



# City of Jonesboro

Municipal Center  
300 S. Church Street  
Jonesboro, AR 72401

## Council Agenda City Council

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Tuesday, November 18, 2025

5:30 PM

Municipal Center, 300 S. Church

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### **PUBLIC SAFETY COUNCIL COMMITTEE MEETING AT 5:00 P.M.**

*Council Chambers, Municipal Center*

#### **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**

#### **4. SPECIAL PRESENTATIONS**

**COM-25:048** PRESENTATION BY JOHN KEETING BAKER OF MITCHELL, SELIG, GATES & WOODYARD, P.L.L.C. REGARDING FOIA CHANGES

**Sponsors:** Mayor's Office

**Attachments:** [2025-07-10 FOIA Overview.pdf](#)

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

**MIN-25:097** MINUTES FOR THE CITY COUNCIL MEETING ON NOVEMBER 4, 2025

**Attachments:** [CC Minutes 11042025.pdf](#)

**RES-25:139** A RESOLUTION TO THE CITY OF JONESBORO, ARKANSAS TO AUTHORIZE THE MAYOR AND CITY CLERK TO ACCEPT A PERMANENT DRAINAGE EASEMENT FROM CHRISTOPHER AND MARILYN NEWSOME FOR THE PURPOSE OF CONSTRUCTING AND MAINTAINING DRAINAGE IMPROVEMENTS

**Sponsors:** Engineering

**Attachments:** [Permanent Drainage Easement - Newsome.pdf](#)

**Legislative History**

|         |                                   |                        |
|---------|-----------------------------------|------------------------|
| 11/4/25 | Public Works Council<br>Committee | Recommended to Council |
|---------|-----------------------------------|------------------------|

**RES-25:140** A RESOLUTION TO THE CITY OF JONESBORO, ARKANSAS TO AUTHORIZE THE MAYOR AND CITY CLERK TO ACCEPT A PERMANENT DRAINAGE EASEMENT FROM MICHAEL AND RAHEL CASTORENA FOR THE PURPOSE OF CONSTRUCTING AND MAINTAINING DRAINAGE IMPROVEMENTS

**Sponsors:** Engineering

**Attachments:** [Permanent Drainage Easement - Castorena.pdf](#)

**Legislative History**

|         |                                   |                        |
|---------|-----------------------------------|------------------------|
| 11/4/25 | Public Works Council<br>Committee | Recommended to Council |
|---------|-----------------------------------|------------------------|

**RES-25:161**

A RESOLUTION TO THE CITY OF JONESBORO, ARKANSAS TO AUTHORIZE THE MAYOR AND CITY CLERK TO ACCEPT A RIGHT-OF-WAY DEDICATION FROM ZP NO 319 LLC FOR THE PURPOSE OF CONSTRUCTING AND MAINTAINING ROADWAY IMPROVEMENTS

**Sponsors:** Engineering

**Attachments:** [ZP NO. 319, LLC - Right-Of-Way Dedication - 10.28.2025.pdf](#)

**Legislative History**

|         |                                   |                        |
|---------|-----------------------------------|------------------------|
| 11/4/25 | Public Works Council<br>Committee | Recommended to Council |
|---------|-----------------------------------|------------------------|

**RES-25:162**

A RESOLUTION BY THE CITY COUNCIL OF THE CITY OF JONESBORO, ARKANSAS TO ENTER INTO AN AGREEMENT WITH BAILEY CONTRACTORS, INC. TO PROVIDE CONSTRUCTION MANAGEMENT SERVICES FOR THE 911 AND REAL TIME CRIME CENTER PROJECT

**Sponsors:** Engineering

**Attachments:** [911 & RTCC Agreement - Bailey.pdf](#)

**Legislative History**

|          |                                               |                        |
|----------|-----------------------------------------------|------------------------|
| 11/13/25 | Finance & Administration<br>Council Committee | Recommended to Council |
|----------|-----------------------------------------------|------------------------|

**RES-25:163**

RESOLUTION BY THE CITY COUNCIL OF THE CITY OF JONESBORO, ARKANSAS, FOR THE CITY OF JONESBORO TO ENTER INTO AN AGREEMENT WITH THE NORTHEAST ARKANSAS INDUSTRIAL DEVELOPMENT COMMISSION (NAIDC) FOR FUNDING OF ECONOMIC DEVELOPMENT SERVICES

**Sponsors:** Mayor's Office

**Attachments:** [Contract City-NAIDC 2025-26 unsigned \(002\).pdf](#)

[NAIDC QTR 1 2025.pdf](#)

[NAIDC QTR 2 2025.pdf](#)

[NAIDC Report 3rd Quarter 2024.pdf](#)

[NAIDC Annual Report 2024.pdf](#)

**Legislative History**

|          |                                               |                        |
|----------|-----------------------------------------------|------------------------|
| 11/13/25 | Finance & Administration<br>Council Committee | Recommended to Council |
|----------|-----------------------------------------------|------------------------|

*RESOLUTIONS REMOVED FROM THE CONSENT AGENDA*

**RES-25:137**

RESOLUTION BY THE CITY COUNCIL OF THE CITY OF JONESBORO, ARKANSAS TO CONDEMN PROPERTY LOCATED AT: 233 S. Fisher St. Jonesboro, AR 72401: Parcel # 01-144073-17500

**Sponsors:** Code Enforcement

**Attachments:** [233 S Fisher Inspection Report.pdf](#)  
[233 S Fisher Pre-Condemnation Notice Affidavit.pdf](#)  
[233 S Fisher Pre-Condemnation Notice Returned Cert Letter.pdf](#)  
[233 S Fisher.png](#)

**Legislative History**

|          |                                    |                        |
|----------|------------------------------------|------------------------|
| 10/21/25 | Public Safety Council<br>Committee | Recommended to Council |
|----------|------------------------------------|------------------------|

**RES-25:138** RESOLUTION BY THE CITY COUNCIL OF THE CITY OF JONESBORO, ARKANSAS TO CONDEMN PROPERTY LOCATED AT: 505 W Woodrow St. Jonesboro, AR 72401: Parcel # 01-144073-17500

**Sponsors:** Code Enforcement

**Attachments:** [505 W Woodrow Board and Secure Affidavit.pdf](#)  
[505 W Woodrow Board and Secure Returned Cert Letter.pdf](#)  
[505 W Woodrow Inspection Report.pdf](#)  
[505 W Woodrow Pre-condemnation Notice Affidavit.pdf](#)  
[505 W Woodrow Pre-condemnation Notice Returned Cert Letter.pdf](#)  
[505 W Woodrow.png](#)

**Legislative History**

|          |                                    |                        |
|----------|------------------------------------|------------------------|
| 10/21/25 | Public Safety Council<br>Committee | Recommended to Council |
|----------|------------------------------------|------------------------|

**RES-25:165** RESOLUTION BY THE CITY COUNCIL OF THE CITY OF JONESBORO, ARKANSAS REQUESTING CITY WATER AND LIGHT (CWL) TO PROVIDE CONTRIBUTION COMMITMENTS TOWARD THE PURCHASE OF TWO NEW FIRE TRUCKS FOR THE JONESBORO FIRE DEPARTMENT

**Sponsors:** Mayor's Office and Fire Department

**Legislative History**

|          |                                               |                        |
|----------|-----------------------------------------------|------------------------|
| 11/13/25 | Finance & Administration<br>Council Committee | Recommended to Council |
|----------|-----------------------------------------------|------------------------|

## **6. NEW BUSINESS**

## **7. UNFINISHED BUSINESS**

### *ORDINANCES ON SECOND READING*

**ORD-25:033** AN ORDINANCE TO AMEND CHAPTER 6 - ALCOHOLIC BEVERAGES TO COMPLY WITH CHANGES TO THE ARKANSAS LAW REGARDING PRIVATE CLUB PERMITS

**Sponsors:** City Attorney's Office

**Attachments:** [Alcohol Permit Application 2025.docx](#)  
[Final Jonesboro Application for Change in Business Operation of Private Club \(\(](#)  
[Final Jonesboro Application for Transfer of Location of Private Club Permit.docx](#)

**Legislative History**

|          |                                    |                        |
|----------|------------------------------------|------------------------|
| 10/21/25 | Public Safety Council<br>Committee | Recommended to Council |
| 11/4/25  | City Council                       | Held at one reading    |

**ORD-25:037**

AN ORDINANCE TO AMEND CHAPTER 117 ARTICLE VIII, SECTION 117-324(g) TO REMOVE THE REQUIREMENT TO HAVE A VALID REGISTRATION OR LICENSE ON A BOAT, TRAILER, OR RECREATIONAL VEHICLE PARKED OUTDOORS ON RESIDENTIAL LOTS IN THE CITY OF JONESBORO

**Legislative History**

|          |                                    |                        |
|----------|------------------------------------|------------------------|
| 10/21/25 | Public Safety Council<br>Committee | Recommended to Council |
| 11/4/25  | City Council                       | Held at one reading    |

**ORD-25:038**

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

**Sponsors:** Engineering

**Legislative History**

|          |                                    |                        |
|----------|------------------------------------|------------------------|
| 10/21/25 | Public Safety Council<br>Committee | Recommended to Council |
| 11/4/25  | City Council                       | Held at one reading    |

**ORD-25:039**

AN ORDINANCE TO ADD SECTION 2-289 TO THE JONESBORO CODE OF ORDINANCES TITLED FIREFIGHTER BILL OF RIGHTS

**Sponsors:** Fire Department

**Attachments:** [Firefighter Bill of Rights.pdf](#)

**Legislative History**

|          |                                    |                        |
|----------|------------------------------------|------------------------|
| 10/21/25 | Public Safety Council<br>Committee | Recommended to Council |
| 11/4/25  | City Council                       | Held at one reading    |

***ORDINANCES ON THIRD READING*****ORD-25:035**

AN ORDINANCE FOR THE APPROVAL OF AN APPLICATION FOR A PRIVATE CLUB PERMIT TRANSFER OF LOCATION FOR THE PARSONAGE, LLC

**Attachments:** [Parsonage Private Club Transfer.pdf](#)  
[Receipt.pdf](#)

**Legislative History**

|          |              |                        |
|----------|--------------|------------------------|
| 10/21/25 | City Council | Held at one reading    |
| 11/4/25  | City Council | Held at second reading |

**8. MAYOR'S REPORTS****COM-25:050**

September 2025 Financials



Sponsors: Finance

Attachments: [September 2025 Financials.pdf](#)

**9. CITY COUNCIL REPORTS**

**10. PUBLIC COMMENTS**

**11. ADJOURNMENT**



# City of Jonesboro

300 S. Church Street  
Jonesboro, AR 72401

## Text File

File Number: COM-25:048

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**Agenda Date:** 11/18/2025

**Version:** 1

**Status:** To Be Introduced

**In Control:** City Council

**File Type:** Other  
Communications

PRESENTATION BY JOHN KEETING BAKER OF MITCHELL, SELIG, GATES &  
WOODYARD, P.L.L.C. REGARDING FOIA CHANGES

# OVERVIEW OF FOUR AREAS OF ARKANSAS' FREEDOM OF INFORMATION ACT (FOIA) STATUTE

## 1. PUBLIC MEETINGS

### *What the FOIA says:*

A “public meeting” is defined as the “*formal* gathering together, in a special or regular gathering, of a governing body, whether in person or remotely.” Ark. Code Ann. § 25-19-103(13)(A).

The definition of a “public meeting” does *not* include “a gathering together, whether in person or remotely, of the members of a governing body *to discuss* the settlement of a cause of action in a court ordered-alternative dispute resolution process, including without limitation a settlement conference or mediation.” Ark. Code Ann. § 25-19-103(13)(B).

The above definition of a “public meeting” does not embrace an informal gathering. An “informal gathering” is defined to mean “the gathering of two (2) or more members of a governing body outside of a public meeting.” Ark. Code Ann. § 25-19-103(8).

## 2. COMMUNICATIONS OUTSIDE OF A PUBLIC MEETING

*What does the FOIA say about members of a governing body communicating with one another or with staff or an agent of the governing body outside of a public meeting?*

1. He or she *cannot* participate in a communication with a staffer or an agent of the governing body (e.g., attorney of governing body) or another member of the governing body (written, oral, electronic, or otherwise) that is a *poll*. Ark. Code Ann. § 25-19-106(f)(1)(A).

What is a “poll?” A poll is a series of communications:

(A) Between:

- (i) One (1) or more persons paid by a public entity or agents or employees of that public entity; and
- (ii) One (1) or more members of the governing body of that public entity;

(B) Concerning any matter on which official action will foreseeably be taken by the governing body;

(C) To determine:

- (i) How the member of the governing body intends to vote; or
- (ii) Whether the member of the governing body supports or opposes certain proposed action by the governing body;

and

(D) For the purpose of exercising a responsibility, authority, power, or duty of the governing body. Ark. Code Ann. § 25-19-103(11).

2. He or she *cannot* engage in a “deliberation” with another member of the governing body. Ark. Code Ann. § 25-19-106(g).

“Deliberation” means an exchange of information or opinion between two (2) or more members of a governing body that: (A) seeks, discloses, or inquires about a decision by a member of the governing body concerning any matter on which official action will foreseeably be taken by the governing body or (B) solicits, discloses, or inquires about the support or opposition of a member of the governing body concerning any matter on which official action will foreseeably be taken by the governing body. Ark. Code Ann. § 25-19-103(4).

Examples of Violative “Deliberation” Communications:

### Example One

Governing Body Member One: “You comfortable with that big Penske contract?”

Governing Body Member Two: “Yes, I think I’m good with it.”

### Example Two

Governing Body Member One's response to a social media post on a site to which other governing body members have access: "I'm generally against long term contracts, but I pledge to fully study the Penske contract and do what is in the best interest of our City and its citizens."

3. He or she *cannot* communicate with another member of the governing body about a matter on which official action will foreseeably be taken by the governing body. Ark. Code Ann. § 25-19-106(f)(2)(A).
4. He or she *can* participate in a communication with anyone that deals with ministerial acts, like scheduling a public meeting or setting the agenda for a public meeting. Ark. Code Ann. § 25-19-106(f)(1)(B)(i).
5. He or she *can* communicate with a staffer or agent of the governing body or another member of the governing body about background and nondecisional information on a topic to be taken up by the governing body. Ark. Code Ann. § 25-19-106(f)(1)(C)(i) and (2)(B). "Background and nondecisional information" is defined to mean any information that is *not* "deliberation." Ark. Code Ann. § 25-19-103(1).
6. He or she *cannot* communicate with a staffer in such a way that the communication functionally conducts substantive business of the governing body concerning any matter on which official action would foreseeably be taken by the governing body. Ark. Code Ann. § 25-19-106(f)(1)(A)(ii).

### Example of Violative Communication:

Email from a staffer to members of governing body that says, "Okay, please let me hear back from you before this Friday if you have any concerns about my signing the contract on the Penske matter."

***What does the FOIA say about staffers or agents of the governing body communicating with a member of a governing body outside of a public meeting?***

1. A staffer or agent of a governing body *cannot* communicate to a member of the governing body how another member of the governing body intends to vote or whether he or she is supportive of or opposes a certain proposed action by the governing board. Ark. Code Ann. § 25-19-106(f)(1)(C)(ii).

***What civil remedy exists if a member of a governing body is found to have violated the above FOIA rules about communications and deliberations outside of a public meeting?***

1. A circuit court can invalidate any action the governing body took that is the direct or indirect result of the prohibited communication or deliberations that occurred in an informal meeting. Ark. Code Ann. § 25-19-106(i)(2).

### 3. NOTICES REQUIRED TO CONDUCT PUBLIC MEETINGS

#### *Regular Meetings*

Notice of the time and place of each *regular* public meeting shall be furnished to anyone who requests the information. The notice must be given at least three (3) days before the meeting takes place. Additionally, the time, place, most current agenda, and a link to any online participatory platform that may be used during the meeting, must be published online if the governing body maintains a website or social media page. Ark. Code Ann. § 25-19-106(b).

#### *Special or Emergency Meetings*

At least two (2) hours notice of the time and place of each *emergency or special* public meeting shall be furnished (by the person calling the meeting) to:

- i. the newspapers, radio stations, and television stations located in the county in which the meeting is to be held; and
- ii. any news media located elsewhere which covers regular meetings of the Commission and that have requested to be so notified of emergency or special meetings.

Additionally, at least two (2) hours before the emergency or special meeting, the time, place, most current agenda, and a link to any online participatory platform that may be used during the meeting, must be published online if the governing body maintains a website or social media page. Ark. Code Ann. § 25-19-106(b).

4. **PENALTIES**

Any person who negligently violates any of the provisions of the FOIA shall be guilty of a Class C misdemeanor. Ark. Code Ann. § 25-19-104. A Class C misdemeanor is punishable by up to 30 days in jail and a \$500 fine. Ark. Code Ann. §§ 5-4-201(b)(3) & 401(b)(3).

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# City of Jonesboro

300 S. Church Street  
Jonesboro, AR 72401

## Text File

File Number: MIN-25:097

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**Agenda Date:**

**Version:** 1

**Status:** To Be Introduced

**In Control:** City Council

**File Type:** Minutes

MINUTES FOR THE CITY COUNCIL MEETING ON NOVEMBER 4, 2025



# City of Jonesboro

Municipal Center  
300 S. Church Street  
Jonesboro, AR 72401

## Meeting Minutes City Council

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Tuesday, November 4, 2025

5:30 PM

Municipal Center, 300 S. Church

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### PUBLIC WORKS 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** 11 - Brian Emison;Chris Moore;Chris Gibson;David McClain;Joe Hafner;Kevin Miller;Anthony Coleman;Janice Porter;John Street;Charles Coleman and LJ Bryant

**Absent** 1 - Ann Williams

#### 4. SPECIAL PRESENTATIONS

##### [COM-25:047](#)

A PRESENTATION OF THE 2025 ARKANSAS RECREATION AND PARKS ASSOCIATION "FESTIVAL OF THE YEAR" AWARD FOR THE JOYFEST FESTIVAL

*Mayor Harold Copenhaver began Well, good evening, Council, and it's always a pleasure to stand before you, especially when we're bringing accomplishments among our community and their achievements. First of all, this evening, I'd like to recognize Parks & Recreation Director Danny Kapales, Downtown Jonesboro Alliance Executive Director Sarah Doss, Downtown Jonesboro Alliance Event Coordinator Sarah Rickert, and Parks & Recreation Parks Supervisor Adam Larson. So the reason these individuals are coming forward is because Danny, this year, attended the Arkansas Recreational Park Annual Conference. And in doing so, this group, due to their leadership, was recognized as Festival Event of the Year, 5-10 years. It's quite accomplishment. It's not just one year, but five to ten years. And so, for Joy Fest. So this is Jonesboro Parks and Recreation, and let me read this Proclamation on your behalf. Whereas, JoyFest is a collaborative effort between the City of Jonesboro Parks Recreation and the downtown Jonesboro Alliance. Whereas JoyFest began in 2019 with a 20 ft. Christmas tree, a Mayoral Proclamation and a simple refreshment table. That's all there was, right? I remember that. And has evolved to a premier Christmas celebration with a 55 ft. tree, corporate sponsors, and is attended by thousands of people. JoyFest continues to grow by incorporating Winter Wonderland and the JoyFest Tree Trail featuring vintage holiday scenery; Whereas the centerpiece of JoyFest is now a giant ferris wheel with tens of thousands of lights, skating, live music, life size snow globe, snow in the air, food trucks, and photo with Santa are features of the most wonderful time of the year festival. The Arkansas Recreation and Park Association recently awarded Jonesboro JoyFest Festival of the Year at their*

annual conference. JoyFest 2025 begins December 6th in downtown Jonesboro. So I, now therefore, Harold Copenhaver, Mayor of the City of Jonesboro and by the virtue of the city do declare December 6, 2025, as the official beginning of the season of JoyFest in Jonesboro, Arkansas. Congratulations to you all for making a wonderful event.

**Read**

[COM-25:046](#)

A PROCLAMATION RECOGNIZING THE SUCCESS OF JONESBORO TRAP TEAM MEMBERS AT THE AIM GRAND NATIONAL TRAPSHOOTING CHAMPIONSHIP

Mayor Harold Copenhaver said, now Council, you might also be wondering why the room is full this evening. Well, it is always a pleasure to see our youth in the community excel. And more importantly, for them to be recognized by their city for their achievements. So I'm proud this evening to bring forward and recognize the success of the Jonesboro Trap Team members at the AIM Grand National Trap Shooting Championship. It's always happy to see, I enjoy shooting myself, but I can't achieve the accomplishments that y'all are doing so keep up the good work and representing more importantly our community. So, I feel it's important that you be recognized for your efforts. The Jonesboro Trap Team recently completed the 2025 AIM Grand National Trap Shooting Championships Tournament in Sparta, Illinois. Youth compete as five person squads, both as individuals, and as squad, and all 30 team members came home with medals and no other organization competing had more winning squads. It says a lot. Good job, Joey. The JTT Young Guns were Runner Up, PreSub Champions for 9 to 11 year olds. The JTT Diamond State were Runner Up Sub Junior Champions for ages 12 to 15 year olds. The JTT Dirty Dusters, man I like these names. The Dirty Dusters placed 1st in the Sub Junior Class A Championship for ages 12 to 15 year olds. The JTT Uncoachables V3.0 placed 1st in the Junior Class B Championship for ages 15 to 18 years of age. And the JTT Another One Bites the Dust placed 1st in the Junior Gold Class D Championship for ages 18 to 21 year olds. Some of them are already off college. ASU Shooting Sports, coach by Jonesboro Trap Team, won Junior Gold Class A Runner up, tying for 1st place in ages 18 through 21 years old. Ten individual awards were also achieved and were acknowledged in this proclamation. Now, if you would, if you're here, I'm going to read a few names. Step forward once I read your name. High All Around, Pre-Sub Junior Class C Championship, Syllas Bass; Junior Gold Class C Champion, Hunter Walpole; Event One Handicap Championship, Pre-Sub Junior Champion, Falcon Thompson; Pre-Sub Junior 10th, Dutch Cox; Junior Gold 4th, Cole Cureton; Event Two Doubles Championship, Pre-Sub Class D Champion, Falson Thompson; Event Three Singles Championship, Pre-Sub Junior Champion, Dutch Cox; Pre-Sub Junior C Champion, Syllas Bass; Junior Gold Class C Champion, Hunter Walpole; and High Sub Junior Lady champion, Piper Smith. Congratulations to all of y'all. So I now therefore Mayor Harold Copenhaver by the City of Jonesboro and by virtue of the authority vested in me by the laws of the state of Arkansas, do hereby proclaim November 4, 2025 Jonesboro Youth Shooting Sports Day. Congratulations, everybody. All right, counsel, thank you very much for allowing us to have that time and to show off some members of our community. I always think that's very important when they achieve it in such a high level.

