like to see where we are on that. The second thing I wanted to mention was I was just standing outside in front of the Chambers and there are a lot of dogs and other pets and other things that are coming around and we probably want to consider adding a little litter bag or something like that for that area. That is just a thought. I just sat there and saw at least six dogs come by doing their thing. Mayor Copenhagen said, well, we actually do have some dog bags back here. Councilmember Dr. Anthony Coleman said, I knew it was in the back, but I was talking about right here in front. Mayor Copenhagen said, in saying that, we are looking for, we do have a small area downtown that is being looked at for individuals downtown to be able to be able to take their dogs and utilize their facilities. So, it will be a small area, less than an acre somewhere around there that will give people an area to walk their dog to. Councilmember Dr. Anthony Coleman said, I was just saying maybe just the little stand up with the bags (doggie bags) because they are going to walk right here. You know, I saw at least 6 or 7 and I was standing out there maybe 20-25 minutes and saw that. It is just a suggestion. Thank you. Mayor Copenhagen said, thank you.*

*Councilmember LJ Bryant said, just a few things. Mayor, my birthday is in February. I saw Dr. Coleman got a \$3,000,000 pool for his birthday. So, I will be thinking about what I have in mind. But anyway, Mayor, thank you so much for coming to the Kids Chance event and Councilwoman Porter as well. And, I made kind of a joking reference to this at that event, I don't know what Benton County knows that we don't know, but that really worries me about their forecasting for next year on their budget knowing that they are a growing area like we are. So, I know as you look at the budget, I just hope we will be careful and not plan on more growth than what will actually be there.*

*Councilmember John Street said, I just want to thank Danny Kapales for all the work that they do. He was speaking earlier about the event at Southside Softball Complex this last weekend that we are always looking at for major draws to the city of people and he commented on how the restaurant they went to was fairly occupied. And, another event that we had that I was very proud of was that Jonesboro High School hosted a regional band competition. I say regional, but it was more than a regional band completion. We had everyone from the City of Jonesboro all the way to Hope, Arkansas. So, it was a big draw. Hundreds and hundreds, probably in the thousands of kids, parents, and all the schools that participated. So, I really appreciate the hard work and effort that goes into putting on that band competition. Paragould hosted a regional placement last night. They have got another competition this weekend and ASU hosts them. They don't get as much attention, maybe, as some of the sports, but the band activity around here is incredible and we have got some very talented kids and I just wanted to give them a little recognition for the hard work they do to support their schools. Mayor Copenhagen said, absolutely. And, if I can add to that, you were there as well as I. Councilmember Street said, I did see you there. Mayor Copenhagen said, they were recognized, the ASU band and they pulled forward the*

*kids out of the ASU band from Northeast Arkansas. And, out of the 200+ kids in the band, I would say 150 of them are at Arkansas State University. So, again, we build that program. Councilmember Street said, we are building that program. Mayor Copenhaver said, that is right. It is an excellent program.*

**10. PUBLIC COMMENTS**

**11. ADJOURNMENT**

**A motion was made by Councilperson Mitch Johnson, seconded by Councilperson Joe Hafner, 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**