**Read**

## **5. CONSENT AGENDA**

*Approval of the Consent Agenda*

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

**Aye:** 11 - Brian Emison;Chris Moore;Chris Gibson;David McClain;Joe Hafner;Kevin Miller;Anthony Coleman;Janice Porter;John Street;Charles Coleman and LJ Bryant

**Absent:** 1 - Ann Williams

[MIN-25:093](#)

MINUTES FOR THE CITY COUNCIL MEETING ON OCTOBER 21, 2025

**Attachments:** [CC Minutes 10212025.pdf](#)

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

[RES-25:160](#)

RESOLUTION BY THE CITY COUNCIL OF THE CITY OF JONESBORO, ARKANSAS, TO PLACE A MUNICIPAL LIEN ON PROPERTY LOCATED AT 1500 DANNY DRIVE, PARCEL 01-144214-10600, OWNED BY KEVIN & TONYA LYLES IN THE AMOUNT OF \$4,220.80

**Attachments:** [01. 1500 Danny Notice of Violation.pdf](#)  
[02. 1500 Danny Billing Request.pdf](#)  
[03. 1500 Danny Demo Invoice.pdf](#)  
[04. 1500 Danny Council Notice.pdf](#)

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

Enactment No: R-EN-170-2025

**6. NEW BUSINESS**

***ORDINANCES ON FIRST READING***

[ORD-25:033](#)

AN ORDINANCE TO AMEND CHAPTER 6 - ALCOHOLIC BEVERAGES TO COMPLY WITH CHANGES TO THE ARKANSAS LAW REGARDING PRIVATE CLUB PERMITS

**Attachments:** [Alcohol Permit Application 2025.docx](#)  
[Final Jonesboro Application for Change in Business Operation of Private Club](#)  
[Final Jonesboro Application for Transfer of Location of Private Club Permit.docx](#)

*Councilmember John Street motioned, seconded by Councilmember Brian Emison, to suspend the rules and offer ORD-25:033 by title only. All voted aye.*

**Held at one reading**

[ORD-25:037](#)

AN ORDINANCE TO AMEND CHAPTER 117 ARTICLE VIII, SECTION 117-324(g) TO REMOVE THE REQUIREMENT TO HAVE A VALID REGISTRATION OR LICENSE ON A BOAT, TRAILER, OR RECREATIONAL VEHICLE PARKED OUTDOORS ON RESIDENTIAL LOTS IN THE CITY OF JONESBORO

*Councilmember John Street motioned, seconded by Councilmember Brian Emison, to suspend the rules and offer ORD-25:037 by title only. All voted aye.*

Councilmember David McClain said, I just I went back and I watched our public safety meeting and I was trying to make sure I understand correctly. Carol, if you don't mind, just touch on how this is differs from the state. The state requires you to register your boat trailer as well as RV. Mayor Copenhaver said, Brian, if you would. City Attorney Carol Duncan responded, or Roper. Councilmember McClain said, I just want to make sure. Ms. Duncan said, you do have to register it to drive it on the roadway, just to be clear. Councilmember McClain said, right, but I'm saying, so sitting in my yard, how long of a time are we talking about that someone does not have to. Chief Administration Officer Brian Richardson said, well, it's kind of a layered question. One, Code Enforcement has plenty of tools to stop blight if it is a blighted situation, but two, if you look at say, ATV's or UTV's, most people don't get those actually registered, as this ordinance would imply that you have to do. I've got a couple of four wheelers and I don't think any of them are registered. They are titled, but not actually registered for, you know, state park use or federal land use. Secondly, you know, if you go buy a boat, most of your boat trailer tags are permanent tags. So, that's really not an issue, but if you've got a boat that you have a used in four, five, six years, the registration may be out of date. It doesn't mean it's a blighted thing. I mean, I've seen some pretty nice boats that don't have in-date tags, but it just really kind of better defines, with consistency, when you compare it with the automobile ordinances what is considered a blighted vehicle, tags are not a part of that equation. It has to have other multiple components that are wrong with it. So this ordinance just kind of makes it more consistent with the way that we treat vehicles when it comes to boat trailers and UTV's. And, you know, it maybe not all that relevant in the city of Jonesboro, but on some property that are larger, somebody may have a utility trailer that never leaves the property, but is used to haul firewood around or hayrides or whatever that may be. This just removes the fact that a perfectly fine trailer may not be registered. It may not be used for street use, but it somehow be against city code ordinances and it just give better direction, our enforcement officers that address blight, not necessarily technicalities. Ms. Duncan replied, but to be clear, if it's used on the street, it has to comply with all of the other. Councilmember McClain said, right, correct. I just didn't want people to have an unregistered trailer or something like that, and then all of a sudden they are on the road. And, then they say the city says, I don't have to. Ms. Duncan said, no, that is not what this says. Councilmember McClain said, thank you.

Patti Lack, 4108 Forest Hill Road, said, I was wondering if Scott could come up here because I tried looking at the 17-324 to look at saying that nothing else in that was going to change. I'd like to know what the ordinance is that if someone has a trailer parked out in the front of their yard, how long can it stay there without someone calling Code Enforcement or do we call? We have that right. How long can that car or a trailer be parked in front of a house, even whether it's registered or not registered without making kind of, why aren't they moving it? Code Enforcement Director Scott Roper said, this has absolutely nothing to do with where trailers are parked. There are ordinances in place that dictate where trailers can be parked and where they can't. It's the same with vehicles. Whether they are inoperable or parked, we can deal with those. This has nothing to do, this is strictly talking about registration of trailers. Mayor Copenhaver said, thank you.

Tommy Lackey, 1003 W. Matthews, said, I'm listening to this. If a car or truck or trailer sitting out in the street, it's not sitting in the yard, if it's sitting in the street, then it would have to be licensed? Ms. Duncan said, right, it has to follow the rules of the state. Mr. Lackey continued, so, just if it's sitting in the street, it can't set there. I mean, that's the way I understand it. I don't know if I am clarifying it for anybody or not. Ms. Duncan continued, I mean, there could be other things that affect it sitting in the street, whether it's legal to park a trailer there or not, there are other ordinances that

*deal with that, and other state laws that deal with that. This only applies to whether it has to have a tag. Mr. Lackey said, if they're in the yard. Ms. Duncan replied, well, if they're in the street, they have to have a tag because they are on the street. Mr. Lackey said, that's the clarification I was curious about. Thank you. Mayor Copenhagen said, thank you.*

**Held at one reading**

[ORD-25:038](#)

AN ORDINANCE BY 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 L.J. Bryant, to suspend the rules and offer ORD-25:038 by title only. All voted aye.*

**Held at one reading**

[ORD-25:039](#)

AN ORDINANCE TO ADD SECTION 2-289 TO THE JONESBORO CODE OF ORDINANCES TITLED FIREFIGHTER BILL OF RIGHTS

**Attachments:**     [Firefighter Bill of Rights.pdf](#)

*Councilmember John Street motioned, seconded by Councilmember L.J. Bryant, to suspend the rules and offer ORD-25:039 by title only. All voted aye.*

**Held at one reading**

## **7. UNFINISHED BUSINESS**

### **ORDINANCES ON SECOND READING**

[ORD-25:035](#)

AN ORDINANCE FOR THE APPROVAL OF AN APPLICATION FOR A PRIVATE CLUB PERMIT TRANSFER OF LOCATION FOR THE PARSONAGE, LLC

**Attachments:**     [Parsonage Private Club Transfer.pdf](#)  
                              [Receipt.pdf](#)

**Held at second reading**

### **ORDINANCES ON THIRD READING**

[ORD-25:034](#)

AN ORDINANCE AUTHORIZING MID-SOUTH AUTO SERVICE TO DO BUSINESS WITH THE CITY OF JONESBORO

*Councilmember L.J. Bryant said, Mayor, could you just fill in the blank here on this one, for us? Mayor Harold Copenhagen asked, Steve, would you like to come forward on this authorizing Jonesboro Auto Service? Finance Director Steve Purtee said, Yes, sir. What was the question exactly? Councilmember Bryant said, yeah, I mean, I see he's a city employee, and we're going to maybe do business with him, but kind of, is he a full time city employee? Like, can you color the picture for me a little bit? Mr. Purtee replied, well, in all situations, we would have any individual or entity that might have a conflict of interest would come before this council for approval of an ordinance, adopt an ordinance to do business with that entity or person or individual. This particular individual, we've done work with them for quite some time. They are now an employee, so we're just doing the work to adopt this ordinance so that we can continue*

*doing business with that individual. It's a situation where there have not been any issues relative to the work, the degree of the work being performed, or the expense of it relative to other situations we have. So it's just simply gratifying that we can continue to do business with this person. Mayor Copenhaver said, and that employee is Justin Tittle. He is the owner and he owns an interest in Mid-South Auto Service just for clarification for the public.*

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

**Aye:** 10 - Brian Emison; Chris Moore; Chris Gibson; David McClain; Joe Hafner; Kevin Miller; Anthony Coleman; Janice Porter; John Street and Charles Coleman

**Nay:** 1 - LJ Bryant

**Absent:** 1 - Ann Williams

Enactment No: O-EN-038-2025

## **8. MAYOR'S REPORTS**

*Mayor Harold Copenhaver reported on the following:*

*So once again, good evening everyone. In addition to tonight's agenda items and proclamations, I have a few updates that I think you'll enjoy hearing about.*

*Last week, I had the honor of speaking at the Arkansas Department of Transportation Conference, which was held right here in our hometown. We had more than 400 attendees exactly. I think we had 450 attendees for the conference. It's first time that ARDOT has held a statewide conference and it's right here in your own community. Many visiting Jonesboro for the very first time. It was a great opportunity for us to showcase what makes our community so special. From a beautiful Arkansas State University campus to our growing downtown to even our shooting range and recreational areas. Let me go into a little bit more detail. Also, what that meant was that we have the opportunity to provide a showcase area for many of ARDOT employees that have never been here. About 25% have never been in Northeast Arkansas much less Jonesboro. So their first impressions were very keen and obviously the people had a lot to do with it, but more importantly, Jared Wiley is the Executive Director now of ARDOT. He's an ASU graduate. And many of his team members are also Arkansas State University graduates. So I'm excited that through the years and a little bit of prodding through the City of Jonesboro, ARDOT is now going to be opening an office right here in Jonesboro. It's their only office outside of Little Rock and Fayetteville, and it's a big deal for us, a big deal. It's going to be mainly housed with engineers and with that, hopefully can expedite northeast Arkansas projects. So this is very important to the growth, not only continued growth of Jonesboro, Arkansas, but Northeast Arkansas. So we appreciate the investment that ARDOT sees in Jonesboro and Northeast Arkansas. And we're looking forward to many good plans in the future.*

*We also had the pleasure of welcoming a new national organization to town, the United Breast Cancer Foundation. This nonprofit provides incredible support for patients and families by helping with everyday essentials and emotional care. Their ribbon cutting was a heartfelt event. And we're so proud that they have chosen Jonesboro to make it their new home and they'd come all the way from New Jersey. But, more importantly, I think the one thing that was really reiterated by their Executive Director was the fact that the people in Jonesboro is what made it a reality for them to call it their home.*

*We've already mentioned JoyFest, which is coming up soon, but we just wrapped up also a fun filled Halloween week. Rain or Shine, the Jonesboro Police and Fire Departments, hosted their annual trunk or treat downtown. And thousands of kids turned out. I was blown away. I really appreciate the efforts of our community members that weathered the storm from 2:00 to 3:00 p.m. in the afternoon preparing hot dogs, hot chocolate, and everything else for many of our youth. We anticipated about 4,000-5,000 youth turned out for the event. So again, volunteers stepped up, and without them, we couldn't have had that happen. So the community spirit is something that we can all be proud of.*

*There were also Halloween celebrations around town Friday, including Pathways and Arisa Health. I had the privilege of helping judge both a costume contest and a chili cook off that day. And, I have to admit, the chili was a little tough, but it was tasty. Tony Thomas, kind of, he didn't inform me that there was going to be a chili contest, but he was a judge as well, and he broke out in sweat, so that was a pleasure for me to see.*

*The weekend stayed busy with the Renaissance Fair at Craighead Forest Park, from when I saw the event was really growing. It's wonderful to see so many people getting into the spirit of jousting and enjoying our park. We had several thousands people attend that from Friday through Sunday afternoon.*

*Saturday, we held our annual Veteran's Day Parade. You know, I've been attending that parade for over 15 years, and I'll be honest with you, I'm seeing a decline in our veterans, in the community that are present. World War II veterans are no longer present. Our veterans, from other wars are diminishing in size. So it reminds me of the importance of what we do for our veterans and our community, and as long as I'm mayor, we're going to support, we're going to do everything we can for second chance opportunities and provide the best that we can for our veterans.*

*Finally, I'd like to offer a congratulations to Scott Hollingshead in our Maintenance Department for being selected as Employee of Month, and it's again, sponsored by First Security Bank. Scott's dedication and hard work truly make a difference and we're lucky to have him on the team. So thank you for our all continuing to make Jonesboro such a vibrant and welcoming place.*

*There's several other things that I'd like to mention. Number one, I'm really excited to say I just got confirmation. I'll be making an announcement of a new Director of our Grants Department, hopefully by the end of the week, but I have confirmed that, and so I'm looking forward to the assistance of that individual to help move our community forward.*

*Also, I would like all of us and many of us are well aware of the passing former Mayor Harold Perrin's daughter. Keep him and his wife and the rest of their family in your prayers. We need to continually pray for them as they go through some dark times. So we need their recovery. So please pray.*

*Now, Council, I want to say just a few more words. A recent post has been circulating around social media sites implying that city officials and staff were served by U.S. marshals recently. That did not happen. Similar posts began appearing more than three years ago when Council was in the process of creating the animal rides and exhibits ordinance that was eventually unanimously passed. The ordinance requires that any person, vendor, group, or business wishing to charge a fee, seek monetary donations, or receive any financial benefit for any other activities associated with*



*animal rights or displaying of animals in the city have liability insurance in case someone gets hurt, and permission of that property owner that the rides or exhibits are being held at. The city has and will continue to promote legislation that protects the people and property owners of Jonesboro. Sadly, because of these posts against the good people of our Animal Services Department and multiple local animal support agencies, there will be no low cost animal shot clinics in November or December in an effort to not unfairly place volunteers in a position where they do not become a target of misinformation and attacks. Due to the facts that three years ago a lawsuit was filed, I will defer to any other question to the Arkansas Municipal League Legal Counsel.*

*Also, following a recent Public Safety Center Task decision to endorse construction of the E-911 Real Time Crime Center facility on the 400 block of West Washington, the new legislative step will be to approve a construction manager for the project at the Washington site. For clarity, had the property on Caraway been recommended by the task force, a contract to purchase the land would have been submitted to Council for approval. That legislative step is not necessary since the city owns the Washington location. The request for qualifications, which many of you know, Council, is an RFQ process. How the city selects a construction manager was completed just yesterday in accordance with our professional services guidelines and will be considered by the Finance Committee on November 13th, and if approved, City Council on November 18th.*

*So I will close by saying that I've been asked by multiple residents what they could do to dispel rumors and attacks they see circulating on various topics. My response is that any time, any time you hear something that you are concerned about, do the research yourself, and don't assume what you read is true. Jonesboro is not the exception to misinformation plagued across our country. It just hits harder when you see wonderful people doing wonderful things, and they are targeted because of someone's self-interest.*

## **9. CITY COUNCIL REPORTS**

*City Clerk April Leggett said, I would like to mention that the Finance Committee Meeting should be moved from Tuesday to Thursday. Due to Veteran's Day on Tuesday, we normally have our meetings on Thursday and I just want to make sure that people know that. It's in our rules. Ms. Duncan said it's in our rules and happens automatically when it is a federal holiday. Mayor Copenhagen said, did y'all hear that? Okay, Finance meeting will be on Thursday versus Tuesday of next week.*

*Councilmember John Street said, I'd just like to add on what you said, Mayor, the inaugural Arkansas Transportation Summit was well attended. I made all four days of that. We were represented fairly well by people on both the Policy Committee and Tech Advisor Committee. And Craig Light and Derrel Smith both were in attendance. They really enjoyed their time in Jonesboro. A lot of them, like you said, hadn't been here. They were very impressed. Lee Wells and them did a great job hauling them around on the trolleys. They really enjoyed those. That's the first time they'd seen those, so they really liked them too. Even, I know Jesse Jones with the Highway Department, some of the people you said, you know, hadn't seen them yet. They rode on them and enjoyed them as well. But it was really good and Jared Wiley was tickled to death. He said he intentionally brought that here because of his association with our Arkansas State University and Jonesboro and he really likes Jonesboro. A lot of his staff are graduates from the engineering program at Arkansas State. But he wanted to showcase and highlight Jonesboro and I think he did a good job. But it was really, I*

have to say this about Marvin Day. His Bridge, County Bridge Operation, I mean, man, there's a bunch of them from ARDOT went and toured that. They're looking at possibly adopted something like that on the state side, but they were very complimentary of the Bridge Program as well. But it really was a great conference. I asked him if he would bring it back. He said he see would see what he could do. Everybody did enjoy it and Jonesboro welcomed them and showed them every hospitality. So it was it was really neat. Mayor Harold Copenhaver said, well, we can we can't bring people to our community, John, unless we have good highways to do it. Councilmember Street replied, that's true. Mayor Copenhaver continued, and so that partnership is very key and evident. So I appreciate the technology that they also brought. There was a lot of new innovative systems out there from hard braking to monitoring. A lot of our community that we can do to expedite things for safety. Councilmember Street said, well, something else, they did an analysis on Jonesboro access in and about the city and believe it or not, we have one of the best accesses throughout the city of any city in the state. They said for many destination or any origin that origination to a destination, the typical in Jonesboro was 15 minutes. 15 minutes. Now, I know that sounds light when you're in high traffic, going across town, but I've checked it several times this week because that even blew me away a little bit, but pretty much you can get anywhere you want to go around town in 15 minutes. So, I told my wife to quit complaining about traffic. It's good to have that problem. When you're out there and you see that traffic. There are a lot of cities around northeast Arkansas that would love to have that traffic problem. So we're blessed, but everybody really enjoyed it, and they like the people in Jonesboro. It was a really good event. Mayor Copenhaver said, thank you for your attendance.

Councilmember Chris Gibson said, just real quick, Mr. Rickert, the Executive Director for the A&P Commission was here earlier and he shared with several of us that they did pour the side walls on the competition pool at the Ridge Athletic Center today and walls will start going up as early as next week. So exciting times for sports in Jonesboro.

Councilmember Chris Moore said, just a comment for the City Attorney. Carol, would you give us another written update of the cases we have going on? Maybe provide the whole Council with kind of a summarizing of where we are at. Ms. Duncan said, absolutely, we will get that done for the next meeting. Councilmember Moore said, thank you, ma'am. Mayor Copenhaver said, thank you, Councilman.

Councilmember Brian Emison said, yes, I just wanted to say thank you to Mayor for clarification on the status of the task force and our next steps moving forward. Also, didn't mention this in the past City Council meeting, but just wanted to say thank you to the members of that task force and for the hard work that each and every one of y'all did along with the individuals from the city's administration that got us answers to all of our questions. It made making that decision a lot easier having up to date information and being able to render a recommendation. And I just wanted to say, thank you once again and I apologize for any miscommunication on that, of course, no matter either direction that we took as far as action from the task force, it was going to have different legislative lines that it had to take. So saying that we were going to have a full vote on that at this meeting that was due to the answer that the task force had recommended was not the path that that legislation had to follow. So I just wanted to say thank you to everybody once again. Mayor Copenhaver replied, but again, I want to follow up too and just say thank you again for the councilmembers that served and you are honorable in that, and we were fully transparent. So I appreciate all that. Thank you.

Councilmember Janice Porter said, as of last night, I'm a graduate of the Citizens Police Academy. I want to take this opportunity to thank JPD for an excellent introduction to their operations. The 13 week curriculum is both interesting and informative. Thank you for providing this excellent outreach to the community. City Attorney Carol Duncan asked, are you going to suit up with the Fire Department next? Councilmember Porter said, I have to be impartial don't I? City Clerk April Leggett said, you will enjoy both. Mayor Copenhaver said, thank you councilman. I think you were a graduate of the 20th class. And if I'm not mistaken, that's over 400 now. Yeah, it's pretty amazing. That's great. And like I said, I'm also so proud to see the Fire Department has initiated that as well.

#### **10. PUBLIC COMMENTS**

Tommy Lackey, 1003 West Matthews, said, you know, I come from that age where I started with a slide rule and I'm using a computer now. Where do I go to, to find out about the thing where it had been accepted and that the 911 Center was going to be at? What website would I have gone to? I read it in the newspaper. Mayor Harold Copenhaver said, that's on our city website. If you want to want to come up to our office, then we'll be happy to show you exactly how to access that. Mr. Lackey said, no, if it's on the website and it's been there all this time, I've totally overlooked it. City Clerk April Leggett replied, we have social media sites like Facebook that has the video. Facebook has a video that you can watch for the City of Jonesboro. Mr. Lackey said, okay. I guess I have gone to the wrong location. Ms. Leggett said, the communications department will have it. We also have, the City Clerk's Office has the legislation called Legistar. Mr. Lackey said, okay, that's fine. All I want to know is the website. Ms. Leggett replied, it is on the City of Jonesboro website that you can go to. Mr. Lackey said, like I said, I saw it on the news. That's what I'm curious about. And, Ms. Carol, I didn't understand earlier about cars parked on the street and you clarified that for me. Thank you. Ms. Duncan replied, glad I could help.

#### **11. ADJOURNMENT**

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

**Aye:** 11 - Brian Emison;Chris Moore;Chris Gibson;David McClain;Joe Hafner;Kevin Miller;Anthony Coleman;Janice Porter;John Street;Charles Coleman and LJ Bryant

**Absent:** 1 - Ann Williams

\_\_\_\_\_ Date: \_\_\_\_\_

**Harold Copenhaver, Mayor**

**Attest:**

\_\_\_\_\_ Date: \_\_\_\_\_

**April Leggett, City Clerk**



# City of Jonesboro

300 S. Church Street  
Jonesboro, AR 72401

## Text File

File Number: RES-25:139

**Agenda Date:**

**Version:** 1

**Status:** Recommended to  
Council

**In Control:** Public Works Council Committee

**File Type:** Resolution

A RESOLUTION TO THE CITY OF JONESBORO, ARKANSAS TO AUTHORIZE THE MAYOR AND CITY CLERK TO ACCEPT A PERMANENT DRAINAGE EASEMENT FROM CHRISTOPHER AND MARILYN NEWSOME FOR THE PURPOSE OF CONSTRUCTING AND MAINTAINING DRAINAGE IMPROVEMENTS

WHEREAS, the City of Jonesboro, Arkansas desires to accept the following described easement for the purpose of constructing and maintaining drainage improvements:

PART OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 10, TOWNSHIP 14 NORTH, RANGE 04 EAST, CRAIGHEAD COUNTY, ARKANSAS, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE CENTER QUARTER CORNER OF SECTION 10, TOWNSHIP 14 NORTH, RANGE 04 EAST, CRAIGHEAD COUNTY, ARKANSAS; THENCE NORTH 00°53'13" EAST, 124.39 FEET; THENCE NORTH 89°59'24" WEST, 229.75 FEET; THENCE SOUTH 88°47'49" WEST, 105.88 FEET; THENCE NORTH 00°47'00" EAST, 106.87 FEET TO THE POINT OF BEGINNING PROPER; THENCE NORTH 00°47'00" EAST, 106.86 FEET; THENCE NORTH 67°21'03" EAST, 114.97 FEET; THENCE SOUTH 00°42'36" WEST, 16.34 FEET; THENCE SOUTH 67°12'30" WEST, 109.66 FEET; THENCE SOUTH 00°47'00" WEST, 92.38 FEET; THENCE NORTH 89°13'00" WEST, 5.00 FEET TO THE POINT OF BEGINNING PROPER, CONTAINING 2,198 SQ. FT., MORE OR LESS, SUBJECT TO ALL RIGHTS-OF WAY AND EASEMENTS OF RECORD.

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

Section 1. The Mayor and City Clerk are hereby authorized by the City Council for the City of Jonesboro, Arkansas to accept the easement described above.

Return recorded document to:  
CITY OF JONESBORO  
300 South Church Street  
JONESBORO, AR 72401

The above space is reserved for Craighead County recording information.

## PERMANENT DRAINAGE EASEMENT

### KNOW ALL MEN BY THESE PRESENTS:

For good and valuable consideration acknowledged being of value by the Grantors, receipt of which is hereby acknowledged, the undersigned GRANTORS **CHRISTOPHER AND MARILYN NEWSOME**, do hereby grant, convey and release unto City of Jonesboro, Jonesboro, Arkansas and unto its successors and assigns, an easement and right of entry in, over and across the following described land situated in the City of Jonesboro, County of Craighead, State of Arkansas, to-wit:

**PART OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 10, TOWNSHIP 14 NORTH, RANGE 04 EAST, CRAIGHEAD COUNTY, ARKANSAS, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:**

**BEGINNING AT THE CENTER QUARTER CORNER OF SECTION 10, TOWNSHIP 14 NORTH, RANGE 04 EAST, CRAIGHEAD COUNTY, ARKANSAS; THENCE NORTH 00°53'13" EAST, 124.39 FEET; THENCE NORTH 89°59'24" WEST, 229.75 FEET; THENCE SOUTH 88°47'49" WEST, 105.88 FEET; THENCE NORTH 00°47'00" EAST, 106.87 FEET TO THE POINT OF BEGINNING PROPER; THENCE NORTH 00°47'00" EAST, 106.86 FEET; THENCE NORTH 67°21'03" EAST, 114.97 FEET; THENCE SOUTH 00°42'36" WEST, 16.34 FEET; THENCE SOUTH 67°12'30" WEST, 109.66 FEET; THENCE SOUTH 00°47'00" WEST, 92.38 FEET; THENCE NORTH 89°13'00" WEST, 5.00 FEET TO THE POINT OF BEGINNING PROPER, CONTAINING 2,198 SQ. FT., MORE OR LESS, SUBJECT TO ALL RIGHTS-OF WAY AND EASEMENTS OF RECORD.**

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

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

IN WITNESS WHEREOF, the GRANTORS have executed this instrument on the 2nd day of October, 2025.

BY:

Signature: Christopher Newsome

Name: Christopher Newsome

Title: owner

BY:

Signature: Marilyn Newsome

Name: Marilyn Newsome

Title: owner

ACKNOWLEDGMENT

STATE OF ARKANSAS.

COUNTY OF CRAIGHEAD.

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

WITHESS my hand and seal this 2 day of OCT, 20 25.

Notary Public (Signature): M. Morris.

My Commission Expires: 4/20/27.





# City of Jonesboro

300 S. Church Street  
Jonesboro, AR 72401

## Text File

File Number: RES-25:140

**Agenda Date:**

**Version:** 1

**Status:** Recommended to  
Council

**In Control:** Public Works Council Committee

**File Type:** Resolution

A RESOLUTION TO THE CITY OF JONESBORO, ARKANSAS TO AUTHORIZE THE MAYOR AND CITY CLERK TO ACCEPT A PERMANENT DRAINAGE EASEMENT FROM MICHAEL AND RAHEL CASTORENA FOR THE PURPOSE OF CONSTRUCTING AND MAINTAINING DRAINAGE IMPROVEMENTS

WHEREAS, the City of Jonesboro, Arkansas desires to accept the following described easement for the purpose of constructing and maintaining drainage improvements:

PART OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 10, TOWNSHIP 14 NORTH, RANGE 04 EAST, CRAIGHEAD COUNTY, ARKANSAS, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE CENTER QUARTER CORNER OF SECTION 10, TOWNSHIP 14 NORTH, RANGE 04 EAST, CRAIGHEAD COUNTY, ARKANSAS; THENCE NORTH 00°53'13" EAST, 124.39 FEET; THENCE NORTH 89°59'24" WEST, 229.75 FEET; THENCE SOUTH 88°47'49" WEST, 105.88 FEET; THENCE NORTH 00°47'00" EAST, 106.87 FEET TO THE POINT OF BEGINNING PROPER; THENCE NORTH 89°13'00" WEST, 10.00 FEET; THENCE NORTH 00°47'00" EAST, 102.52 FEET; THENCE NORTH 67°21'03" EAST, 10.90 FEET; THENCE SOUTH 00°47'00" WEST, 106.86 FEET TO THE POINT OF BEGINNING PROPER, CONTAINING 1,047 SQ. FT., MORE OR LESS, SUBJECT TO ALL RIGHTS-OF WAY AND EASEMENTS OF RECORD.

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

Section 1. The Mayor and City Clerk are hereby authorized by the City Council for the City of Jonesboro, Arkansas to accept the easement described above.



## PERMANENT DRAINAGE EASEMENT

### KNOW ALL MEN BY THESE PRESENTS:

For good and valuable consideration acknowledged being of value by the Grantors, receipt of which is hereby acknowledged, the undersigned GRANTORS **MICHAEL AND RAHEL CASTORENA**, do hereby grant, convey and release unto City of Jonesboro, Jonesboro, Arkansas and unto its successors and assigns, an easement and right of entry in, over and across the following described land situated in the City of Jonesboro, County of Craighead, State of Arkansas, to-wit:

**PART OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 10, TOWNSHIP 14 NORTH, RANGE 04 EAST, CRAIGHEAD COUNTY, ARKANSAS, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:**

**BEGINNING AT THE CENTER QUARTER CORNER OF SECTION 10, TOWNSHIP 14 NORTH, RANGE 04 EAST, CRAIGHEAD COUNTY, ARKANSAS; THENCE NORTH 00°53'13" EAST, 124.39 FEET; THENCE NORTH 89°59'24" WEST, 229.75 FEET; THENCE SOUTH 88°47'49" WEST, 105.88 FEET; THENCE NORTH 00°47'00" EAST, 106.87 FEET TO THE POINT OF BEGINNING PROPER; THENCE NORTH 89°13'00" WEST, 10.00 FEET; THENCE NORTH 00°47'00" EAST, 102.52 FEET; THENCE NORTH 67°21'03" EAST, 10.90 FEET; THENCE SOUTH 00°47'00" WEST, 106.86 FEET TO THE POINT OF BEGINNING PROPER, CONTAINING 1,047 SQ. FT., MORE OR LESS, SUBJECT TO ALL RIGHTS-OF WAY AND EASEMENTS OF RECORD.**

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

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

IN WITNESS WHEREOF, the GRANTORS have executed this instrument on the 02 day of OCTOBER, 2025.

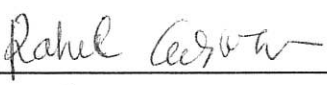
BY:

Signature: 

Name: MICHAEL CASTORENA

Title: \_\_\_\_\_

BY:

Signature: 

Name: Rahel Castorena

Title: \_\_\_\_\_

ACKNOWLEDGMENT

STATE OF ARKANSAS.

COUNTY OF CRAIGHEAD.

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

WITHESS my hand and seal this 2 day of OCTOBER, 20 25.

Notary Public (Signature): M. Morris.

My Commission Expires: 4/20/27.





# City of Jonesboro

300 S. Church Street  
Jonesboro, AR 72401

## Text File

File Number: RES-25:161

**Agenda Date:**

**Version:** 1

**Status:** Recommended to  
Council

**In Control:** Public Works Council Committee

**File Type:** Resolution

A RESOLUTION TO THE CITY OF JONESBORO, ARKANSAS TO AUTHORIZE THE MAYOR AND CITY CLERK TO ACCEPT A RIGHT-OF-WAY DEDICATION FROM ZP NO 319 LLC FOR THE PURPOSE OF CONSTRUCTING AND MAINTAINING ROADWAY IMPROVEMENTS

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

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

BEGINNING AT THE NORTHWEST CORNER OF SECTION 16, TOWNSHIP 14 NORTH, RANGE 04 EAST, JONESBORO, CRAIGHEAD COUNTY, ARKANSAS; THENCE SOUTH 89°58'10" EAST, 1144.10 FEET; THENCE SOUTH 27°45'56" EAST, 156.40 FEET TO THE POINT OF BEGINNING PROPER; THENCE NORTH 53°12'10" EAST, 29.07 FEET; THENCE NORTH 57°00'24" EAST, 70.03 FEET; THENCE NORTH 41°10'47" EAST, 16.66 FEET; THENCE SOUTH 31°22'15" EAST, 27.07 FEET; THENCE SOUTH 58°28'05" WEST, 115.95 FEET; THENCE NORTH 27°45'56" WEST, 17.70 FEET TO THE POINT OF BEGINNING PROPER, CONTAINING 2,436 SQ. FT., MORE OR LESS, SUBJECT TO ALL RIGHTS-OF-WAY AND EASEMENTS OF RECORD.

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

Section 1. The Mayor and City Clerk are hereby authorized by the City Council for the City of Jonesboro, Arkansas to accept the right-of-way described above.

Return recorded document to:  
CITY OF JONESBORO  
300 South Church Street  
Jonesboro, AR 72401

The above space is reserved for Craighead County recording information

## RIGHT-OF-WAY DEDICATION

**KNOW ALL MEN BY THESE PRESENTS:** (01-144093-04200)

That ZP NO 319 LLC, hereinafter referred to as Grantor (whether one or more), does hereby dedicate, grant and convey unto the Public, and that the **CITY OF JONESBORO**, a Municipal Corporation of the State of Arkansas, hereinafter referred to as Grantee, does hereby accept on behalf of the public, for use as a permanent right-of-way across the following described real property in Craighead County, State of Arkansas, to-wit:

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

BEGINNING AT THE NORTHWEST CORNER OF SECTION 16, TOWNSHIP 14 NORTH, RANGE 04 EAST, JONESBORO, CRAIGHEAD COUNTY, ARKANSAS; THENCE SOUTH 89°58'10" EAST, 1144.10 FEET; THENCE SOUTH 27°45'56" EAST, 156.40 FEET TO THE POINT OF BEGINNING PROPER; THENCE NORTH 53°12'10" EAST, 29.07 FEET; THENCE NORTH 57°00'24" EAST, 70.03 FEET; THENCE NORTH 41°10'47" EAST, 16.66 FEET; THENCE SOUTH 31°22'15" EAST, 27.07 FEET; THENCE SOUTH 58°28'05" WEST, 115.95 FEET; THENCE NORTH 27°45'56" WEST, 17.70 FEET TO THE POINT OF BEGINNING PROPER, CONTAINING 2,436 SQ. FT., MORE OR LESS, SUBJECT TO ALL RIGHTS-OF-WAY AND EASEMENTS OF RECORD.

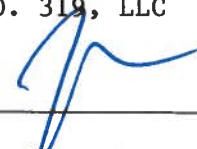
This right-of-way is for constructing and maintaining roadway improvements and shall be binding upon the heirs, successors, administrators and assigns of the grantors.

IN WITNESS WHEREOF, the grantors have executed this instrument on the 28th day of October, 2025.



**Owner Info**

BY: ZP NO. 319, LLC

Signature:  \_\_\_\_\_

Name: Jeffrey L. Zimmer

Title: Manager

# ACKNOWLEDGMENT

STATE OF NORTH CAROLINA.

COUNTY OF NEW HANOVER.

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

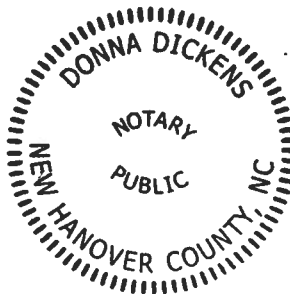
WITNESS my hand and seal this 28th day of October, 2025.

Notary Public (Signature)



Donna Dickens

My Commission Expires: 06/24/2028.





# City of Jonesboro

300 S. Church Street  
Jonesboro, AR 72401

## Text File

**File Number: RES-25:162**

**Agenda Date:**

**Version: 1**

**Status:** Recommended to  
Council

**In Control:** Finance & Administration Council Committee

**File Type:** Resolution

A RESOLUTION BY THE CITY COUNCIL OF THE CITY OF JONESBORO, ARKANSAS  
TO ENTER INTO AN AGREEMENT WITH BAILEY CONTRACTORS, INC. TO PROVIDE  
CONSTRUCTION MANAGEMENT SERVICES FOR THE 911 AND REAL TIME CRIME  
CENTER PROJECT

WHEREAS, on 10/21/2025 the Public Safety Center Task Force endorsed constructing an E-911 /  
Real-Time Crime Center on the 400 block of West Washington Avenue; and

WHEREAS, the City of Jonesboro issued a Request for Qualifications for a Construction Manager of  
the project per the required professional services process detailed in the City of Jonesboro Code of  
Ordinances; and

WHEREAS, the Selection Committee has determined that Bailey Contractors, Inc. is the most  
qualified firm for the project;

WHEREAS, Bailey Contractors, Inc. has agreed to provide construction management services for the  
911 and Real Time Crime Center project; and,

WHEREAS, the funding for the execution of the agreement shall come from the Capital Improvement  
Revenue Bonds budget and compensation shall be paid in accordance with the agreement.

NOW, THEREFORE BE IT RESOLVED, BY THE CITY COUNCIL OF THE CITY OF  
JONESBORO, ARKANSAS;

Section 1. That the City of Jonesboro shall enter into an agreement with Bailey Contractors, Inc. to  
provide construction management services for the 911 and Real Time Crime Center project.

Section 2. The funding for the execution of the agreement shall come from the Capital Improvement  
Revenue Bonds budget and compensation shall be paid in accordance with the agreement.

Section 3. The Mayor and the City Clerk are hereby authorized by the City Council for the City of Jonesboro to execute all documents necessary to effectuate the agreement.

# **AIA® Document A133® – 2019**

## **Standard Form of Agreement Between Owner and Construction Manager as Constructor** where the basis of payment is the Cost of the Work Plus a Fee with a Guaranteed Maximum Price

**AGREEMENT** made as of the **31** day of **October** in the year **2025**  
(In words, indicate day, month, and year.)

**BETWEEN** the Owner:  
(Name, legal status, address, and other information)

**City of Jonesboro**  
**300 South Church Street**  
**Jonesboro, AR 72401**

and the Construction Manager:  
(Name, legal status, address, and other information)

**Bailey Contractors, Inc.**  
**2307 Congress Cove**  
**Jonesboro, AR 72401**  
**870.933.9612**

for the following Project:  
(Name, location, and detailed description)

**911 and Real Time Crime Center**  
**City of Jonesboro**  
**Jonesboro, AR 72401**

The Architect:  
(Name, legal status, address, and other information)

**Brackett-Krennerich and Associates, P.A.**  
**100 E. Huntington Ave, Suite D**  
**Jonesboro, AR 72401**  
**870.932.0571**

The Owner and Construction Manager agree as follows.

### **ADDITIONS AND DELETIONS:**

The author of this document has added information needed for its completion. The author may also have revised the text of the original AIA standard form. An *Additions and Deletions Report* that notes added information as well as revisions to the standard form text is available from the author and should be reviewed. A vertical line in the left margin of this document indicates where the author has added necessary information and where the author has added to or deleted from the original AIA text.

This document has important legal consequences. Consultation with an attorney is encouraged with respect to its completion or modification.

AIA Document A201™–2017, General Conditions of the Contract for Construction, is adopted in this document by reference. Do not use with other general conditions unless this document is modified.



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### EXHIBIT A GUARANTEED MAXIMUM PRICE AMENDMENT

### EXHIBIT B INSURANCE AND BONDS

## ARTICLE 1 INITIAL INFORMATION

§ 1.1 This Agreement is based on the Initial Information set forth in this Section 1.1.

*(For each item in this section, insert the information or a statement such as "not applicable" or "unknown at time of execution.")*

§ 1.1.1 The Owner's program for the Project, as described in Section 4.1.1:

*(Insert the Owner's program, identify documentation that establishes the Owner's program, or state the manner in which the program will be developed.)*

Refer to Exhibit "A" – Plan diagram, meeting minutes, and scope of work.

§ 1.1.2 The Project's physical characteristics:

*(Identify or describe pertinent information about the Project's physical characteristics, such as size; location; dimensions; geotechnical reports; site boundaries; topographic surveys; traffic and utility studies; availability of public and private utilities and services; legal description of the site, etc.)*

The project will consist of a single-story structure approximately 8,500 SF which will include E911 dispatch and Real Time Crime Center departments. The structure will be a poured-in-place concrete "hardend shell" with conventional metal stud framed walls and conventional mechanical and electrical systems. Audio / Video technology will be utilized in many areas of the facility to facilitate communications and radio. Interiors will include a large Information Technology space with access flooring for flexibility. Site location and utility requirements has not yet been determined.

§ 1.1.3 The Owner's budget for the Guaranteed Maximum Price, as defined in Article 6:  
(Provide total and, if known, a line item breakdown.)

**\$5,000,000.00 Building Structure + Site Development costs**

§ 1.1.4 The Owner's anticipated design and construction milestone dates:

.1 Design phase milestone dates, if any:

**Design Complete Winter 2025/2026**

.2 Construction commencement date:

**Spring 2026**

.3 Substantial Completion date or dates:

**To Be Determined**

.4 Other milestone dates:

**N/A**

§ 1.1.5 The Owner's requirements for accelerated or fast-track scheduling, or phased construction, are set forth below:  
(Identify any requirements for fast-track scheduling or phased construction.)

**N/A**

§ 1.1.6 The Owner's anticipated Sustainable Objective for the Project:  
(Identify and describe the Owner's Sustainable Objective for the Project, if any.)

**N/A**

§ 1.1.6.1 If the Owner identifies a Sustainable Objective, the Owner and Construction Manager shall complete and incorporate AIA Document E234™–2019, Sustainable Projects Exhibit, Construction Manager as Constructor Edition, into this Agreement to define the terms, conditions and services related to the Owner's Sustainable Objective. If E234–2019 is incorporated into this agreement, the Owner and Construction Manager shall incorporate the completed E234–2019 into the agreements with the consultants and contractors performing services or Work in any way associated with the Sustainable Objective.

§ 1.1.7 Other Project information:  
(Identify special characteristics or needs of the Project not provided elsewhere.)

**N/A**

§ 1.1.8 The Owner identifies the following representative in accordance with Section 4.2:  
(List name, address, and other contact information.)

**Craig Light  
Engineering Director – City of Jonesboro  
300 S. Church Street  
Jonesboro, AR 72401**

§ 1.1.9 The persons or entities, in addition to the Owner's representative, who are required to review the Construction Manager's submittals to the Owner are as follows:  
(List name, address and other contact information.)

Init.

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User Notes:

(2020552529)

N/A

§ 1.1.10 The Owner shall retain the following consultants and contractors:  
(List name, legal status, address, and other contact information.)

.1 Geotechnical Engineer:

**TBD**

.2 Civil Engineer:

N/A

.3 Other, if any:

(List any other consultants retained by the Owner, such as a Project or Program Manager.)

**Topographic Site Survey Services  
Geotechnical Engineering Services**

§ 1.1.11 The Architect's representative:  
(List name, address, and other contact information.)

**Kyle Cook, AIA  
Brackett-Krennerich and Associates, P.A.  
100 E. Huntington Ave, Suite D  
Jonesboro, AR 72401  
kylec@bkarchts.com  
870.932.0571**

§ 1.1.12 The Construction Manager identifies the following representative in accordance with Article 3:  
(List name, address, and other contact information.)

**Kevin Bailey, President  
Bailey Contractors, Inc.  
2307 Congress Cove  
Jonesboro, AR 72401  
kevin@baileygc.com  
870.933.9612**

§ 1.1.13 The Owner's requirements for the Construction Manager's staffing plan for Preconstruction Services, as required under Section 3.1.9:  
(List any Owner-specific requirements to be included in the staffing plan.)

N/A

§ 1.1.14 The Owner's requirements for subcontractor procurement for the performance of the Work:  
(List any Owner-specific requirements for subcontractor procurement.)

**Bids are solicited by trade packages as defined in the project manual**

§ 1.1.15 Other Initial Information on which this Agreement is based:

N/A

§ 1.2 The Owner and Construction Manager may rely on the Initial Information. Both parties, however, recognize that such information may materially change and, in that event, the Owner and the Construction Manager shall appropriately adjust the Project schedule, the Construction Manager's services, and the Construction Manager's compensation. The

Init.

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User Notes:

(2020552529)

Owner shall adjust the Owner's budget for the Guaranteed Maximum Price and the Owner's anticipated design and construction milestones, as necessary, to accommodate material changes in the Initial Information.

§ 1.3 Neither the Owner's nor the Construction Manager's representative shall be changed without ten days' prior notice to the other party.

## ARTICLE 2 GENERAL PROVISIONS

### § 2.1 The Contract Documents

The Contract Documents consist of this Agreement, Conditions of the Contract (General, Supplementary and other Conditions), Drawings, Specifications, Addenda issued prior to execution of this Agreement, other documents listed in this Agreement, and Modifications issued after execution of this Agreement, all of which form the Contract and are as fully a part of the Contract as if attached to this Agreement or repeated herein. Upon the Owner's acceptance of the Construction Manager's Guaranteed Maximum Price proposal, the Contract Documents will also include the documents described in Section 3.2.3 and identified in the Guaranteed Maximum Price Amendment and revisions prepared by the Architect and furnished by the Owner as described in Section 3.2.8. The Contract represents the entire and integrated agreement between the parties hereto and supersedes prior negotiations, representations or agreements, either written or oral. If anything in the other Contract Documents, other than a Modification, is inconsistent with this Agreement, this Agreement shall govern. An enumeration of the Contract Documents, other than a Modification, appears in Article 15.

### § 2.2 Relationship of the Parties

The Construction Manager accepts the relationship of trust and confidence established by this Agreement and covenants with the Owner to cooperate with the Architect and exercise the Construction Manager's skill and judgment in furthering the interests of the Owner to furnish efficient construction administration, management services, and supervision; to furnish at all times an adequate supply of workers and materials; and to perform the Work in an expeditious and economical manner consistent with the Owner's interests. The Owner agrees to furnish or approve, in a timely manner, information required by the Construction Manager and to make payments to the Construction Manager in accordance with the requirements of the Contract Documents.

### § 2.3 General Conditions

§ 2.3.1 For the Preconstruction Phase, AIA Document A201™–2017, General Conditions of the Contract for Construction, shall apply as follows: Section 1.5, Ownership and Use of Documents; Section 1.7, Digital Data Use and Transmission; Section 1.8, Building Information Model Use and Reliance; Section 2.2.4, Confidential Information; Section 3.12.10, Professional Services; Section 10.3, Hazardous Materials; Section 13.1, Governing Law. The term "Contractor" as used in A201–2017 shall mean the Construction Manager.

§ 2.3.2 For the Construction Phase, the general conditions of the contract shall be as set forth in A201–2017, which document is incorporated herein by reference. The term "Contractor" as used in A201–2017 shall mean the Construction Manager.

## ARTICLE 3 CONSTRUCTION MANAGER'S RESPONSIBILITIES

The Construction Manager's Preconstruction Phase responsibilities are set forth in Sections 3.1 and 3.2, and in the applicable provisions of A201-2017 referenced in Section 2.3.1. The Construction Manager's Construction Phase responsibilities are set forth in Section 3.3. The Owner and Construction Manager may agree, in consultation with the Architect, for the Construction Phase to commence prior to completion of the Preconstruction Phase, in which case, both phases will proceed concurrently. The Construction Manager shall identify a representative authorized to act on behalf of the Construction Manager with respect to the Project.

### § 3.1 Preconstruction Phase

#### § 3.1.1 Extent of Responsibility

The Construction Manager shall exercise reasonable care in performing its Preconstruction Services. The Owner and Architect shall be entitled to rely on, and shall not be responsible for, the accuracy, completeness, and timeliness of services and information furnished by the Construction Manager. The Construction Manager, however, does not warrant or guarantee estimates and schedules except as may be included as part of the Guaranteed Maximum Price. The Construction Manager is not required to ascertain that the Drawings and Specifications are in accordance with applicable laws, statutes, ordinances, codes, rules and regulations, or lawful orders of public authorities, but the Construction Manager shall promptly report to the Architect and Owner any nonconformity discovered by or made known to the Construction Manager as a request for information in such form as the Architect may require.

§ 3.1.2 The Construction Manager shall provide a preliminary evaluation of the Owner's program, schedule and construction budget requirements, each in terms of the other.

**§ 3.1.3 Consultation**

§ 3.1.3.1 The Construction Manager shall schedule and conduct meetings with the Architect and Owner to discuss such matters as procedures, progress, coordination, and scheduling of the Work.

§ 3.1.3.2 The Construction Manager shall advise the Owner and Architect on proposed site use and improvements, selection of materials, building systems, and equipment. The Construction Manager shall also provide recommendations to the Owner and Architect, consistent with the Project requirements, on constructability; availability of materials and labor; time requirements for procurement, installation and construction; prefabrication; and factors related to construction cost including, but not limited to, costs of alternative designs or materials, preliminary budgets, life-cycle data, and possible cost reductions. The Construction Manager shall consult with the Architect regarding professional services to be provided by the Construction Manager during the Construction Phase.

§ 3.1.3.3 The Construction Manager shall assist the Owner and Architect in establishing written protocols for the development, use, transmission, reliance, and exchange of digital data, including building information models for the Project.

**§ 3.1.4 Project Schedule**

When Project requirements in Section 4.1.1 have been sufficiently identified, the Construction Manager shall prepare and periodically update a Project schedule for the Architect's review and the Owner's acceptance. The Construction Manager shall obtain the Architect's approval for the portion of the Project schedule relating to the performance of the Architect's services. The Project schedule shall coordinate and integrate the Construction Manager's services, the Architect's services, other Owner consultants' services, and the Owner's responsibilities; and identify items that affect the Project's timely completion. The updated Project schedule shall include the following: submission of the Guaranteed Maximum Price proposal; components of the Work; times of commencement and completion required of each Subcontractor; ordering and delivery of products, including those that must be ordered in advance of construction; and the occupancy requirements of the Owner.

**§ 3.1.5 Phased Construction**

The Construction Manager, in consultation with the Architect, shall provide recommendations with regard to accelerated or fast-track scheduling, procurement, and sequencing for phased construction. The Construction Manager shall take into consideration cost reductions, cost information, constructability, provisions for temporary facilities, and procurement and construction scheduling issues.

**§ 3.1.6 Cost Estimates**

§ 3.1.6.1 Based on the preliminary design and other design criteria prepared by the Architect, the Construction Manager shall prepare, for the Architect's review and the Owner's approval, preliminary estimates of the Cost of the Work or the cost of program requirements using area, volume, or similar conceptual estimating techniques. If the Architect or Construction Manager suggests alternative materials and systems, the Construction Manager shall provide cost evaluations of those alternative materials and systems.

§ 3.1.6.2 As the Architect progresses with the preparation of the Schematic Design, Design Development and Construction Documents, the Construction Manager shall prepare and update, at appropriate intervals agreed to by the Owner, Construction Manager and Architect, an estimate of the Cost of the Work with increasing detail and refinement. The Construction Manager shall include in the estimate those costs to allow for the further development of the design, price escalation, and market conditions, until such time as the Owner and Construction Manager agree on a Guaranteed Maximum Price for the Work. The estimate shall be provided for the Architect's review and the Owner's approval. The Construction Manager shall inform the Owner and Architect in the event that the estimate of the Cost of the Work exceeds the latest approved Project budget, and make recommendations for corrective action.

§ 3.1.6.3 If the Architect is providing cost estimating services as a Supplemental Service, and a discrepancy exists between the Construction Manager's cost estimates and the Architect's cost estimates, the Construction Manager and the Architect shall work together to reconcile the cost estimates.

§ 3.1.7 As the Architect progresses with the preparation of the Schematic Design, Design Development and Construction Documents, the Construction Manager shall consult with the Owner and Architect and make recommendations regarding constructability and schedules, for the Architect's review and the Owner's approval.

§ 3.1.8 The Construction Manager shall provide recommendations and information to the Owner and Architect regarding equipment, materials, services, and temporary Project facilities.

§ 3.1.9 The Construction Manager shall provide a staffing plan for Preconstruction Phase services for the Owner's review and approval.

§ 3.1.10 If the Owner identified a Sustainable Objective in Article 1, the Construction Manager shall fulfill its Preconstruction Phase responsibilities as required in AIA Document E234™–2019, Sustainable Projects Exhibit, Construction Manager as Constructor Edition, attached to this Agreement.

**§ 3.1.11 Subcontractors and Suppliers**

§ 3.1.11.1 If the Owner has provided requirements for subcontractor procurement in section 1.1.14, the Construction Manager shall provide a subcontracting plan, addressing the Owner's requirements, for the Owner's review and approval.

§ 3.1.11.2 The Construction Manager shall develop bidders' interest in the Project.

§ 3.1.11.3 The processes described in Article 9 shall apply if bid packages will be issued during the Preconstruction Phase.

**§ 3.1.12 Procurement**

The Construction Manager shall prepare, for the Architect's review and the Owner's acceptance, a procurement schedule for items that must be ordered in advance of construction. The Construction Manager shall expedite and coordinate the ordering and delivery of materials that must be ordered in advance of construction. If the Owner agrees to procure any items prior to the establishment of the Guaranteed Maximum Price, the Owner shall procure the items on terms and conditions acceptable to the Construction Manager. Upon the establishment of the Guaranteed Maximum Price, the Owner shall assign all contracts for these items to the Construction Manager and the Construction Manager shall thereafter accept responsibility for them.

**§ 3.1.13 Compliance with Laws**

The Construction Manager shall comply with applicable laws, statutes, ordinances, codes, rules and regulations, and lawful orders of public authorities applicable to its performance under this Contract, and with equal employment opportunity programs, and other programs as may be required by governmental and quasi-governmental authorities.

**§ 3.1.14 Other Preconstruction Services**

Insert a description of any other Preconstruction Phase services to be provided by the Construction Manager, or reference an exhibit attached to this document

*(Describe any other Preconstruction Phase services, such as providing cash flow projections, development of a project information management system, early selection or procurement of subcontractors, etc.)*

N/A

**§ 3.2 Guaranteed Maximum Price Proposal**

§ 3.2.1 At a time to be mutually agreed upon by the Owner and the Construction Manager, the Construction Manager shall prepare a Guaranteed Maximum Price proposal for the Owner's and Architect's review, and the Owner's acceptance. The Guaranteed Maximum Price in the proposal shall be the sum of the Construction Manager's estimate of the Cost of the Work, the Construction Manager's contingency described in Section 3.2.4, and the Construction Manager's Fee described in Section 6.1.2.

§ 3.2.2 To the extent that the Contract Documents are anticipated to require further development, the Guaranteed Maximum Price includes the costs attributable to such further development consistent with the Contract Documents and reasonably inferable therefrom. Such further development does not include changes in scope, systems, kinds and quality of materials, finishes, or equipment, all of which, if required, shall be incorporated by Change Order.

§ 3.2.3 The Construction Manager shall include with the Guaranteed Maximum Price proposal a written statement of its basis, which shall include the following:

- .1 A list of the Drawings and Specifications, including all Addenda thereto, and the Conditions of the Contract;
- .2 A list of the clarifications and assumptions made by the Construction Manager in the preparation of the Guaranteed Maximum Price proposal, including assumptions under Section 3.2.2;
- .3 A statement of the proposed Guaranteed Maximum Price, including a statement of the estimated Cost of the Work organized by trade categories or systems, including allowances; the Construction Manager's contingency set forth in Section 3.2.4; and the Construction Manager's Fee;
- .4 The anticipated date of Substantial Completion upon which the proposed Guaranteed Maximum Price is based; and
- .5 A date by which the Owner must accept the Guaranteed Maximum Price.

§ 3.2.4 In preparing the Construction Manager's Guaranteed Maximum Price proposal, the Construction Manager shall include a contingency for the Construction Manager's exclusive use to cover those costs that are included in the Guaranteed Maximum Price but not otherwise allocated to another line item or included in a Change Order.

§ 3.2.5 The Construction Manager shall meet with the Owner and Architect to review the Guaranteed Maximum Price proposal. In the event that the Owner or Architect discover any inconsistencies or inaccuracies in the information presented, they shall promptly notify the Construction Manager, who shall make appropriate adjustments to the Guaranteed Maximum Price proposal, its basis, or both.

§ 3.2.6 If the Owner notifies the Construction Manager that the Owner has accepted the Guaranteed Maximum Price proposal in writing before the date specified in the Guaranteed Maximum Price proposal, the Guaranteed Maximum Price proposal shall be deemed effective without further acceptance from the Construction Manager. Following acceptance of a Guaranteed Maximum Price, the Owner and Construction Manager shall execute the Guaranteed Maximum Price Amendment amending this Agreement, a copy of which the Owner shall provide to the Architect. The Guaranteed Maximum Price Amendment shall set forth the agreed upon Guaranteed Maximum Price with the information and assumptions upon which it is based.

§ 3.2.7 The Construction Manager shall not incur any cost to be reimbursed as part of the Cost of the Work prior to the execution of the Guaranteed Maximum Price Amendment, unless the Owner provides prior written authorization for such costs.

§ 3.2.8 The Owner shall authorize preparation of revisions to the Contract Documents that incorporate the agreed-upon assumptions and clarifications contained in the Guaranteed Maximum Price Amendment. The Owner shall promptly furnish such revised Contract Documents to the Construction Manager. The Construction Manager shall notify the Owner and Architect of any inconsistencies between the agreed-upon assumptions and clarifications contained in the Guaranteed Maximum Price Amendment and the revised Contract Documents.

§ 3.2.9 The Construction Manager shall include in the Guaranteed Maximum Price all sales, consumer, use and similar taxes for the Work provided by the Construction Manager that are legally enacted, whether or not yet effective, at the time the Guaranteed Maximum Price Amendment is executed.

### § 3.3 Construction Phase

#### § 3.3.1 General

§ 3.3.1.1 For purposes of Section 8.1.2 of A201–2017, the date of commencement of the Work shall mean the date of commencement of the Construction Phase.

§ 3.3.1.2 The Construction Phase shall commence upon the Owner's execution of the Guaranteed Maximum Price Amendment or, prior to acceptance of the Guaranteed Maximum Price proposal, by written agreement of the parties. The written agreement shall set forth a description of the Work to be performed by the Construction Manager, and any insurance and bond requirements for Work performed prior to execution of the Guaranteed Maximum Price Amendment.

### **§ 3.3.2 Administration**

**§ 3.3.2.1** The Construction Manager shall schedule and conduct meetings to discuss such matters as procedures, progress, coordination, scheduling, and status of the Work. The Construction Manager shall prepare and promptly distribute minutes of the meetings to the Owner and Architect.

**§ 3.3.2.2** Upon the execution of the Guaranteed Maximum Price Amendment, the Construction Manager shall prepare and submit to the Owner and Architect a construction schedule for the Work and a submittal schedule in accordance with Section 3.10 of A201–2017.

### **§ 3.3.2.3 Monthly Report**

The Construction Manager shall record the progress of the Project. On a monthly basis, or otherwise as agreed to by the Owner, the Construction Manager shall submit written progress reports to the Owner and Architect, showing percentages of completion and other information required by the Owner.

### **§ 3.3.2.4 Daily Logs**

The Construction Manager shall keep, and make available to the Owner and Architect, a daily log containing a record for each day of weather, portions of the Work in progress, number of workers on site, identification of equipment on site, problems that might affect progress of the work, accidents, injuries, and other information required by the Owner.

### **§ 3.3.2.5 Cost Control**

The Construction Manager shall develop a system of cost control for the Work, including regular monitoring of actual costs for activities in progress and estimates for uncompleted tasks and proposed changes. The Construction Manager shall identify variances between actual and estimated costs and report the variances to the Owner and Architect, and shall provide this information in its monthly reports to the Owner and Architect, in accordance with Section 3.3.2.3 above.

## **ARTICLE 4 OWNER'S RESPONSIBILITIES**

### **§ 4.1 Information and Services Required of the Owner**

**§ 4.1.1** The Owner shall provide information with reasonable promptness, regarding requirements for and limitations on the Project, including a written program which shall set forth the Owner's objectives, constraints, and criteria, including schedule, space requirements and relationships, flexibility and expandability, special equipment, systems, sustainability and site requirements.

**§ 4.1.2** Prior to the execution of the Guaranteed Maximum Price Amendment, the Construction Manager may request in writing that the Owner provide reasonable evidence that the Owner has made financial arrangements to fulfill the Owner's obligations under the Contract. After execution of the Guaranteed Maximum Price Amendment, the Construction Manager may request such information as set forth in A201-2017 Section 2.2.

**§ 4.1.3** The Owner shall establish and periodically update the Owner's budget for the Project, including (1) the budget for the Cost of the Work as defined in Article 7, (2) the Owner's other costs, and (3) reasonable contingencies related to all of these costs. If the Owner significantly increases or decreases the Owner's budget for the Cost of the Work, the Owner shall notify the Construction Manager and Architect. The Owner and the Architect, in consultation with the Construction Manager, shall thereafter agree to a corresponding change in the Project's scope and quality.

**§ 4.1.4 Structural and Environmental Tests, Surveys and Reports.** During the Preconstruction Phase, the Owner shall furnish the following information or services with reasonable promptness. The Owner shall also furnish any other information or services under the Owner's control and relevant to the Construction Manager's performance of the Work with reasonable promptness after receiving the Construction Manager's written request for such information or services. The Construction Manager shall be entitled to rely on the accuracy of information and services furnished by the Owner but shall exercise proper precautions relating to the safe performance of the Work.

**§ 4.1.4.1** The Owner shall furnish tests, inspections, and reports, required by law and as otherwise agreed to by the parties, such as structural, mechanical, and chemical tests, tests for air and water pollution, and tests for hazardous materials.

**§ 4.1.4.2** The Owner shall furnish surveys describing physical characteristics, legal limitations and utility locations for the site of the Project, and a written legal description of the site. The surveys and legal information shall include, as applicable, grades and lines of streets, alleys, pavements and adjoining property and structures; designated wetlands; adjacent drainage; rights-of-way, restrictions, easements, encroachments, zoning, deed restrictions, boundaries and



contours of the site; locations, dimensions and other necessary data with respect to existing buildings, other improvements and trees; and information concerning available utility services and lines, both public and private, above and below grade, including inverts and depths. All the information on the survey shall be referenced to a Project benchmark.

§ 4.1.4.3 The Owner, when such services are requested, shall furnish services of geotechnical engineers, which may include test borings, test pits, determinations of soil bearing values, percolation tests, evaluations of hazardous materials, seismic evaluation, ground corrosion tests and resistivity tests, including necessary operations for anticipating subsoil conditions, with written reports and appropriate recommendations.

§ 4.1.5 During the Construction Phase, the Owner shall furnish information or services required of the Owner by the Contract Documents with reasonable promptness. The Owner shall also furnish any other information or services under the Owner's control and relevant to the Construction Manager's performance of the Work with reasonable promptness after receiving the Construction Manager's written request for such information or services.

§ 4.1.6 If the Owner identified a Sustainable Objective in Article 1, the Owner shall fulfill its responsibilities as required in AIA Document E234™–2019, Sustainable Projects Exhibit, Construction Manager as Constructor Edition, attached to this Agreement.

#### § 4.2 Owner's Designated Representative

The Owner shall identify a representative authorized to act on behalf of the Owner with respect to the Project. The Owner's representative shall render decisions promptly and furnish information expeditiously, so as to avoid unreasonable delay in the services or Work of the Construction Manager. Except as otherwise provided in Section 4.2.1 of A201–2017, the Architect does not have such authority. The term "Owner" means the Owner or the Owner's authorized representative.

§ 4.2.1 **Legal Requirements.** The Owner shall furnish all legal, insurance and accounting services, including auditing services, that may be reasonably necessary at any time for the Project to meet the Owner's needs and interests.

#### § 4.3 Architect

The Owner shall retain an Architect to provide services, duties and responsibilities as described in AIA Document B133™–2019, Standard Form of Agreement Between Owner and Architect, Construction Manager as Constructor Edition, including any additional services requested by the Construction Manager that are necessary for the Preconstruction and Construction Phase services under this Agreement. The Owner shall provide the Construction Manager with a copy of the scope of services in the executed agreement between the Owner and the Architect, and any further modifications to the Architect's scope of services in the agreement.

### ARTICLE 5 COMPENSATION AND PAYMENTS FOR PRECONSTRUCTION PHASE SERVICES

#### § 5.1 Compensation

§ 5.1.1 For the Construction Manager's Preconstruction Phase services described in Sections 3.1 and 3.2, the Owner shall compensate the Construction Manager as follows:

*(Insert amount of, or basis for, compensation and include a list of reimbursable cost items, as applicable.)*

\$0.00

§ 5.1.2 The hourly billing rates for Preconstruction Phase services of the Construction Manager and the Construction Manager's Consultants and Subcontractors, if any, are set forth below.

*(If applicable, attach an exhibit of hourly billing rates or insert them below.)*

N/A

Individual or Position

Rate

§ 5.1.2.1 Hourly billing rates for Preconstruction Phase services include all costs to be paid or incurred by the Construction Manager, as required by law or collective bargaining agreements, for taxes, insurance, contributions, assessments and benefits and, for personnel not covered by collective bargaining agreements, customary benefits such as sick leave, medical and health benefits, holidays, vacations and pensions, and shall remain unchanged unless the parties execute a Modification.

§ 5.1.3 If the Preconstruction Phase services covered by this Agreement have not been completed within **Six (6)** months of the date of this Agreement, through no fault of the Construction Manager, the Construction Manager's compensation for Preconstruction Phase services shall be equitably adjusted.

## § 5.2 Payments

§ 5.2.1 Unless otherwise agreed, payments for services shall be made monthly in proportion to services performed.

§ 5.2.2 Payments are due and payable upon presentation of the Construction Manager's invoice. Amounts unpaid **Fifteen (15)** days after the invoice date shall bear interest at the rate entered below, or in the absence thereof at the legal rate prevailing from time to time at the principal place of business of the Construction Manager.  
*(Insert rate of monthly or annual interest agreed upon.)*

**6% per annum**

## ARTICLE 6 COMPENSATION FOR CONSTRUCTION PHASE SERVICES

### § 6.1 Contract Sum

§ 6.1.1 The Owner shall pay the Construction Manager the Contract Sum in current funds for the Construction Manager's performance of the Contract after execution of the Guaranteed Maximum Price Amendment. The Contract Sum is the Cost of the Work as defined in Article 7 plus the Construction Manager's Fee.

§ 6.1.2 The Construction Manager's Fee:

*(State a lump sum, percentage of Cost of the Work or other provision for determining the Construction Manager's Fee.)*

**(5%) five percent of the cost of work**

§ 6.1.3 The method of adjustment of the Construction Manager's Fee for changes in the Work:

### Change Order

§ 6.1.4 Limitations, if any, on a Subcontractor's overhead and profit for increases in the cost of its portion of the Work:

### See Section 00 7300 – Supplementary Conditions

§ 6.1.5 Rental rates for Construction Manager-owned equipment shall not exceed **One Hundred percent ( 100 %)** of the standard rental rate paid at the place of the Project.

§ 6.1.6 Liquidated damages, if any:

*(Insert terms and conditions for liquidated damages, if any.)*

**TBD**

§ 6.1.7 Other:

*(Insert provisions for bonus, cost savings or other incentives, if any, that might result in a change to the Contract Sum.)*

**N/A**

### § 6.2 Guaranteed Maximum Price

The Construction Manager guarantees that the Contract Sum shall not exceed the Guaranteed Maximum Price set forth in the Guaranteed Maximum Price Amendment, subject to additions and deductions by Change Order as provided in the Contract Documents. Costs which would cause the Guaranteed Maximum Price to be exceeded shall be paid by the Construction Manager without reimbursement by the Owner.

### § 6.3 Changes in the Work

§ 6.3.1 The Owner may, without invalidating the Contract, order changes in the Work within the general scope of the Contract consisting of additions, deletions or other revisions. The Owner shall issue such changes in writing. The Construction Manager may be entitled to an equitable adjustment in the Contract Time as a result of changes in the Work.

§ 6.3.1.1 The Architect may order minor changes in the Work as provided in Article 7 of AIA Document A201–2017, General Conditions of the Contract for Construction.

§ 6.3.2 Adjustments to the Guaranteed Maximum Price on account of changes in the Work subsequent to the execution of the Guaranteed Maximum Price Amendment may be determined by any of the methods listed in Article 7 of AIA Document A201–2017, General Conditions of the Contract for Construction.

§ 6.3.3 Adjustments to subcontracts awarded on the basis of a stipulated sum shall be determined in accordance with Article 7 of A201–2017, as they refer to "cost" and "fee," and not by Articles 6 and 7 of this Agreement. Adjustments to subcontracts awarded with the Owner's prior written consent on the basis of cost plus a fee shall be calculated in accordance with the terms of those subcontracts.

§ 6.3.4 In calculating adjustments to the Guaranteed Maximum Price, the terms "cost" and "costs" as used in Article 7 of AIA Document A201–2017 shall mean the Cost of the Work as defined in Article 7 of this Agreement and the term "fee" shall mean the Construction Manager's Fee as defined in Section 6.1.2 of this Agreement.

§ 6.3.5 If no specific provision is made in Section 6.1.3 for adjustment of the Construction Manager's Fee in the case of changes in the Work, or if the extent of such changes is such, in the aggregate, that application of the adjustment provisions of Section 6.1.3 will cause substantial inequity to the Owner or Construction Manager, the Construction Manager's Fee shall be equitably adjusted on the same basis that was used to establish the Fee for the original Work, and the Guaranteed Maximum Price shall be adjusted accordingly.

## **ARTICLE 7 COST OF THE WORK FOR CONSTRUCTION PHASE**

### **§ 7.1 Costs to Be Reimbursed**

§ 7.1.1 The term Cost of the Work shall mean costs necessarily incurred by the Construction Manager in the proper performance of the Work. The Cost of the Work shall include only the items set forth in Sections 7.1 through 7.7.

§ 7.1.2 Where, pursuant to the Contract Documents, any cost is subject to the Owner's prior approval, the Construction Manager shall obtain such approval in writing prior to incurring the cost.

§ 7.1.3 Costs shall be at rates not higher than the standard rates paid at the place of the Project, except with prior approval of the Owner.

### **§ 7.2 Labor Costs**

§ 7.2.1 Wages or salaries of construction workers directly employed by the Construction Manager to perform the construction of the Work at the site or, with the Owner's prior approval, at off-site workshops.

§ 7.2.2 Wages or salaries of the Construction Manager's supervisory and administrative personnel when stationed at the site and performing Work, with the Owner's prior approval.

§ 7.2.2.1 Wages or salaries of the Construction Manager's supervisory and administrative personnel when performing Work and stationed at a location other than the site, but only for that portion of time required for the Work, and limited to the personnel and activities listed below:

*(Identify the personnel, type of activity and, if applicable, any agreed upon percentage of time to be devoted to the Work.)*

**Included in the General Conditions of the construction manager's Continuation Sheet on the Application for Payment.**

§ 7.2.3 Wages and salaries of the Construction Manager's supervisory or administrative personnel engaged at factories, workshops or while traveling, in expediting the production or transportation of materials or equipment required for the Work, but only for that portion of their time required for the Work.

§ 7.2.4 Costs paid or incurred by the Construction Manager, as required by law or collective bargaining agreements, for taxes, insurance, contributions, assessments and benefits and, for personnel not covered by collective bargaining agreements, customary benefits such as sick leave, medical and health benefits, holidays, vacations and pensions, provided such costs are based on wages and salaries included in the Cost of the Work under Sections 7.2.1 through 7.2.3.

§ 7.2.5 If agreed rates for labor costs, in lieu of actual costs, are provided in this Agreement, the rates shall remain unchanged throughout the duration of this Agreement, unless the parties execute a Modification.

### § 7.3 Subcontract Costs

Payments made by the Construction Manager to Subcontractors in accordance with the requirements of the subcontracts and this Agreement.

### § 7.4 Costs of Materials and Equipment Incorporated in the Completed Construction

§ 7.4.1 Costs, including transportation and storage at the site, of materials and equipment incorporated, or to be incorporated, in the completed construction.

§ 7.4.2 Costs of materials described in the preceding Section 7.4.1 in excess of those actually installed to allow for reasonable waste and spoilage. Unused excess materials, if any, shall become the Owner's property at the completion of the Work or, at the Owner's option, shall be sold by the Construction Manager. Any amounts realized from such sales shall be credited to the Owner as a deduction from the Cost of the Work.

### § 7.5 Costs of Other Materials and Equipment, Temporary Facilities and Related Items

§ 7.5.1 Costs of transportation, storage, installation, dismantling, maintenance, and removal of materials, supplies, temporary facilities, machinery, equipment and hand tools not customarily owned by construction workers that are provided by the Construction Manager at the site and fully consumed in the performance of the Work. Costs of materials, supplies, temporary facilities, machinery, equipment, and tools, that are not fully consumed, shall be based on the cost or value of the item at the time it is first used on the Project site less the value of the item when it is no longer used at the Project site. Costs for items not fully consumed by the Construction Manager shall mean fair market value.

§ 7.5.2 Rental charges for temporary facilities, machinery, equipment, and hand tools not customarily owned by construction workers that are provided by the Construction Manager at the site, and the costs of transportation, installation, dismantling, minor repairs, and removal of such temporary facilities, machinery, equipment, and hand tools. Rates and quantities of equipment owned by the Construction Manager, or a related party as defined in Section 7.8, shall be subject to the Owner's prior approval. The total rental cost of any such equipment may not exceed the purchase price of any comparable item.

§ 7.5.3 Costs of removal of debris from the site of the Work and its proper and legal disposal.

§ 7.5.4 Costs of the Construction Manager's site office, including general office equipment and supplies.

§ 7.5.5 Costs of materials and equipment suitably stored off the site at a mutually acceptable location, subject to the Owner's prior approval.

### § 7.6 Miscellaneous Costs

§ 7.6.1 Premiums for that portion of insurance and bonds required by the Contract Documents that can be directly attributed to this Contract.

§ 7.6.1.1 Costs for self-insurance, for either full or partial amounts of the coverages required by the Contract Documents, with the Owner's prior approval.

§ 7.6.1.2 Costs for insurance through a captive insurer owned or controlled by the Construction Manager, with the Owner's prior approval.

§ 7.6.2 Sales, use, or similar taxes, imposed by a governmental authority, that are related to the Work and for which the Construction Manager is liable.

§ 7.6.3 Fees and assessments for the building permit, and for other permits, licenses, and inspections, for which the Construction Manager is required by the Contract Documents to pay.

§ 7.6.4 Fees of laboratories for tests required by the Contract Documents; except those related to defective or nonconforming Work for which reimbursement is excluded under Article 13 of AIA Document A201–2017 or by other provisions of the Contract Documents, and which do not fall within the scope of Section 7.7.3.

§ 7.6.5 Royalties and license fees paid for the use of a particular design, process, or product, required by the Contract Documents.

§ 7.6.5.1 The cost of defending suits or claims for infringement of patent rights arising from requirements of the Contract Documents, payments made in accordance with legal judgments against the Construction Manager resulting from such suits or claims, and payments of settlements made with the Owner's consent, unless the Construction Manager had reason to believe that the required design, process, or product was an infringement of a copyright or a patent, and the Construction Manager failed to promptly furnish such information to the Architect as required by Article 3 of AIA Document A201–2017. The costs of legal defenses, judgments, and settlements shall not be included in the Cost of the Work used to calculate the Construction Manager's Fee or subject to the Guaranteed Maximum Price.

§ 7.6.6 Costs for communications services, electronic equipment, and software, directly related to the Work and located at the site, with the Owner's prior approval.

§ 7.6.7 Costs of document reproductions and delivery charges.

§ 7.6.8 Deposits lost for causes other than the Construction Manager's negligence or failure to fulfill a specific responsibility in the Contract Documents.

§ 7.6.9 Legal, mediation and arbitration costs, including attorneys' fees, other than those arising from disputes between the Owner and Construction Manager, reasonably incurred by the Construction Manager after the execution of this Agreement in the performance of the Work and with the Owner's prior approval, which shall not be unreasonably withheld.

§ 7.6.10 Expenses incurred in accordance with the Construction Manager's standard written personnel policy for relocation and temporary living allowances of the Construction Manager's personnel required for the Work, with the Owner's prior approval.

§ 7.6.11 That portion of the reasonable expenses of the Construction Manager's supervisory or administrative personnel incurred while traveling in discharge of duties connected with the Work.

## § 7.7 Other Costs and Emergencies

§ 7.7.1 Other costs incurred in the performance of the Work, with the Owner's prior approval.

§ 7.7.2 Costs incurred in taking action to prevent threatened damage, injury, or loss, in case of an emergency affecting the safety of persons and property, as provided in Article 10 of AIA Document A201–2017.

§ 7.7.3 Costs of repairing or correcting damaged or nonconforming Work executed by the Construction Manager, Subcontractors, or suppliers, provided that such damaged or nonconforming Work was not caused by the negligence of, or failure to fulfill a specific responsibility by, the Construction Manager, and only to the extent that the cost of repair or correction is not recovered by the Construction Manager from insurance, sureties, Subcontractors, suppliers, or others.

§ 7.7.4 The costs described in Sections 7.1 through 7.7 shall be included in the Cost of the Work, notwithstanding any provision of AIA Document A201–2017 or other Conditions of the Contract which may require the Construction Manager to pay such costs, unless such costs are excluded by the provisions of Section 7.9.

## § 7.8 Related Party Transactions

§ 7.8.1 For purposes of this Section 7.8, the term "related party" shall mean (1) a parent, subsidiary, affiliate, or other entity having common ownership of, or sharing common management with, the Construction Manager; (2) any entity in which any stockholder in, or management employee of, the Construction Manager holds an equity interest in excess of ten percent in the aggregate; (3) any entity which has the right to control the business or affairs of the Construction Manager; or (4) any person, or any member of the immediate family of any person, who has the right to control the business or affairs of the Construction Manager.

**§ 7.8.2** If any of the costs to be reimbursed arise from a transaction between the Construction Manager and a related party, the Construction Manager shall notify the Owner of the specific nature of the contemplated transaction, including the identity of the related party and the anticipated cost to be incurred, before any such transaction is consummated or cost incurred. If the Owner, after such notification, authorizes the proposed transaction in writing, then the cost incurred shall be included as a cost to be reimbursed, and the Construction Manager shall procure the Work, equipment, goods, or service, from the related party, as a Subcontractor, according to the terms of Article 9. If the Owner fails to authorize the transaction in writing, the Construction Manager shall procure the Work, equipment, goods, or service from some person or entity other than a related party according to the terms of Article 9.

#### **§ 7.9 Costs Not To Be Reimbursed**

**§ 7.9.1** The Cost of the Work shall not include the items listed below:

- .1 Salaries and other compensation of the Construction Manager's personnel stationed at the Construction Manager's principal office or offices other than the site office, except as specifically provided in Section 7.2, or as may be provided in Article 14;
- .2 Bonuses, profit sharing, incentive compensation, and any other discretionary payments, paid to anyone hired by the Construction Manager or paid to any Subcontractor or vendor, unless the Owner has provided prior approval;
- .3 Expenses of the Construction Manager's principal office and offices other than the site office;
- .4 Overhead and general expenses, except as may be expressly included in Sections 7.1 to 7.7;
- .5 The Construction Manager's capital expenses, including interest on the Construction Manager's capital employed for the Work;
- .6 Except as provided in Section 7.7.3 of this Agreement, costs due to the negligence of, or failure to fulfill a specific responsibility of the Contract by, the Construction Manager, Subcontractors, and suppliers, or anyone directly or indirectly employed by any of them or for whose acts any of them may be liable;
- .7 Any cost not specifically and expressly described in Sections 7.1 to 7.7;
- .8 Costs, other than costs included in Change Orders approved by the Owner, that would cause the Guaranteed Maximum Price to be exceeded; and
- .9 Costs for services incurred during the Preconstruction Phase.

#### **ARTICLE 8 DISCOUNTS, REBATES, AND REFUNDS**

**§ 8.1** Cash discounts obtained on payments made by the Construction Manager shall accrue to the Owner if (1) before making the payment, the Construction Manager included the amount to be paid, less such discount, in an Application for Payment and received payment from the Owner, or (2) the Owner has deposited funds with the Construction Manager with which to make payments; otherwise, cash discounts shall accrue to the Construction Manager. Trade discounts, rebates, refunds, and amounts received from sales of surplus materials and equipment shall accrue to the Owner, and the Construction Manager shall make provisions so that they can be obtained.

**§ 8.2** Amounts that accrue to the Owner in accordance with the provisions of Section 8.1 shall be credited to the Owner as a deduction from the Cost of the Work.

#### **ARTICLE 9 SUBCONTRACTS AND OTHER AGREEMENTS**

**§ 9.1** Those portions of the Work that the Construction Manager does not customarily perform with the Construction Manager's own personnel shall be performed under subcontracts or other appropriate agreements with the Construction Manager. The Owner may designate specific persons from whom, or entities from which, the Construction Manager shall obtain bids. The Construction Manager shall obtain bids from Subcontractors, and from suppliers of materials or equipment fabricated especially for the Work, who are qualified to perform that portion of the Work in accordance with the requirements of the Contract Documents. The Construction Manager shall deliver such bids to the Architect and Owner with an indication as to which bids the Construction Manager intends to accept. The Owner then has the right to review the Construction Manager's list of proposed subcontractors and suppliers in consultation with the Architect and, subject to Section 9.1.1, to object to any subcontractor or supplier. Any advice of the Architect, or approval or objection by the Owner, shall not relieve the Construction Manager of its responsibility to perform the Work in accordance with the Contract Documents. The Construction Manager shall not be required to contract with anyone to whom the Construction Manager has reasonable objection.

**§ 9.1.1** When a specific subcontractor or supplier (1) is recommended to the Owner by the Construction Manager; (2) is qualified to perform that portion of the Work; and (3) has submitted a bid that conforms to the requirements of the Contract Documents without reservations or exceptions, but the Owner requires that another bid be accepted, then the

Construction Manager may require that a Change Order be issued to adjust the Guaranteed Maximum Price by the difference between the bid of the person or entity recommended to the Owner by the Construction Manager and the amount of the subcontract or other agreement actually signed with the person or entity designated by the Owner.

§ 9.2 Subcontracts or other agreements shall conform to the applicable payment provisions of this Agreement, and shall not be awarded on the basis of cost plus a fee without the Owner's prior written approval. If a subcontract is awarded on the basis of cost plus a fee, the Construction Manager shall provide in the subcontract for the Owner to receive the same audit rights with regard to the Subcontractor as the Owner receives with regard to the Construction Manager in Article 10.

#### ARTICLE 10 ACCOUNTING RECORDS

The Construction Manager shall keep full and detailed records and accounts related to the Cost of the Work, and exercise such controls, as may be necessary for proper financial management under this Contract and to substantiate all costs incurred. The accounting and control systems shall be satisfactory to the Owner. The Owner and the Owner's auditors shall, during regular business hours and upon reasonable notice, be afforded access to, and shall be permitted to audit and copy, the Construction Manager's records and accounts, including complete documentation supporting accounting entries, books, job cost reports, correspondence, instructions, drawings, receipts, subcontracts, Subcontractor's proposals, Subcontractor's invoices, purchase orders, vouchers, memoranda, and other data relating to this Contract. The Construction Manager shall preserve these records for a period of three years after final payment, or for such longer period as may be required by law.

#### ARTICLE 11 PAYMENTS FOR CONSTRUCTION PHASE SERVICES

##### § 11.1 Progress Payments

§ 11.1.1 Based upon Applications for Payment submitted to the Architect by the Construction Manager, and Certificates for Payment issued by the Architect, the Owner shall make progress payments on account of the Contract Sum, to the Construction Manager, as provided below and elsewhere in the Contract Documents.

§ 11.1.2 The period covered by each Application for Payment shall be one calendar month ending on the last day of the month, or as follows:

N/A

§ 11.1.3 Provided that an Application for Payment is received by the Architect not later than the 30th day of a month, the Owner shall make payment of the amount certified to the Construction Manager not later than the 15th day of the following month. If an Application for Payment is received by the Architect after the application date fixed above, payment of the amount certified shall be made by the Owner not later than fifteen ( 15 ) days after the Architect receives the Application for Payment.

*(Federal, state or local laws may require payment within a certain period of time.)*

§ 11.1.4 With each Application for Payment, the Construction Manager shall submit payrolls, petty cash accounts, receipted invoices or invoices with check vouchers attached, and any other evidence required by the Owner or Architect to demonstrate that payments already made by the Construction Manager on account of the Cost of the Work equal or exceed progress payments already received by the Construction Manager, plus payrolls for the period covered by the present Application for Payment, less that portion of the progress payments attributable to the Construction Manager's Fee.

§ 11.1.5 Each Application for Payment shall be based on the most recent schedule of values submitted by the Construction Manager in accordance with the Contract Documents. The schedule of values shall allocate the entire Guaranteed Maximum Price among: (1) the various portions of the Work; (2) any contingency for costs that are included in the Guaranteed Maximum Price but not otherwise allocated to another line item or included in a Change Order; and (3) the Construction Manager's Fee.

§ 11.1.5.1 The schedule of values shall be prepared in such form and supported by such data to substantiate its accuracy as the Architect may require. The schedule of values shall be used as a basis for reviewing the Construction Manager's Applications for Payment.

§ 11.1.5.2 The allocation of the Guaranteed Maximum Price under this Section 11.1.5 shall not constitute a separate guaranteed maximum price for the Cost of the Work of each individual line item in the schedule of values.

§ 11.1.5.3 When the Construction Manager allocates costs from a contingency to another line item in the schedule of values, the Construction Manager shall submit supporting documentation to the Architect.

§ 11.1.6 Applications for Payment shall show the percentage of completion of each portion of the Work as of the end of the period covered by the Application for Payment. The percentage of completion shall be the lesser of (1) the percentage of that portion of the Work which has actually been completed, or (2) the percentage obtained by dividing (a) the expense that has actually been incurred by the Construction Manager on account of that portion of the Work and for which the Construction Manager has made payment or intends to make payment prior to the next Application for Payment, by (b) the share of the Guaranteed Maximum Price allocated to that portion of the Work in the schedule of values.

§ 11.1.7 In accordance with AIA Document A201–2017 and subject to other provisions of the Contract Documents, the amount of each progress payment shall be computed as follows:

§ 11.1.7.1 The amount of each progress payment shall first include:

- .1 That portion of the Guaranteed Maximum Price properly allocable to completed Work as determined by multiplying the percentage of completion of each portion of the Work by the share of the Guaranteed Maximum Price allocated to that portion of the Work in the most recent schedule of values;
- .2 That portion of the Guaranteed Maximum Price properly allocable to materials and equipment delivered and suitably stored at the site for subsequent incorporation in the completed construction or, if approved in writing in advance by the Owner, suitably stored off the site at a location agreed upon in writing;
- .3 That portion of Construction Change Directives that the Architect determines, in the Architect's professional judgment, to be reasonably justified; and
- .4 The Construction Manager's Fee, computed upon the Cost of the Work described in the preceding Sections 11.1.7.1.1 and 11.1.7.1.2 at the rate stated in Section 6.1.2 or, if the Construction Manager's Fee is stated as a fixed sum in that Section, an amount that bears the same ratio to that fixed-sum fee as the Cost of the Work included in Sections 11.1.7.1.1 and 11.1.7.1.2 bears to a reasonable estimate of the probable Cost of the Work upon its completion.

§ 11.1.7.2 The amount of each progress payment shall then be reduced by:

- .1 The aggregate of any amounts previously paid by the Owner;
- .2 The amount, if any, for Work that remains uncorrected and for which the Architect has previously withheld a Certificate for Payment as provided in Article 9 of AIA Document A201–2017;
- .3 Any amount for which the Construction Manager does not intend to pay a Subcontractor or material supplier, unless the Work has been performed by others the Construction Manager intends to pay;
- .4 For Work performed or defects discovered since the last payment application, any amount for which the Architect may withhold payment, or nullify a Certificate of Payment in whole or in part, as provided in Article 9 of AIA Document A201–2017;
- .5 The shortfall, if any, indicated by the Construction Manager in the documentation required by Section 11.1.4 to substantiate prior Applications for Payment, or resulting from errors subsequently discovered by the Owner's auditors in such documentation; and
- .6 Retainage withheld pursuant to Section 11.1.8.

#### § 11.1.8 Retainage

§ 11.1.8.1 For each progress payment made prior to Substantial Completion of the Work, the Owner may withhold the following amount, as retainage, from the payment otherwise due:

*(Insert a percentage or amount to be withheld as retainage from each Application for Payment. The amount of retainage may be limited by governing law.)*

#### (5%) Five Percent

§ 11.1.8.1.1 The following items are not subject to retainage:

*(Insert any items not subject to the withholding of retainage, such as general conditions, insurance, etc.)*

**Stored materials when appropriate insurance certificates are provided, building permits, insurances, and bonds.**

§ 11.1.8.2 Reduction or limitation of retainage, if any, shall be as follows:



*(If the retainage established in Section 11.1.8.1 is to be modified prior to Substantial Completion of the entire Work, insert provisions for such modification.)*

**Final retainage is to be paid when closeout documents are approved, including but not limited to lien waivers, submittals, and executed warranties.**

§ 11.1.8.3 Except as set forth in this Section 11.1.8.3, upon Substantial Completion of the Work, the Construction Manager may submit an Application for Payment that includes the retainage withheld from prior Applications for Payment pursuant to this Section 11.1.8. The Application for Payment submitted at Substantial Completion shall not include retainage as follows:

*(Insert any other conditions for release of retainage, such as upon completion of the Owner's audit and reconciliation, upon Substantial Completion.)*

**Retainage will be withheld in the amount equal to to work left to be completed at substantial completion; as determined by the Architect.**

§ 11.1.9 If final completion of the Work is materially delayed through no fault of the Construction Manager, the Owner shall pay the Construction Manager any additional amounts in accordance with Article 9 of AIA Document A201–2017.

§ 11.1.10 Except with the Owner's prior written approval, the Construction Manager shall not make advance payments to suppliers for materials or equipment which have not been delivered and suitably stored at the site.

§ 11.1.11 The Owner and the Construction Manager shall agree upon a mutually acceptable procedure for review and approval of payments to Subcontractors, and the percentage of retainage held on Subcontracts, and the Construction Manager shall execute subcontracts in accordance with those agreements.

§ 11.1.12 In taking action on the Construction Manager's Applications for Payment the Architect shall be entitled to rely on the accuracy and completeness of the information furnished by the Construction Manager, and such action shall not be deemed to be a representation that (1) the Architect has made a detailed examination, audit, or arithmetic verification, of the documentation submitted in accordance with Section 11.1.4 or other supporting data; (2) that the Architect has made exhaustive or continuous on-site inspections; or (3) that the Architect has made examinations to ascertain how or for what purposes the Construction Manager has used amounts previously paid on account of the Contract. Such examinations, audits, and verifications, if required by the Owner, will be performed by the Owner's auditors acting in the sole interest of the Owner.

## § 11.2 Final Payment

§ 11.2.1 Final payment, constituting the entire unpaid balance of the Contract Sum, shall be made by the Owner to the Construction Manager when

- .1 the Construction Manager has fully performed the Contract, except for the Construction Manager's responsibility to correct Work as provided in Article 12 of AIA Document A201–2017, and to satisfy other requirements, if any, which extend beyond final payment;
- .2 the Construction Manager has submitted a final accounting for the Cost of the Work and a final Application for Payment; and
- .3 a final Certificate for Payment has been issued by the Architect in accordance with Section 11.2.2.2.

§ 11.2.2 Within 30 days of the Owner's receipt of the Construction Manager's final accounting for the Cost of the Work, the Owner shall conduct an audit of the Cost of the Work or notify the Architect that it will not conduct an audit.

§ 11.2.2.1 If the Owner conducts an audit of the Cost of the Work, the Owner shall, within 10 days after completion of the audit, submit a written report based upon the auditors' findings to the Architect.

§ 11.2.2.2 Within seven days after receipt of the written report described in Section 11.2.2.1, or receipt of notice that the Owner will not conduct an audit, and provided that the other conditions of Section 11.2.1 have been met, the Architect will either issue to the Owner a final Certificate for Payment with a copy to the Construction Manager, or notify the Construction Manager and Owner in writing of the Architect's reasons for withholding a certificate as provided in Article 9 of AIA Document A201–2017. The time periods stated in this Section 11.2.2 supersede those stated in Article 9 of AIA

Document A201–2017. The Architect is not responsible for verifying the accuracy of the Construction Manager’s final accounting.

§ 11.2.2.3 If the Owner’s auditors’ report concludes that the Cost of the Work, as substantiated by the Construction Manager’s final accounting, is less than claimed by the Construction Manager, the Construction Manager shall be entitled to request mediation of the disputed amount without seeking an initial decision pursuant to Article 15 of AIA Document A201–2017. A request for mediation shall be made by the Construction Manager within 30 days after the Construction Manager’s receipt of a copy of the Architect’s final Certificate for Payment. Failure to request mediation within this 30-day period shall result in the substantiated amount reported by the Owner’s auditors becoming binding on the Construction Manager. Pending a final resolution of the disputed amount, the Owner shall pay the Construction Manager the amount certified in the Architect’s final Certificate for Payment.

§ 11.2.3 The Owner’s final payment to the Construction Manager shall be made no later than 30 days after the issuance of the Architect’s final Certificate for Payment, or as follows:

N/A

§ 11.2.4 If, subsequent to final payment, and at the Owner’s request, the Construction Manager incurs costs, described in Sections 7.1 through 7.7, and not excluded by Section 7.9, to correct defective or nonconforming Work, the Owner shall reimburse the Construction Manager for such costs, and the Construction Manager’s Fee applicable thereto, on the same basis as if such costs had been incurred prior to final payment, but not in excess of the Guaranteed Maximum Price. If adjustments to the Contract Sum are provided for in Section 6.1.7, the amount of those adjustments shall be recalculated, taking into account any reimbursements made pursuant to this Section 11.2.4 in determining the net amount to be paid by the Owner to the Construction Manager.

### § 11.3 Interest

Payments due and unpaid under the Contract shall bear interest from the date payment is due at the rate stated below, or in the absence thereof, at the legal rate prevailing from time to time at the place where the Project is located.

*(Insert rate of interest agreed upon, if any.)*

6 % per annum

## ARTICLE 12 DISPUTE RESOLUTION

### § 12.1 Initial Decision Maker

§ 12.1.1 Any Claim between the Owner and Construction Manager shall be resolved in accordance with the provisions set forth in this Article 12 and Article 15 of A201–2017. However, for Claims arising from or relating to the Construction Manager’s Preconstruction Phase services, no decision by the Initial Decision Maker shall be required as a condition precedent to mediation or binding dispute resolution, and Section 12.1.2 of this Agreement shall not apply.

§ 12.1.2 The Architect will serve as the Initial Decision Maker pursuant to Article 15 of AIA Document A201–2017 for Claims arising from or relating to the Construction Manager’s Construction Phase services, unless the parties appoint below another individual, not a party to the Agreement, to serve as the Initial Decision Maker.

*(If the parties mutually agree, insert the name, address and other contact information of the Initial Decision Maker, if other than the Architect.)*

N/A

### § 12.2 Binding Dispute Resolution

For any Claim subject to, but not resolved by mediation pursuant to Article 15 of AIA Document A201–2017, the method of binding dispute resolution shall be as follows:

*(Check the appropriate box.)*

☐ Arbitration pursuant to Article 15 of AIA Document A201–2017

[ X ] Litigation in a court of competent jurisdiction

[ ] Other: *(Specify)*

If the Owner and Construction Manager do not select a method of binding dispute resolution, or do not subsequently agree in writing to a binding dispute resolution method other than litigation, Claims will be resolved by litigation in a court of competent jurisdiction.

## ARTICLE 13 TERMINATION OR SUSPENSION

### § 13.1 Termination Prior to Execution of the Guaranteed Maximum Price Amendment

§ 13.1.1 If the Owner and the Construction Manager do not reach an agreement on the Guaranteed Maximum Price, the Owner may terminate this Agreement upon not less than seven days' written notice to the Construction Manager, and the Construction Manager may terminate this Agreement, upon not less than seven days' written notice to the Owner.

§ 13.1.2 In the event of termination of this Agreement pursuant to Section 13.1.1, the Construction Manager shall be compensated for Preconstruction Phase services and Work performed prior to receipt of a notice of termination, in accordance with the terms of this Agreement. In no event shall the Construction Manager's compensation under this Section exceed the compensation set forth in Section 5.1.

§ 13.1.3 Prior to the execution of the Guaranteed Maximum Price Amendment, the Owner may terminate this Agreement upon not less than seven days' written notice to the Construction Manager for the Owner's convenience and without cause, and the Construction Manager may terminate this Agreement, upon not less than seven days' written notice to the Owner, for the reasons set forth in Article 14 of A201–2017.

§ 13.1.4 In the event of termination of this Agreement pursuant to Section 13.1.3, the Construction Manager shall be equitably compensated for Preconstruction Phase services and Work performed prior to receipt of a notice of termination. In no event shall the Construction Manager's compensation under this Section exceed the compensation set forth in Section 5.1.

§ 13.1.5 If the Owner terminates the Contract pursuant to Section 13.1.3 after the commencement of the Construction Phase but prior to the execution of the Guaranteed Maximum Price Amendment, the Owner shall pay to the Construction Manager an amount calculated as follows, which amount shall be in addition to any compensation paid to the Construction Manager under Section 13.1.4:

- .1 Take the Cost of the Work incurred by the Construction Manager to the date of termination;
- .2 Add the Construction Manager's Fee computed upon the Cost of the Work to the date of termination at the rate stated in Section 6.1 or, if the Construction Manager's Fee is stated as a fixed sum in that Section, an amount that bears the same ratio to that fixed-sum Fee as the Cost of the Work at the time of termination bears to a reasonable estimate of the probable Cost of the Work upon its completion; and
- .3 Subtract the aggregate of previous payments made by the Owner for Construction Phase services.

§ 13.1.6 The Owner shall also pay the Construction Manager fair compensation, either by purchase or rental at the election of the Owner, for any equipment owned by the Construction Manager that the Owner elects to retain and that is not otherwise included in the Cost of the Work under Section 13.1.5.1. To the extent that the Owner elects to take legal assignment of subcontracts and purchase orders (including rental agreements), the Construction Manager shall, as a condition of receiving the payments referred to in this Article 13, execute and deliver all such papers and take all such steps, including the legal assignment of such subcontracts and other contractual rights of the Construction Manager, as the Owner may require for the purpose of fully vesting in the Owner the rights and benefits of the Construction Manager under such subcontracts or purchase orders. All Subcontracts, purchase orders and rental agreements entered into by the Construction Manager will contain provisions allowing for assignment to the Owner as described above.

§ 13.1.6.1 If the Owner accepts assignment of subcontracts, purchase orders or rental agreements as described above, the Owner will reimburse or indemnify the Construction Manager for all costs arising under the subcontract, purchase order or rental agreement, if those costs would have been reimbursable as Cost of the Work if the contract had not been terminated. If the Owner chooses not to accept assignment of any subcontract, purchase order or rental agreement that would have constituted a Cost of the Work had this agreement not been terminated, the Construction Manager will

terminate the subcontract, purchase order or rental agreement and the Owner will pay the Construction Manager the costs necessarily incurred by the Construction Manager because of such termination.

## **§ 13.2 Termination or Suspension Following Execution of the Guaranteed Maximum Price Amendment**

### **§ 13.2.1 Termination**

The Contract may be terminated by the Owner or the Construction Manager as provided in Article 14 of AIA Document A201–2017.

### **§ 13.2.2 Termination by the Owner for Cause**

**§ 13.2.2.1** If the Owner terminates the Contract for cause as provided in Article 14 of AIA Document A201–2017, the amount, if any, to be paid to the Construction Manager under Article 14 of AIA Document A201–2017 shall not cause the Guaranteed Maximum Price to be exceeded, nor shall it exceed an amount calculated as follows:

- .1** Take the Cost of the Work incurred by the Construction Manager to the date of termination;
- .2** Add the Construction Manager's Fee, computed upon the Cost of the Work to the date of termination at the rate stated in Section 6.1 or, if the Construction Manager's Fee is stated as a fixed sum in that Section, an amount that bears the same ratio to that fixed-sum Fee as the Cost of the Work at the time of termination bears to a reasonable estimate of the probable Cost of the Work upon its completion;
- .3** Subtract the aggregate of previous payments made by the Owner; and
- .4** Subtract the costs and damages incurred, or to be incurred, by the Owner under Article 14 of AIA Document A201–2017.

**§ 13.2.2.2** The Owner shall also pay the Construction Manager fair compensation, either by purchase or rental at the election of the Owner, for any equipment owned by the Construction Manager that the Owner elects to retain and that is not otherwise included in the Cost of the Work under Section 13.2.2.1.1. To the extent that the Owner elects to take legal assignment of subcontracts and purchase orders (including rental agreements), the Construction Manager shall, as a condition of receiving the payments referred to in this Article 13, execute and deliver all such papers and take all such steps, including the legal assignment of such subcontracts and other contractual rights of the Construction Manager, as the Owner may require for the purpose of fully vesting in the Owner the rights and benefits of the Construction Manager under such subcontracts or purchase orders.

### **§ 13.2.3 Termination by the Owner for Convenience**

If the Owner terminates the Contract for convenience in accordance with Article 14 of AIA Document A201–2017, then the Owner shall pay the Construction Manager a termination fee as follows:

*(Insert the amount of or method for determining the fee, if any, payable to the Construction Manager following a termination for the Owner's convenience.)*

**Construction Manager shall be paid for all construction work completed on the project, materials and supplies that have been secured for project, and costs associated with the demobilization of the site. Construction Manager shall provide itemized billing for all costs claimed due.**

## **§ 13.3 Suspension**

The Work may be suspended by the Owner as provided in Article 14 of AIA Document A201–2017; in such case, the Guaranteed Maximum Price and Contract Time shall be increased as provided in Article 14 of AIA Document A201–2017, except that the term "profit" shall be understood to mean the Construction Manager's Fee as described in Sections 6.1 and 6.3.5 of this Agreement.

## **ARTICLE 14 MISCELLANEOUS PROVISIONS**

**§ 14.1** Terms in this Agreement shall have the same meaning as those in A201–2017. Where reference is made in this Agreement to a provision of AIA Document A201–2017 or another Contract Document, the reference refers to that provision as amended or supplemented by other provisions of the Contract Documents.

### **§ 14.2 Successors and Assigns**

**§ 14.2.1** The Owner and Construction Manager, respectively, bind themselves, their partners, successors, assigns and legal representatives to covenants, agreements, and obligations contained in the Contract Documents. Except as provided in Section 14.2.2 of this Agreement, and in Section 13.2.2 of A201–2017, neither party to the Contract shall assign the Contract as a whole without written consent of the other. If either party attempts to make an assignment without such consent, that party shall nevertheless remain legally responsible for all obligations under the Contract.

§ 14.2.2 The Owner may, without consent of the Construction Manager, assign the Contract to a lender providing construction financing for the Project, if the lender assumes the Owner's rights and obligations under the Contract Documents. The Construction Manager shall execute all consents reasonably required to facilitate the assignment.

### § 14.3 Insurance and Bonds

#### § 14.3.1 Preconstruction Phase

The Construction Manager shall maintain the following insurance for the duration of the Preconstruction Services performed under this Agreement. If any of the requirements set forth below exceed the types and limits the Construction Manager normally maintains, the Owner shall reimburse the Construction Manager for any additional cost.

§ 14.3.1.1 Commercial General Liability with policy limits of not less than **One Million Dollars and Zero Cents (\$ 1,000,000.00 )** for each occurrence and **Two Million Dollars and Zero Cents (\$ 2,000,000.00 )** in the aggregate for bodily injury and property damage.

§ 14.3.1.2 Automobile Liability covering vehicles owned, and non-owned vehicles used, by the Construction Manager with policy limits of not less than **One Million Dollars and Zero Cents (\$ 1,000,000.00 )** per accident for bodily injury, death of any person, and property damage arising out of the ownership, maintenance and use of those motor vehicles, along with any other statutorily required automobile coverage.

§ 14.3.1.3 The Construction Manager may achieve the required limits and coverage for Commercial General Liability and Automobile Liability through a combination of primary and excess or umbrella liability insurance, provided that such primary and excess or umbrella liability insurance policies result in the same or greater coverage as the coverages required under Sections 14.3.1.1 and 14.3.1.2, and in no event shall any excess or umbrella liability insurance provide narrower coverage than the primary policy. The excess policy shall not require the exhaustion of the underlying limits only through the actual payment by the underlying insurers.

§ 14.3.1.4 Workers' Compensation at statutory limits and Employers Liability with policy limits not less than **One Million Dollars & Zero Cents (\$ 1,000,000.00 )** each accident, **One Million Dollars & Zero Cents (\$ 1,000,000.00 )** each employee, and **One Million Dollars & Zero Cents (\$ 1,000,000.00 )** policy limit.

§ 14.3.1.5 Professional Liability covering negligent acts, errors and omissions in the performance of professional services, with policy limits of not less than **One Million Dollars & Zero Cents (\$ 1,000,000.00 )** per claim and **Two Million Dollars & Zero Cents (\$ 2,000,000.00 )** in the aggregate.

#### § 14.3.1.6 Other Insurance

*(List below any other insurance coverage to be provided by the Construction Manager and any applicable limits.)*

| Coverage | Limits |
|----------|--------|
| N/A      |        |

§ 14.3.1.7 **Additional Insured Obligations.** To the fullest extent permitted by law, the Construction Manager shall cause the primary and excess or umbrella policies for Commercial General Liability and Automobile Liability to include the Owner as an additional insured for claims caused in whole or in part by the Construction Manager's negligent acts or omissions. The additional insured coverage shall be primary and non-contributory to any of the Owner's insurance policies and shall apply to both ongoing and completed operations.

§ 14.3.1.8 The Construction Manager shall provide certificates of insurance to the Owner that evidence compliance with the requirements in this Section 14.3.1.

#### § 14.3.2 Construction Phase

After execution of the Guaranteed Maximum Price Amendment, the Owner and the Construction Manager shall purchase and maintain insurance as set forth in AIA Document A133™-2019, Standard Form of Agreement Between Owner and Construction Manager as Constructor where the basis of payment is the Cost of the Work Plus a Fee with a Guaranteed Maximum Price, Exhibit B, Insurance and Bonds, and elsewhere in the Contract Documents.

§ 14.3.2.1 The Construction Manager shall provide bonds as set forth in AIA Document A133™–2019 Exhibit B, and elsewhere in the Contract Documents.

§ 14.4 Notice in electronic format, pursuant to Article 1 of AIA Document A201–2017, may be given in accordance with a building information modeling exhibit, if completed, or as otherwise set forth below:  
(If other than in accordance with a building information modeling exhibit, insert requirements for delivering notice in electronic format such as name, title, and email address of the recipient and whether and how the system will be required to generate a read receipt for the transmission.)

N/A

§ 14.5 Other provisions:

N/A

## ARTICLE 15 SCOPE OF THE AGREEMENT

§ 15.1 This Agreement represents the entire and integrated agreement between the Owner and the Construction Manager and supersedes all prior negotiations, representations or agreements, either written or oral. This Agreement may be amended only by written instrument signed by both Owner and Construction Manager.

§ 15.2 The following documents comprise the Agreement:

- .1 AIA Document A133™–2019, Standard Form of Agreement Between Owner and Construction Manager as Constructor where the basis of payment is the Cost of the Work Plus a Fee with a Guaranteed Maximum Price
- .2 AIA Document A133™–2019, Exhibit A, Guaranteed Maximum Price Amendment, if executed
- .3 AIA Document A133™–2019, Exhibit B, Insurance and Bonds
- .4 AIA Document A201™–2017, General Conditions of the Contract for Construction
- .5 Building Information Modeling Exhibit, if completed:

N/A

- .6 Other Exhibits:  
(Check all boxes that apply.)

☐ AIA Document E234™–2019, Sustainable Projects Exhibit, Construction Manager as Constructor Edition, dated as indicated below:  
(Insert the date of the E234–2019 incorporated into this Agreement.)

☒ Supplementary and other Conditions of the Contract:

| Document             | Title                                               | Date | Pages |
|----------------------|-----------------------------------------------------|------|-------|
| AIA – A201 – 2017    | General Conditions of the Contract for Construction |      | 40    |
| Spec Section 00 7300 | Supplementary Conditions                            |      | 6     |

- .7 Other documents, if any, listed below:  
(List here any additional documents that are intended to form part of the Contract Documents. AIA Document A201–2017 provides that the advertisement or invitation to bid, Instructions to Bidders, sample forms, the Construction Manager's bid or proposal, portions of Addenda relating to bidding or proposal requirements, and other information furnished by the Owner in anticipation of receiving bids or proposals, are not part of the Contract Documents unless enumerated in this Agreement. Any such documents should be listed here only if intended to be part of the Contract Documents.)

**Documents issued for the solicitation of the bids on the Trade Packages, including but not limited to Construction Drawings, Specifications, and Addenda.**

This Agreement is entered into as of the day and year first written above.

\_\_\_\_\_  
**OWNER** *(Signature)*

**Mayor Harold Copenhavor**  
*(Printed name and title)*

\_\_\_\_\_  
**CONSTRUCTION MANAGER** *(Signature)*

**Kevin Bailey, President**  
*(Printed name and title)*

Init.

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User Notes:

(2020552529)



**2307 Congress Cove Jonesboro, AR 72401**

**COMPENSATION PROPOSAL LETTER**

October 27, 2025

Mayor Harold Copenhaver  
City of Jonesboro  
300 S. Church Street  
Jonesboro, Ar. 72401

**RE: Request for Proposal for Construction Management Services**

Mayor Copenhaver,

Please accept this Compensation Proposal Letter as a Bid for your Request for Proposal for Construction Management Services.

Based on the knowledge gained from a quick glance of the Schematic Design Plans, Bailey Contractors proposes a Construction Management fee of 5.0% of the GMP project cost.

Bailey Contractors has completed projects of this size and based on that experience we estimate General Conditions will average \$19,000-\$21,000 per month.

**Items included in the Monthly General Conditions:**

- Full-time On-site Project Superintendent
- Project Manager
- Temporary Toilets
- Superintendents Truck Expenses
- Superintendents Mobile Phone
- Mobilization
- Blueprint Production cost
- Safety Compliance/Materials
- First Aid Supplies
- Temporary Fencing/Barricades
- Project Sign
- Jobsite Cleaning - Progressive
- Project Unit Rough/Final Clean



- Trash Removal – Dumpster
- Dump Permit and Fees

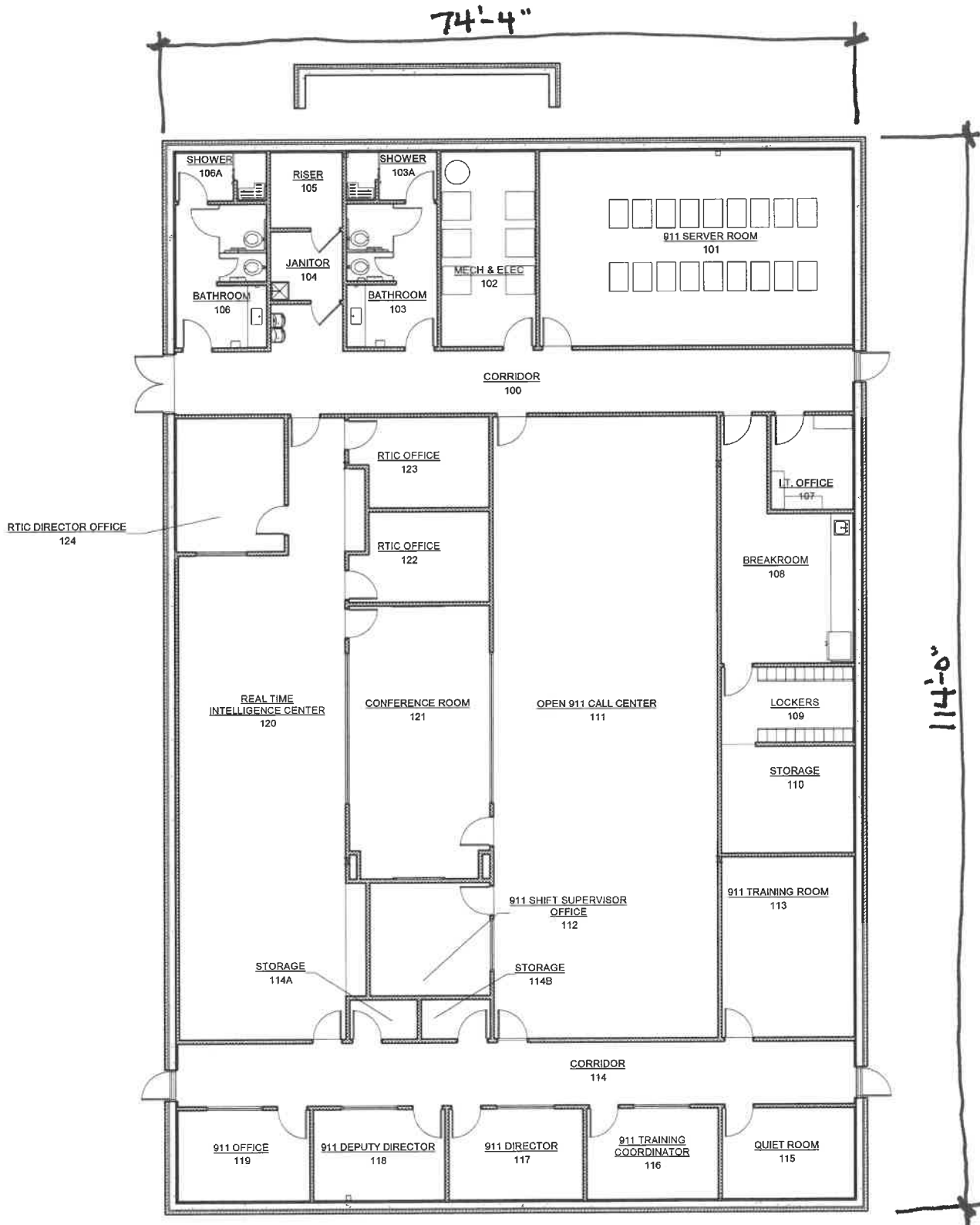
Other direct job costs will be determined upon delivery of the GMP. They will include Insurances (general liability, builders' risk, bonds, & owners OCP coverage), special inspections, permits, site layout, and any owner's contingences.

Bailey Contractors takes extraordinary pride in our ability and thoroughness to complete these services in a professional and timely manner.

We appreciate the opportunity to be member of the management team on this wonderful project.

Sincerely,

  
Kevin Bailey, President  
Bailey Contractors, Inc.

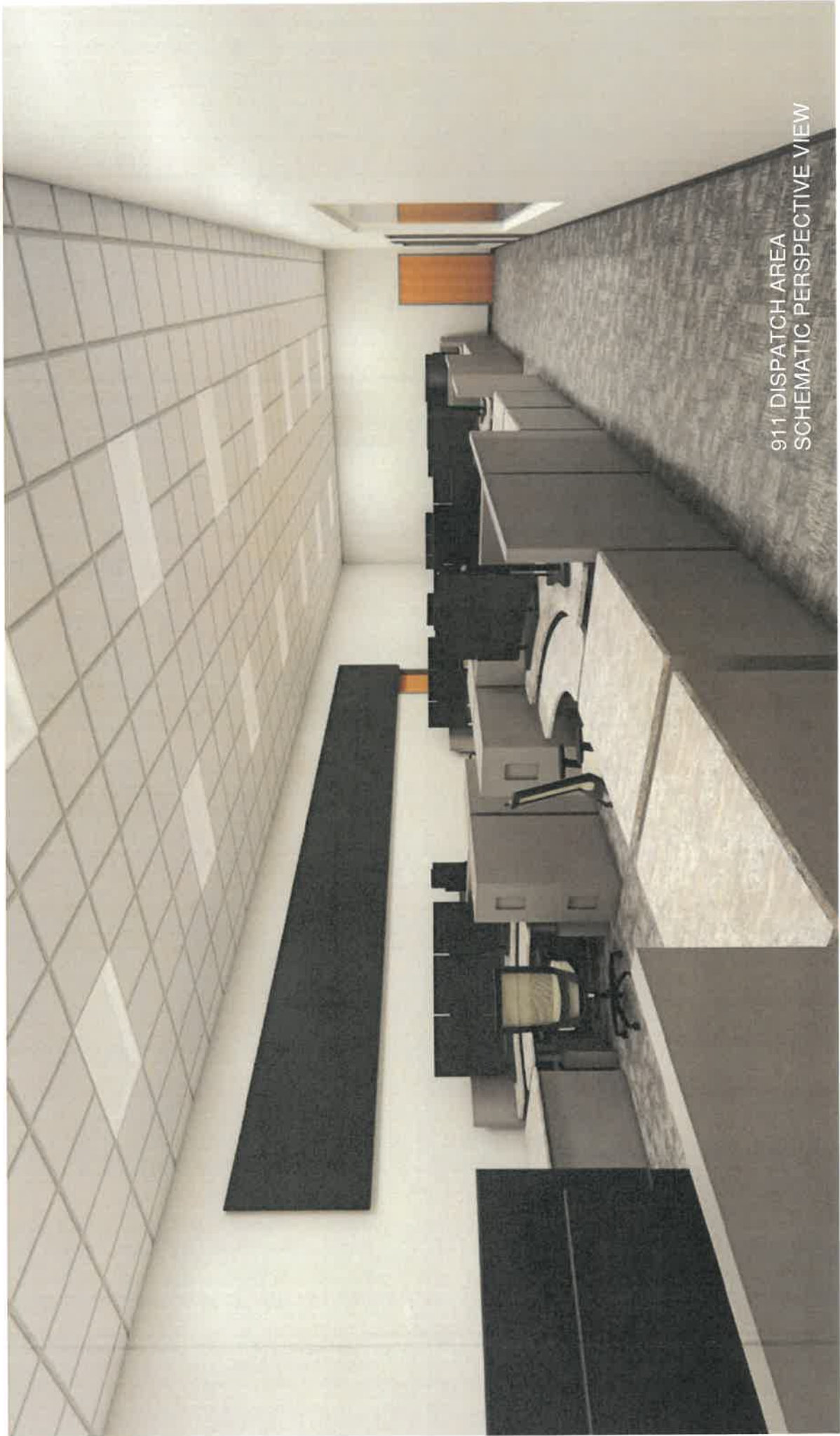


FLOOR PLAN  
NTS.

8,500 SF +/-



REAL TIME CRIME CENTER  
SCHEMATIC PERSPECTIVE VIEW



911 DISPATCH AREA  
SCHEMATIC PERSPECTIVE VIEW



**Date:** September 5, 2025

**Project:** Proposed 911 & Real Time Crime Center:  
Jonesboro Police Department/City of Jonesboro  
Jonesboro, Arkansas

#2509

## MEETING MINUTES – LAYOUT & SITE

Refer to attached sign in sheet

The intent of this meeting is to review the most current architectural plan and site options

### ■ GENERAL

- a. Cameras will likely be installed by Critical Edge. Power and data will be provided at the desired camera locations for Critical Edge to connect to.
- b. Access to doors in the building will be handled by "OpenPath" (owned by Motorola). Hardwire to door.
- c. The building will utilize 6 pairs of single-mode fiber to provide internet
- d. No projector needed in RTIC
- e. Shades are likely needed for the conference room windows to control privacy when needed.

### ■ ACCESS FLOOR

- a. There will be 3 4" conduits running beneath the access floors to run cables to each station in the 911 area. Likewise, there will be 3 4" conduits running beneath the floor directly to the RTIC area.
- b. Refer to floor plans for marked up conduit locations.
- c. Floor jacks will be required in the RTIC area with covers. Some stations will be reused and some will be new.
- d. Plywood subfloor/ and light gauge framing likely a more economical solution than floor panels in areas of future expansion.

### ■ SERVER ROOM

- a. Inline cooling system is desired for the server room
  - i. Figure out if this is provided by contractor or owner as well as the UPS system
  - ii. Liebert is preferred brand for this mechanical system.
- b. Contractor furnished technology and specifications
  - i. Contractor to pull all data cabling. Contractor to terminate in the room and at the rack.
  - ii. Jack type - CommScope 550Hz CAT 6, 48 port, jack style. A spare patch panel should also be provided, unless there are 10 open ports.
  - iii. Jason Ratliff will provide us the necessary specs for the equipment he would like.
  - iv. Jason will send info on patch panels





- c. 3 4-post server racks would be desired, with the rest of the spots being used by 2-post racks. (current IT at 911 includes (1) 4 post and (7) 2 post racks.
  - i. The 4-post racks need to be accessible from all sides, but the 2-post server racks can be placed next to each other.
  - ii. 4 post rack – 19" (42U).
- d. Owner furnished technology and specifications
  - i. Owner to provide switches.
  - ii. Owner to provide security cameras. (provide through Critical Edge?)
  - iii. Owner will handle the panel connections.

#### ■ CABLING/CABLE PATHING

- a. We will provide a data cabling map and labels
- b. Each jack to have (2) RED and (1) BLUE CAT 6 in each box.
- c. There should be 2 WiFi access points, one located in the north corridor and one in the south corridor. These will be YELLOW cables bc this is an outside network. Provide 5'-0" of slack at this location.
- d. Security cameras will utilize GRAY CAT6 cables. Provide 5'-0" of slack at this location.
- e. Displays on wall should have outlets at similar heights to the monitors so that they can be concealed by them. They require coaxial cables and RED CAT6 cables.
  - i. Conference room displays need ethernet in addition
    - 1. One will be for RTIC and one will be for 911
    - 2. There also needs to be a phone in this room with a BLUE CAT6 cable.
    - 3. Needs the ability to hook up laptops, plug in USB, etc.

#### ■ LAYOUT CHANGES

- a. It was requested that a door near the south end of the RTIC room be removed so they can set up drone pilot stations there without worrying about cross-traffic.
  - i. After some discussion, we also earmarked the possibility of moving the door to one side of the room and making it code-locked so only RTIC staff could use it. This would keep this room from being so long and narrow.
- b. The I.T. office is not in an ideal location. It was suggested to put the I.T. room on the end of that line of rooms, where the break room is now, and everything else shifts south.
  - i. There will be a full-time I.T. Director occupying this room
  - ii. Needs to include a work table/bench for hardware maintenance.
- c. Displays are desired on each end of the conference room, along with keyboard and mouse and requisite millwork.
  - i. The conference room also needs to be able to control sound from traveling between 911 and RTIC so that sensitive information isn't overheard by the wrong people.
  - ii. Displays will be owner furnished.
- d. RTIC needs 2-3 radios to communicate with on-duty officers, and the supervisor's office needs its own as well.
  - i. Travis Williams in the contact for these radio systems
  - ii. Need for signal boosters?
- e. Add space for 2 copiers in 911 dispatch area.
- f. Need to coordinate furniture systems with hook ups in RTIC.
  - i. Some furniture will be new, some reused. Needs to be coordinated.



## ■ ACTION ITEMS

- a. There will be a future meeting where I.T. will meet with architect/engineers to discuss specific locations of necessary items.
- b. City I.T. will send spec info on specific systems they would like to be used.
- c. City I.T. will provide a server room layout diagram for locations and configurations of IT racks.
- d. Jason R. will provide information on patch panels.
- e. Ronnie to provide detailed equipment specs and furniture needs.
- f. City will review and note required camera locations
- g. In future meetings, discuss conduit needs and conductivity to existing facilities.



**Date:** September 27, 2023

**Project:** Spatial Study (911 and Real Time Crime Center):  
City of Jonesboro  
Jonesboro, Arkansas

**#2322**

## MEETING MINUTES – E911 Emergency

Ronnie Sturch – 911 Emergency Director

Mellenee Bennett - 911 Training

Craig Light – (Chief Engineer) City of Jonesboro

Kyle Cook – Brackett-Krennerich

### ■ GENERAL DISCUSSION ITEMS

#### 911 and Emergency

1. Administrative Offices:
  - (1) Directors Office
  - (1) Deputy Directors Office
  - (5) Supervisor Staff Offices
2. Training Room:
  - Used once a month for large gatherings and daily for small training sessions.
  - Regional training would take place in this space.
  - City training for 5 days.
3. Breakroom/Restrooms:
  - Locate Between 911 and Real Time Crime
4. Dispatch:
  - Need separation between dispatch and real time crime center with administrative space and shared space between.
  - Facilities need to be constructed as a safe shelter.
  - Work occurs in three shifts.
  - Currently have 7 positions (3 shifts) – approved for (22) currently; Need 14 minimum in 20 years. Running (4) per shift right now; Ideally would have 6 to 7.
  - Only the dispatch areas needs to be hardened.
  - Need a gated type parking for dispatch b/w folks come and go at all hours.
  - Secured doors for ACIC.
  - Raised access floor in this area and IT room.
  - Liebert (in line cooling) system need for IT room.
  - Generator required. Current It space is approx.. 12' x 22'.





5. Quiet Room:

- o Space to relax for 20 minute breaks. 10'x12' room.
- o Recliner/relax. Elliptical or exercise.

**Real Time Crime Center** (Notes from Craig and Lynn Waterworth)

6. Administrative:

- o Small Conference Room – (12 persons)
- o (2) Offices looking into RTC.

7. Breakroom/Restrooms:

- o Share with 911 Emergency

8. Real Time Crime Center:

- o (6) Analysts similar in size to 911 workstation areas.
- o Independent server room needed.
- o Small video conf. room for detectives to review video.

9. Additional Items:

- o Good facility examples – Springfield, Paragould, Critt. County, and Memphis.
- o Review IT and technology needs with Jason Ratliff.
- o 2 Sets of Men's and Women's Restrooms needed w/ shower.
- o APCO – National Organization for Dispatchers. They determine # of staff needed for call volume. JB has third largest call volume in the state.
- o Review formulas for growth.
- o SF and cost estimate needed for possible bond.
- o Mr. Sturch provided a layout of the existing workstations for 911 for reference.



**Date:** August 28, 2025

**Project:** Proposed 911 & Real Time Crime Center:  
Jonesboro Police Department/City of Jonesboro  
Jonesboro, Arkansas

#2509

## MEETING MINUTES – LAYOUT & SITE

Refer to attached sign in sheet

The intent of this meeting is to review the most current architectural plan and site options

### ■ FLOOR PLAN LAYOUT

1. BKA suggested hardening the entire building bc most of the space is dedicated to 911 and this has to be hardened anyway. This would be most economical.
2. Refer to attached floor plan for additional notes.

#### 3. 911 Space

- Ceiling in area of workstations would be at least 12'-8" up to 14'-0" based on budget. BKA will work to get this ceiling height as high as possible to allow monitors to be most visible high on the wall.
- All stations in this area and future stations will be at the same floor level. There will not be any stations elevated higher.
- Rooms located to the side of this room need to be "expendable" or relocated in the future to allow for expansion of this area.
- The area of the workstations will be above an accessible floor that has a 1'-0" +/- cavity.
- These stations will be walled off and secured from other areas of the facility. Doors to this area will have access control. However, there will not be any walls between the workstation areas. Sound does need to be addressed from station to station for dispatchers but this most likely could occur with acoustical panels localized at each station.
- The doors at the "adjoining" conference room need to be offset to eliminate/reduce easy access between RTTC and 911 area.  
75" monitors will be used on video wall.
- 30-35 metal lockers are needed for staff. These need to be a little larger than 12"x36" and can be double stacked.
- Stations were purchased through "Zybix"
- The project generator should be sized for the entire building. There would be very little that could be taken off, so better to simply size everything.
- Server room should not be reduced in size.



#### 4. Real Time Crime (RTCC)

- This area is preferred to be enclosed from surrounding hallways.
- Would like to see linear stations lined up viewing the video wall similar to a classroom.
- This space will be split into 2 areas (70% for stations / 30% for workstations (cubical) for detectives and those officers coming in; as well as Donna.
- This space gets a lot of officer foot traffic looking to pull videos. This is a more collaborative space with folks talking to one another during process.
- 2 Work Stations + 6 -8 Video Stations needed. David does not see this space expanding larger in the future due to technology. If anything, this space will become smaller/ "leaner" over time.

### ■ SITE CONSIDERATIONS / LOCATIONS

1. The group discussed site related items such as grading, drainage, utilities, zoning, tower build, and pricing.

#### 2. Caraway Road

- This is currently zoned C3 (there is not benefit to changing this zoning to C1 or C3)
- Proposed Parker property is zoned C3. Will have to seek a variance from BZA for lot coverage for the proposed.
- City pricing items – Property acquisition, entry drive improvements
- BKA pricing items – Building, Site Improvements, Drainage

#### 3. Downtown Washington

- This is currently zoned C1 (allowing 100% coverage and no parking requirements) under current police
- Currently C2 zoning under justice building (allowing 50% lot coverage/setbacks). Will need to rezone through MAPC/City Council.
- Downtown Development Code – Craig, should not be a problem.
- City pricing items – Demo of existing buildings, demo of sitework to take down to dirt. (Shannon Kee). Price and/or confirm drainage pipe required to run north/south across the site. Current pipe brick?
- BKA pricing items – Building, Site Improvements, Drainage

### ■ ACTION ITEMS

- a. Ronnie/David Mc. Will send info on furniture, equipment and assist in layout discussions.
- b. City to provide any owner furnished items
- c. BKA will provide updated site plans for both sites tomorrow to Easley/Craig.
- d. Goal of team is to have site analysis including costs complete by September 12 for



# City of Jonesboro

300 S. Church Street  
Jonesboro, AR 72401

## Text File

File Number: RES-25:163

**Agenda Date:**

**Version:** 1

**Status:** Recommended to  
Council

**In Control:** Finance & Administration Council Committee

**File Type:** Resolution

RESOLUTION BY THE CITY COUNCIL OF THE CITY OF JONESBORO, ARKANSAS,  
FOR THE CITY OF JONESBORO TO ENTER INTO AN AGREEMENT WITH THE  
NORTHEAST ARKANSAS INDUSTRIAL DEVELOPMENT COMMISSION (NAIDC) FOR  
FUNDING OF ECONOMIC DEVELOPMENT SERVICES

WHEREAS, NAIDC was established under ORD-86:1557 to oversee the expenditure of public funds directed to industrial development and to promote economic development; and

WHEREAS, the City of Jonesboro appoints four members to the NAIDC of the total of seven; and

WHEREAS, the annually adopted budget for the City of Jonesboro currently includes funding for Industrial Development in the General-Outside Agencies Fund and for NEA Development in the Capital Improvements-Other/Annual Obligations Fund, for a combined total amount of \$338,500; and

WHEREAS, no increase is proposed for year 2 of this agreement with the same allocation slated for inclusion in the 2026 budget; and

WHEREAS, the terms and conditions of services provided by the NAIDC are defined in the attached agreement.

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

The Mayor and City Clerk are hereby authorized to execute said agreement.

## **Agreement**

THIS AGREEMENT is entered into between the City of Jonesboro, Arkansas ("City") and the Northeast Arkansas Industrial Development Commission ("NEAIDC"), and shall be in effect from January 1, 2025 to December 31, 2026. This agreement may be renewed by mutual agreement and subject to approval by the Jonesboro City Council.

WHEREAS, the NEAIDC was established under City Ordinance 86:1557 and City Code Section 2-447 to 2-458 to oversee the expenditure of public funds directed to industrial development and to promote economic development; and,

WHEREAS, A.C.A Section 14-176-103 authorizes cities to contract and provide funding for economic development services; and,

WHEREAS, the City appoints four members to the NEAIDC of the total of seven; and,

WHEREAS, economic development provides a valuable public purpose to the City of Jonesboro including the creation and retention of jobs, expansion of the tax base, and improvements to real property.

NOW, THEREFORE, in consideration of the mutual covenants contained herein, and for other good and valuable consideration, the parties agree as follows:

1. The NEAIDC and its partners will promote economic development through the following activities:
  - a. Attraction of new business and industry;
  - b. Retention and expansion of existing businesses;
  - c. Workforce development initiatives, including coordination with the educational institutions within the community to promote education and training needed for local employers;
  - d. Production of marketing materials and promotional campaigns;
  - e. Building relationships with site selection consultants, business executives, and targeted business association organizations;
  - f. Building relationships with the Arkansas Economic Development Commission and other state and federal agencies involved in economic development and related activities;
  - g. Facilitate infrastructure and industrial land planning and development;
  - h. Management of industrial properties owned by partner entities;
  - i. Promotion of Jonesboro's targeted industries; and,
  - j. Other services and programs associated with economic development activities.
2. The NAIDC will provide a written report each quarter (prior to the last day of April, July, October, and January) to the City indicating progress of its activities as outlined above and report on the economy of Jonesboro. The NAIDC will also provide an oral report to the City Council upon request.

3. The first quarter written report will include an annual review of the previous year.
4. The City agrees to provide yearly funding of \$338,500 to NAIDC in one installment after receipt of the annual review **and** presentation of an annual update to the Jonesboro City Council. The annual budget for the City of Jonesboro shall outline the allocation of funding for economic services as indicated in Section 1 and for capital improvements related to industrial property acquisition.

IN WITNESS WHEREOF, the parties have hereunto set their hands on \_\_\_\_\_, 2025.

CITY OF JONESBORO, ARKANSAS

BY: \_\_\_\_\_  
Harold Copenhaver, Mayor

ATTEST: \_\_\_\_\_  
April Leggett, City Clerk

NORTHEAST ARKANSAS INDUSTRIAL DEVELOPMENT COMMISSION

BY: \_\_\_\_\_  
Al M. Heringer III, Chairman

# NORTHEAST ARKANSAS INDUSTRIAL DEVELOPMENT COMMISSION

First Quarter 2025

We appreciate the continued support from the City of Jonesboro and Craighead County. The first quarter of 2025 has brought meaningful progress across all areas of economic development, thanks to strong collaboration and shared goals. This report highlights just a few of the positive developments we've seen so far, with many more to come this year. This is a great time for our region, and we're excited to keep the momentum going together.

Sincerely,

Al M. Heringer III, Chairman

## INFRASTRUCTURE

### Welcoming Arkansas' Newest Highway Commissioner

Governor Sarah Huckabee Sanders appointed Jerry L. Halsey, Jr., to the Arkansas Highway Commission in January. Jerry is the founder, CEO and President of Halsey Thrasher Harpole Real Estate Group in Jonesboro. He has been a long-standing leader in Jonesboro, Craighead County, and the state, and we are



excited that he has started a 10-year term on the Commission. As quoted in the Arkansas Highways Magazine (Issue 2 – 2025), Jerry stated, “You know, I am a firm believer that good roads bring good industry.” We couldn’t agree more!

### Infrastructure Development in the Craighead Technology Park

Jonesboro Unlimited was awarded a \$2 million grant from the Arkansas Site Development program to be used for infrastructure development in the Craighead Technology Park. In partnership with the County and City Water & Light, the water line infrastructure will be extended to serve Craighead Technology Park South. A groundbreaking was held May 28, 2025.

## WORKFORCE DEVELOPMENT & TALENT ATTRACTION



### Industry & Education Align for Regional Growth

In January, Arkansas State University's Neil Griffin College of Business and the Delta Center for Economic Development co-hosted the inaugural Catalyst: NEA Economic Development and Leadership Forum. The event brought together over 600 leaders from across the state to discuss workforce development and regional growth, with panels featuring experts in steel, healthcare, education, mental health, and leadership. Catalyst emphasized the importance and power of collaboration between business and education.



# Elevating Jonesboro's Talent Strategy



Jonesboro Unlimited's talent attraction campaign continues to put a spotlight on Jonesboro, both in-state and throughout the country. During the first quarter, the first phase of a LinkedIn Campaign was initiated to promote Jonesboro to Arkansas State University alumni in selected counties.

In addition, Always Jonesboro's Talent Ambassadors are connecting with newcomers and promoting Jonesboro's cool factor! Throughout the year, Ambassadors are planning meet and greet events to welcome our newcomers and share their interests to get them plugged into our great city. More to come! Check out the Ambassadors on the [AlwaysJonesboro.com](https://www.alwaysjonesboro.com) website and @alwaysjonesboro on Instagram and Facebook.



## Developing Financial Sector Leaders

Hosted by the A-State Delta Center for Economic Leadership, the Leadership in Banking Series is a professional

development program designed for regional banking professionals. Six in-depth sessions cover contemporary banking issues and essential leadership skills. Throughout the series, participants expand their professional network, develop leadership and management skills, and enhance their understanding of the banking industry. Developing this program is part of Jonesboro Unlimited's goal to strengthen our financial sector by fostering leadership and innovation. To the left are the banking leaders from the 2024-2025 class, which held their final session in February. Fifteen area banks participated this year!



ARKANSAS STATE UNIVERSITY  
Delta Center for  
Economic Development

## Investing in Tech Talent

The Workforce Development Committee of the Jonesboro Regional Chamber of Commerce awarded three \$1,000 scholarships to ASU-Newport students Ashley Hathcock, Ian Holland, and Dawn Phillips in February. The committee's annual scholarship supports students at ASUN Jonesboro as they train in high-demand industries such as welding and advanced manufacturing.







## Building the Next Generation of Entrepreneurs

The annual Thrown to the Wolves competition, hosted by the A-State Delta Center for Economic Development, plays a vital role in talent development by engaging high school students in entrepreneurship and real-world business skills. To participate, competing High School teams submit business plans for an idea or product ahead of the event and then pitch their idea live in front of judges during the competition. Through both components of the competition, students gain experience in communication, critical thinking, and teamwork. Thrown to the Wolves strengthens our region's talent pipeline and builds connections between schools, higher education, and the business community. This year six regional high schools participated – The Academies at Jonesboro, Midland, East Poinsett County, Paragould, Cross County, and Walnut Ridge. First Place went to Walnut Ridge, second to Cross County, and third place to Paragould High School.



## Launching Careers through Industry Connections

The 2025 Be Pro Be Proud Draft Day event, held in February at Nettleton High School. Over 2,000 students from 33 regional high schools participated. There were 23 companies present, offering students an opportunity to explore careers, have real-life interviews with hiring companies, and to connect with potential employers after graduation. Hytrol Conveyor Company was a premier sponsor for the event, with support from Frito-Lay. This was the fourth annual Draft Day held in Jonesboro.



## BUSINESS ATTRACTION & DEVELOPMENT

The international team for the Arkansas Economic Development Commission recently visited Jonesboro to get a closer look at our city, county and the region. Joined by regional leaders, the delegation included the Director of the Asia office, Neal Jansen; Director of the Europe office, Cam Napier, International Business Development Manager; and Dunnis Hwang, Director of the Korea office. While here, the group got a good overview of our region.

### A-State College of Veterinary Medicine Breaks Ground



In March, Arkansas State University officially broke ground on the state's first public College of Veterinary Medicine. Dr. Heidi Banse has been named Dean, and pending accreditation, the school will open in the fall of 2026. The \$33.2 million project will bring a new 56,000 square foot facility to A-State's campus. It will feature cutting-edge labs, surgical training spaces, and 24/7 clinical skills spaces. We're excited to see this new chapter unfold for the University and our region!





# NORTHEAST ARKANSAS INDUSTRIAL DEVELOPMENT COMMISSION

Second Quarter 2025

Thank you to the City of Jonesboro and Craighead County for your ongoing support. The second quarter of 2025 has provided new opportunities, business expansions, and community investments to keep our region moving forward. This report shares some of the highlights driving growth in our region.

Sincerely,

Al M. Heringer III, Chairman

## INFRASTRUCTURE & QUALITY OF LIFE



### Craighead Technology Park South

Water capacity, sewer lines, substations, and gas lines may not cross our minds every day, but they are crucial to creating “shovel-ready” sites in our industrial parks. On May 28, 2025, the Jonesboro Economic Development Corporation broke ground on a major water line extension to Craighead Technology Park South. This project is supported in part by a \$2 million grant from the Arkansas Site Development Program

### The Jonesboro Mobile Sign is Ready for your Event!

The Jonesboro Mobile Sign is designed to promote Jonesboro throughout the city. It was designed by the City of Jonesboro’s Connectivity Committee and sponsored by Jonesboro Unlimited. The sign was recently used at The Skirmish, Jonesboro’s first competitive gravel-cycling event. It’s great for photo opportunities and to promote Jonesboro!



# WORKFORCE DEVELOPMENT & TALENT ATTRACTION

## Putting Jonesboro on the Map

Workforce development and talent attraction go hand-in-hand. In the second quarter, our economic development partners executed several programs that highlighted Jonesboro, revealed the opportunity for successful careers, and showed newcomers they are always welcome here.

### Natives & Newbies Slow Roll

Held at Native Brew Works, Always Jonesboro recently welcomed newcomers to our city, providing a casual setting for recent arrivals to connect and network with locals and Jonesboro Unlimited's Talent Ambassadors. Many participated in a Slow Roll through the city, helping give a sense of community and belonging to our new friends!



### Intern Edition 2025



Each summer, Jonesboro companies welcome interns from across the country to work for the summer. As part of Jonesboro Unlimited's Workforce Development and Talent Attraction strategy, a "Get to Know Jonesboro" day is planned for interns each summer. This summer, a great group of interns came together for a day to connect with peers and to experience what makes Jonesboro unique. The day offered food, fun, and volunteerism to illustrate why Jonesboro is a great place to launch a career and why they might choose to return after graduation!





SPONSORS:



This year's TekStarz Summer Manufacturing Camp introduced 20, 7<sup>th</sup> and 8<sup>th</sup> grade students from Nettleton, Brookland, Westside, Marion, and local homeschool programs to the world of manufacturing and technology. This camp is designed to open students' eyes to the career opportunities that are available to them, and they spend the week actively engaged with hands-on activities and on-site tours at host facilities. The camp ended with a Parents' Reception held at Hytrol Conveyor Company.



## Arkansas Scholars and Student Recognition

The Jonesboro Regional Chamber of Commerce honors achievement at every level through the Arkansas Scholars and Student Recognition programs. The Arkansas Scholars program honors high school students who excel in academics, attendance, and citizenship. The Student Recognition Program celebrates elementary students who have overcome challenges throughout the school year. They are celebrated at the school year's end with a medal, certificate, and a backpack full of goodies.

# BUSINESS ATTRACTION & DEVELOPMENT

Hytrol is celebrating 75 years  
in Jonesboro this year!



Each July 1st, Hytrol Conveyor Company marks **Loberg Day**—the birthday of founder Tom Loberg. It's a time to honor his legacy, reflect on the company's past, celebrate the present, and look ahead to the future.

During the week of Loberg Day, Hytrol leadership shared tokens of appreciation with community leaders and businesses, hosted tours for employees' families and retirees, and worked alongside team members on the plant floor. The week also featured the presentation of the **Loberg Award**, given annually to an employee who exemplifies Mr. Loberg's values.

We are proud to have Hytrol in Jonesboro and Craighead County. On Loberg Day, and every day, Hytrol continues to set the standard for a first-class operation and is a true cornerstone of our community.



## A-State Economic Impact Report

We all know that A-State is an invaluable asset to Jonesboro, Craighead County, and the state of Arkansas. A newly released Economic Impact Report shows just how significant that impact is. In FY23, A-State generated \$2.5 billion in economic impact. Of that, \$479.7 million was generated by operations, students, and visitors while \$2.0 billion was generated by A-State alumni. The University also supported and sustained 16,332 jobs in FY23. The numbers make it clear, A-State is a great driver of growth, jobs, and opportunity!

## On the Ground in Economic Development

Jonesboro Unlimited hosted a **Plant Managers' Roundtable** this quarter, giving our plant managers the opportunity to network and talk about items of interest in manufacturing.

The Arkansas Economic Development Commission hosted a trip to meet with economic development consultants this quarter. Jonesboro Unlimited's VP of Economic Development participated, talking to and building relationships with consultants in Greenville, South Carolina.

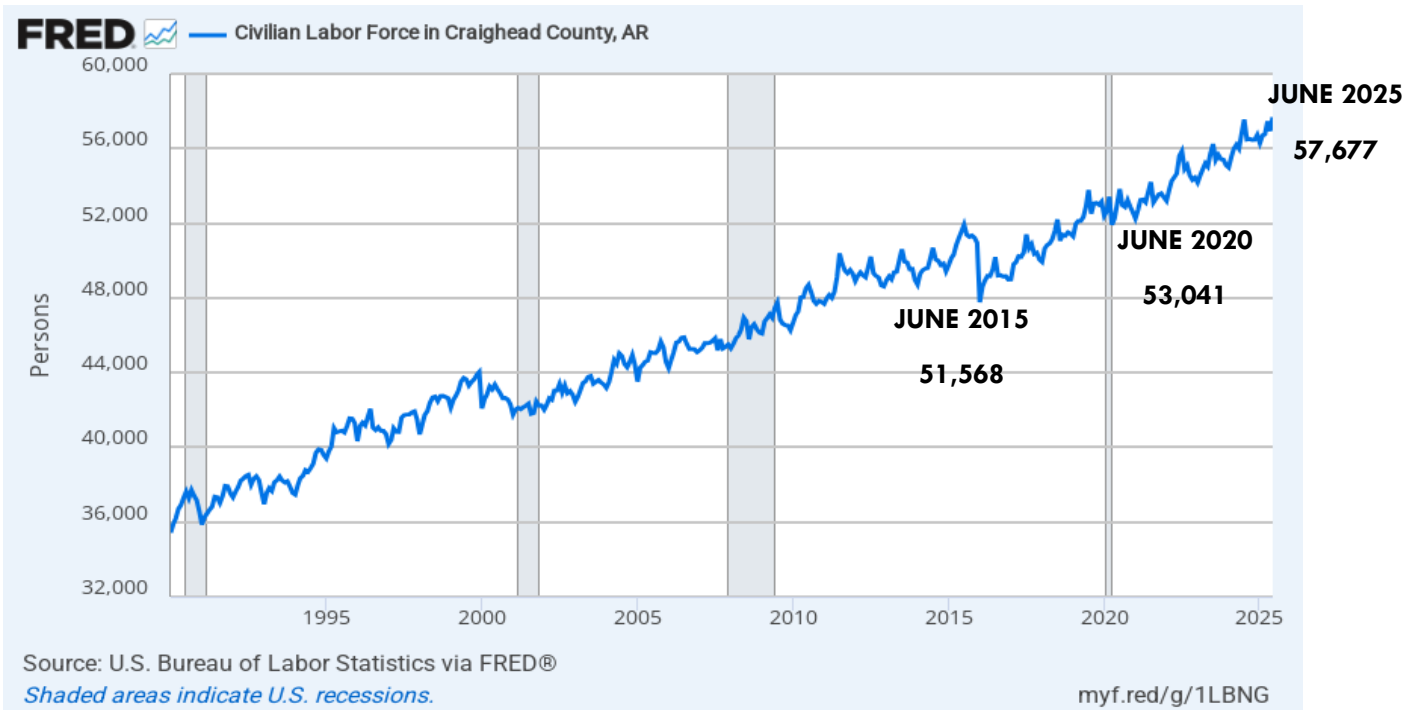
Childcare affordability and reliability are a nationally recognized growing concern for the workforce. Shelle Randall, Jonesboro Unlimited's Director of Workforce Development, recently participated in the U.S. Chamber of

Commerce's Business Leads Fellowship Master Class on Community Child Care in May. One of only 33 selected nationwide to participate, Ms. Randall participated in conversations designed to equip leaders with research, resources, and best practices to launch community-based childcare solutions.

Jonesboro's Existing Industries Association hosted its annual golf outing in May, bringing together 52 manufacturing representatives for a day of networking and friendly competition on the course.

## BY THE NUMBERS

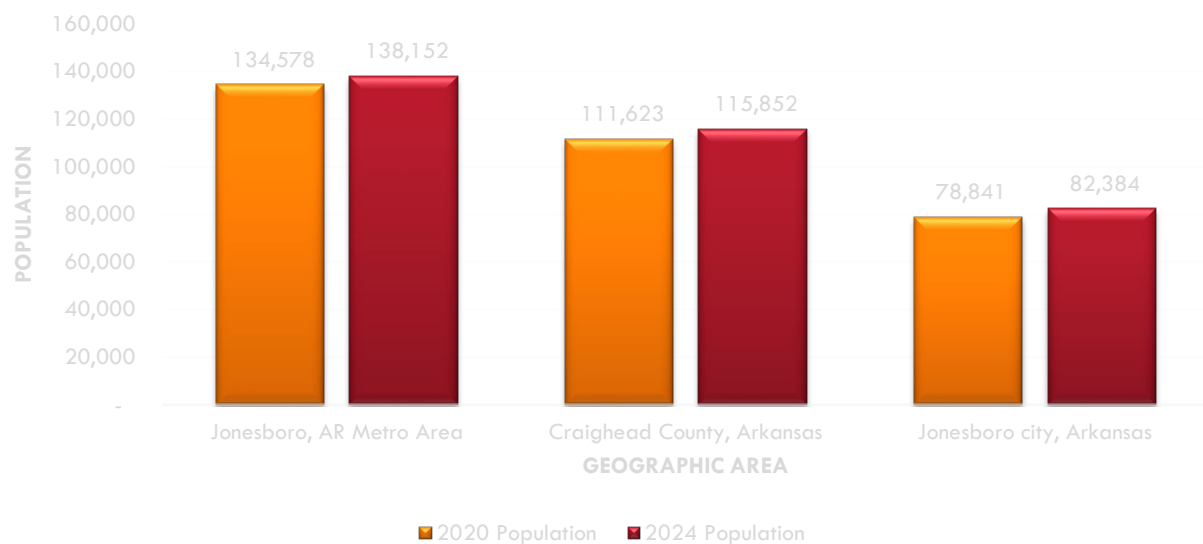
### Civilian Labor Force Growth in Craighead County



Craighead County's civilian labor force has grown steadily, increasing from 51,568 in June 2015 to 53,041 in June 2020 by percentage a gain of 12%. This reflects our consistent and steady growth, along with Craighead County's ongoing ec



## Population Growth 2020–2024 (U.S. Census Bureau Estimates)



Annual Estimates of the Resident Population April 1, 2020 to July 1, 2024); Source: U.S. Census Bureau, Population Division

Jonesboro and the surrounding region continue to grow steadily. According to the U.S. Census Bureau's 2024 population estimates, **Jonesboro city has grown 4.5% since 2020**, reaching a count of 82,384 residents. Craighead County increased nearly 3.8% over the same period, while the Jonesboro MSA grew 2.7%. Arkansas overall grew 2.4% to 3,088,354 and the United States 2.6% to 340,110,988 during the same time period.

# NORTHEAST ARKANSAS INDUSTRIAL DEVELOPMENT COMMISSION

3<sup>rd</sup> Quarter 2024

Thank you for the continued support and engagement from both the City and County. Economic development in Jonesboro and Craighead County remains diverse and dynamic. The information below highlights activity from this quarter, showcasing the momentum our partners are building upon the strong foundation set by the City and County. It is an exciting time to be in our region!

Sincerely,

Al M. Heringer III, Chairman

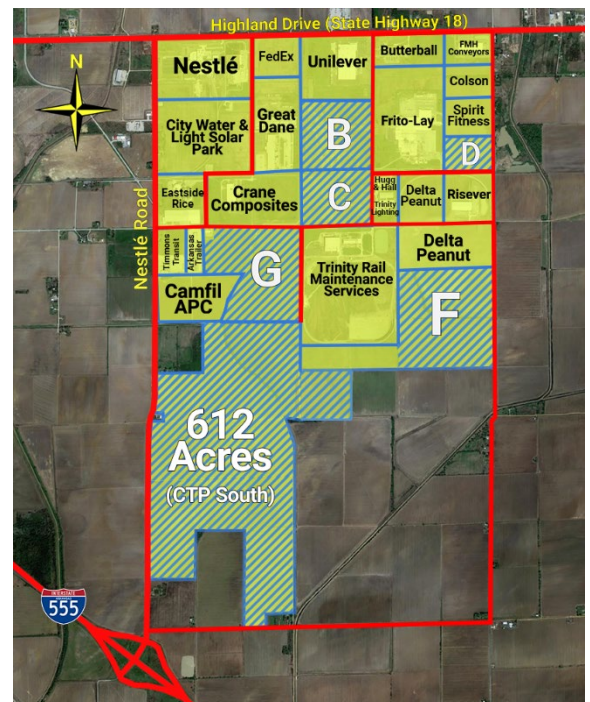
## INFRASTRUCTURE

### CRAIGHEAD TECHNOLOGY PARK SOUTH

The Jonesboro Economic Development Corporation (JEDC) and Jonesboro City Water & Light (CWL) continue to develop the infrastructure to Craighead Technology Park South (CTP South). Purchased in 2021, the 612-acre addition to the Craighead Technology Park, ensures room for growth as we continue to recruit companies and create well-paying jobs for our region.

Much planning has gone into developing a strategy for the infrastructure improvements needed on this property – Water, Wastewater, Electric, Natural Gas, Rail, Fiber, Roadways – they are all necessary to transform farmland into a first-class industrial park.

Over this quarter, drainage improvements have been made to enhance surface water flow. Thanks to the efforts of Congressman Rick Crawford, a \$500,000 federal grant has been secured for this purpose. Additionally, a grant application for \$2 million has been submitted to the Arkansas Economic Development Commission's Site Development Program, with awards to be announced in the fourth quarter. If granted, these funds will support the park's water line installation.









## JUMP START PARTNERSHIP

Jonesboro Unlimited was awarded a \$700,000 grant to support small business development and expansion by the U.S. Department of Commerce's Economic Development Administration (EDA). This grant will support the Jump Start Partnership, a program that will help local

entrepreneurs and small business owners find the assistance they need to get started and grow. This initiative will provide a single resource to connect entrepreneurs with service providers across Northeast Arkansas. It will also increase awareness and expand services by providing more program opportunities, events, and advocacy at local, regional, and state levels. Jonesboro Unlimited is partnering with the Delta Center for Economic Development and the Small Business Development & Technology Center on this program. It is anticipated that this initiative will start in the first half of 2025, as funding becomes available.

## HIRED GRANT



Arkansas State University has applied for a Higher Industry Readiness through Economic Development (HIRED) grant from the State of Arkansas. This grant will fund the construction of a state-of-the-art Center for Excellence that will house an innovative steel research center and serve as a hub for advanced training in the food technology and high speed automation industries. Additionally, it will support training programs in these sectors, building our talent pool and driving innovation in the region.

## GET TO KNOW JONESBORO – INTERN EDITION



Each summer, many Jonesboro companies welcome interns from across the country. As part of Jonesboro Unlimited's Workforce Development and Talent Attraction strategy, a "Get to Know Jonesboro" day is planned for them. The day out offers the interns a chance to connect with their peers and explore all that Jonesboro has to offer. The day-long experience showcases why Jonesboro is a great place to launch a career and encourages interns to return

to Jonesboro after graduation. It's a fun day, full of activities and networking opportunities!



## BUSINESS ATTRACTION & DEVELOPMENT



Ted Abernathy, President & CEO of Economic Leadership, is conducting a labor analysis for Jonesboro. He will provide an outline of our current labor availability, skills, and regional draw. Additionally, he will give recommendations on how to grow our workforce pipeline. His report and recommendations will help our economic development partners fine-tune our business retention and recruiting efforts.

This quarter, Jonesboro Unlimited hosted a Human Resource Managers Roundtable Discussion, bringing HR professionals together from our existing manufacturing companies. The discussions foster a valuable platform for connecting, sharing insights, and addressing key topics that are relevant to them, such as workforce training, hiring challenges, and talent acquisition. These roundtables strengthen the network of support for our existing industries and are a component of Jonesboro Unlimited's workforce development strategy.

## MARKETING & BRANDING

### ALWAYS JONESBORO

See why Jonesboro IS the perfect place to live, work, and play! Stay up-to-date with all of the great things happening in our city by following @AlwaysJonesboro on Instagram and Facebook. Talent attraction is a core component in expanding our workforce and filling positions in all professions. From "The Pack is Back at Huntington Square" to the A-State Community Fair, Always Jonesboro is showcasing our city with a worldwide reach.

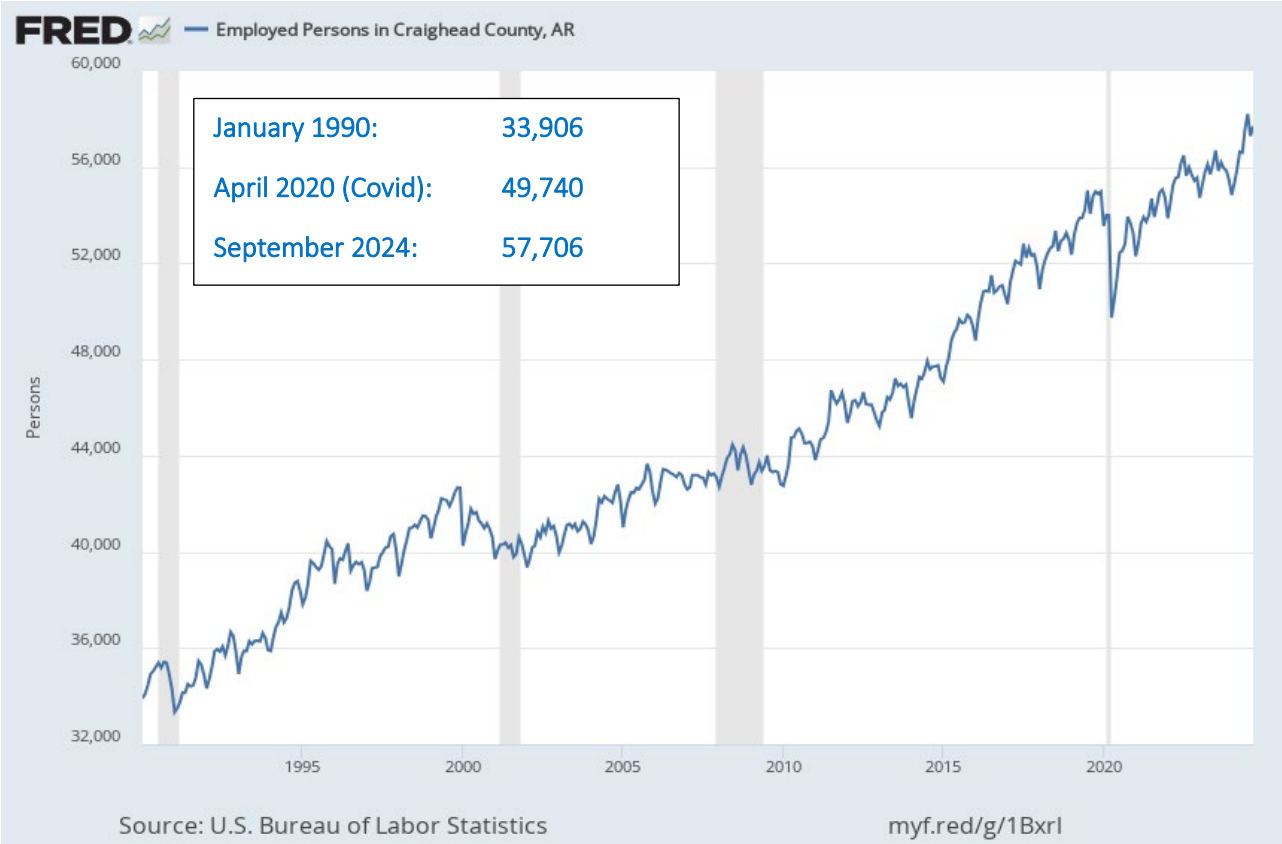
# BY THE NUMBERS

Economic activity has been good over the past quarter. There were three inquiries, four prospect visits, five business retention and expansion projects, and five market research requests.

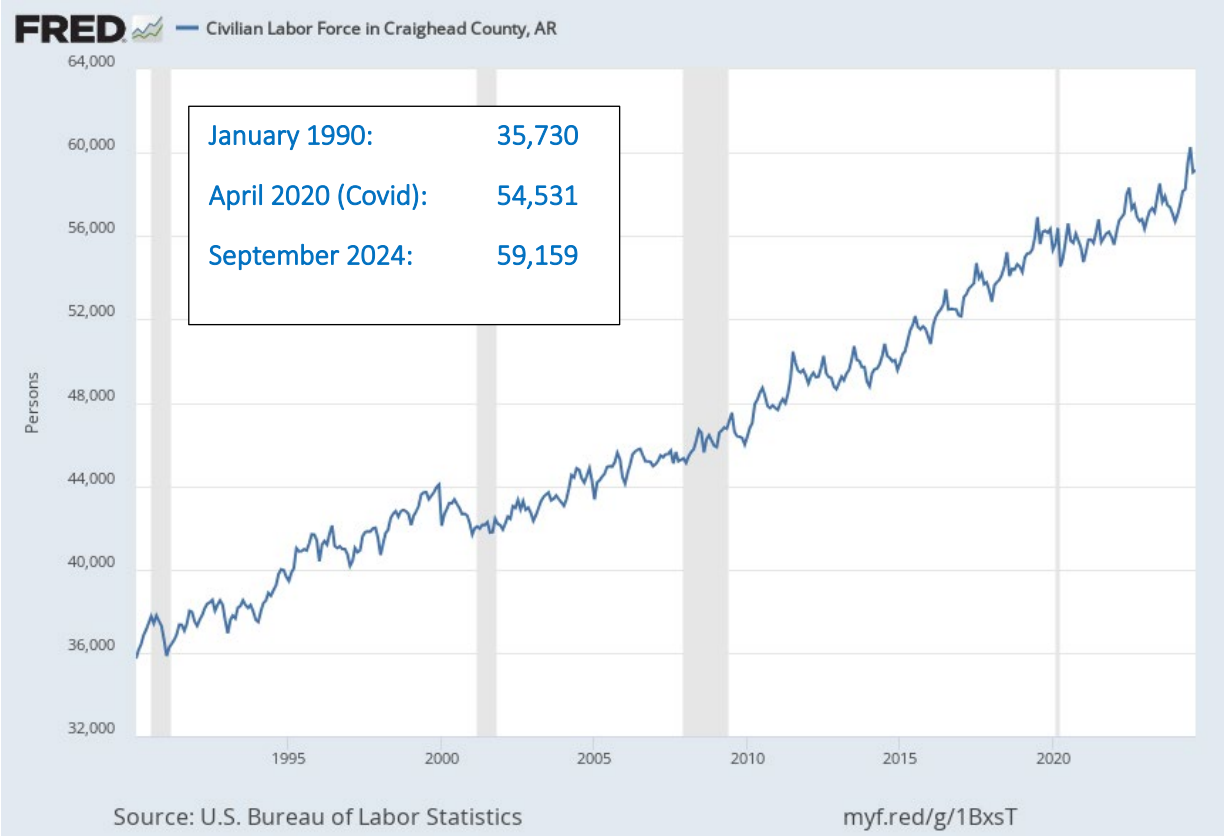
The graphics below highlight the consistent economic and population growth in Craighead County over three decades (1990-2024), even with setbacks like the COVID-19 pandemic. In January 1990, **employment growth** in Craighead County was at 33,906. During the pandemic, the number of employed people dropped from 54,981 in December 2019, to 49,740 in April 2020, a 9.5% drop. As of September of this year, the number employed had increased to 57,706, a 16.6% increase from 2019.

In January 1990, **Civilian labor force growth** was 35,730. By December 2019, our labor force had grown to 56,332, a 57.7% increase. During the pandemic, Craighead County fared much better than the rest of the nation, with only a small dip of 3.2% in our labor force as of April 2020. Since that time, the labor force has exceeded previous numbers and grown to 59,159 as of September 2024.

## EMPLOYED PERSONS IN CRAIGHEAD COUNTY



# CIVILIAN LABOR FORCE IN CRAIGHEAD COUNTY



Source: U.S. Bureau of Labor Statistics; Federal Reserve Economic Data; November 20, 2024

# NORTHEAST ARKANSAS INDUSTRIAL DEVELOPMENT COMMISSION

Annual Report 2024

We appreciate the support from our partnership with the City and County. Over the past year, Jonesboro and Craighead County have made great progress in every area of economic development. This report highlights some of the achievements of our partners as we continue to build on our strong foundation. It's an exciting time for our region and we look forward to keeping our momentum going in 2025!

Sincerely,

Al M. Heringer III, Chairman

## INFRASTRUCTURE

### GRANT ALLOCATIONS

2024 was an exceptional year for funding infrastructure development. The Jonesboro Municipal Airport received a \$5 million grant from the Economic Development Administration to build a new terminal building at the airport. It is expected the new facility will be complete by the last quarter of 2026.

Jonesboro Unlimited received a \$2 million grant from the Arkansas Site Development program. Funds will be used for infrastructure development in Craighead Technology Park South. In addition, a \$500,000 federal grant, secured by Congressman Rick Crawford.

### HIGHWAY MILESTONES



The I-57 Corridor project is a highway improvement that will bring strong economic growth to the Jonesboro region. Several years of work were culminated in 2024 with the federal I-57 designation for U.S. 67 from North Little

Rock to Walnut Ridge. Only 18 miles remain to bridge the connection from Walnut Ridge to the Missouri state line. The next phase of the I-57 Corridor by ARDOT is the construction of a 4.1 mile bypass at Corning, a \$55 million project. When I-57 is complete, the interstate will serve as a direct connection between Little Rock and Chicago.

The Arkansas Highway Commission met in Jonesboro in 2024. Chair of the Commission, Alec Farmer, completed his 10-year term on the Commission. Craighead County Judge Marvin Day declared September 13, 2024, as "Alec

Farmer Day," to honor the Commissioner for over 25 years of commitment to public service and community betterment. During his tenure on the Highway Commission, Alec was instrumental in the designation of U.S. 63 as I-555; the four-laning of U.S. Highway 67, providing four lane access to Little Rock; and to Arkansas State Highway 18 expansion and improvements. These improvements were monumental in connecting our region and providing improved access, improving our economic development efforts.





# TALENT DEVELOPMENT & ATTRACTION

## ALWAYS JONESBORO

Talent attraction is a pivotal component of economic development strategies. It influences everything from innovation and competitiveness to overall quality of place. Many communities are developing strategies to attract new residents and it has become very competitive. Jonesboro and Craighead County are no exception, and in 2024, “Always Jonesboro” was launched by Jonesboro Unlimited. Bethania Baray-Harrison joined the Jonesboro Unlimited team as Director of Talent Attraction, and she hit the ground running, developing a campaign strategy to bring talent and families to Jonesboro. During 2024, several new initiatives were implemented.



**AlwaysJonesboro.com website** – Looking for a place to direct potential recruits and newcomers to? Check out the Always Jonesboro website for information on living, working, playing, and knowing in our area!

**Social Media Campaign** – Always Jonesboro showcases our city’s best features and on social media and has a growing base of followers on Instagram (@AlwaysJonesboro) and Facebook (Always Jonesboro).

**Talent Ambassadors** – In 2024, a team of Ambassadors were selected to tell the world why they choose Jonesboro as their home. They are also available to help newcomers network and make contacts with people who share their interests.

**Recruiting Tool Box for HR Managers** – Bethania met with area HR Managers and shared the recruiting tools available to them through Always Jonesboro – a cost of living calculator, Ambassador the Always Jonesboro website.

**Enlarging the Geographic area of Influence** – Ads highlighting the city and Always Jonesboro were shown on Hulu.

## INTERNSHIPS

Internships provide a great way for students to gain experience and for employers to recruit new talent. The MyJonesboroJobs.com website grew last year, with the addition of an **Internship** tab.

(<https://internships.myjonesborojobs.com/jobs>) This provides a single location where companies can post available internships and students can go to one site to view internships available to them.

Members of the Jonesboro Unlimited team met with students and College of Business and College of Engineering faculty and staff to introduce them to the internship opportunities available to them through the use of the Internship tab on the **MyJonesboroJobs website**. A marketing campaign to promote the website and the Internship component was on-going in 2024. As a result, the website had 60,060 total visitors in 2024. In addition, Stephanie Isaacs, Director of the Arkansas Office of Skills Development, came to Jonesboro to share information about the state assistance available to employers who use interns.

A **Get to Know Jonesboro – Internship edition**, was held in the summer of 2024. Interns from across the country come to Jonesboro each summer to work at some of our global companies. As part of Jonesboro Unlimited’s Workforce Development and Talent Attraction strategy, a “Get to Know Jonesboro” day is planned for them. The day out offers the interns a chance to connect with their peers and explore all that Jonesboro has to offer. The day-long experience showcases why Jonesboro is a great place to launch a career and encourages interns to return to Jonesboro after graduation. It’s a fun day, full of activities and networking opportunities!



## CREST TRAINING CENTER

Arkansas State University applied for, and received, a Higher Industry Readiness through Economic Development (HIRED) grant from the State of Arkansas. Multiple grants, totaling \$10.5 million will assist in funding the construction of a state-of-the-art CREST Center for Excellence that will house an innovative steel research center and serve as a hub for advanced training in the food technology and high speed automation industries. Additionally, it will support training programs in these sectors, building our talent pool and driving innovation in the region.



## TEKSTARZ TEACHER EXTERNSHIP PROGRAM

The **TekStarzs Teacher Externship program** gave 40 teachers from 13 different school districts a hands-on look at manufacturing and the careers available in the industry. Once completing the two-day program, teachers can then go back to their students to introduce them to pathways available to them in the manufacturing environment. Many thanks go to Hytrol, Nice-Pak Products, Frito-Lay, and Nestle for their participation.

## LEADERSHIP IN BANKING SERIES

The Delta Center for Economic Development developed a curriculum for the financial sector industry to explore contemporary issues and skills related to the banking industry. The course helps participants expand their knowledge and understanding of the banking profession and aids in networking and developing their skills in leadership. In 2024, 24 professionals from the financial sector participated in the series.

# BUSINESS ATTRACTION & DEVELOPMENT

ABB celebrated 30 years in Jonesboro in 2024, also making their 1 billionth product at the plant. In 1994, Thomas & Betts moved into the facility and ABB purchased the facility in 2012. ABB’s footprint in Jonesboro is large, with a \$30 million annual payroll and compensation investment for their 300 employees and an investment of \$50 million into the Jonesboro facility. ABB has at least five product lines here, including Steel City floor boxes – made for schools and auditoriums; T&B Liquidtight System fittings – used by the food and beverage and pharmaceutical industries; Russellstoll pin and sleeve power connectors and Orcal conduits – used on many critical private and public applications, and used by the U.S. Navy, NASA, and Air Force One. We’re proud to have ABB in Jonesboro!





Amazon announced in April 2024, they would locate a last mile facility on Moore Road in Jonesboro. The 58,000 square foot facility support Amazon's distribution process. Renovations were made to the existing facility at the site.



Hytrol Conveyor Company celebrated the grand opening of its new distribution center in February, 2024. Located at 4000 Moore Road in Jonesboro's E-Commerce Park, the 150,000 square foot facility is designed to be Hytrol's main hub for distributing products to customers. The added space and centralized location of this distribution center allows Hytrol to be more organized and efficient in meeting customer's needs. Jonesboro appreciates Hytrol's long-standing leadership in the community and the added investment.

## JUMPSTART PARTNERSHIP

In August 2024, Jonesboro Unlimited was awarded a \$700,000 grant to support small business development and expansion by the U.S. Department of Commerce's Economic Development Administration (EDA). The JumpStart Partnership will provide comprehensive business support to local entrepreneurs and small business owners by helping them find the assistance they need to get started and grow. It will provide a single resource to connect entrepreneurs with service providers in Northeast Arkansas. The Partnership will also increase awareness and expand services by providing more program opportunities, events, and advocacy at local, regional, and state levels. Jonesboro Unlimited will provide a \$175,000 local match for the grant and is partnering with the Delta Center for Economic Development, the Small Business Development & Technology Center, and East Arkansas Planning & Development District on this project.



# QUALITY OF PLACE



## WAYFINDING SIGN AT CRAIGHEAD FOREST

Jonesboro's Craighead Forest Park has a wide regional attraction for those interested in mountain biking, walking, kayaking, playing disc golf, archery, or playing at the splash pad or playgrounds. Our economic development partners sponsored a wayfinding sign for visitor use at the park in 2024



## ARKANSAS GRAVELER

The 2024 Arkansas Graveler culminated in Jonesboro on the Arkansas State University campus, after starting in Northwest Arkansas and traveling across the state. Riders experienced a 336-mile ride with stops along the way to experience Arkansas' festivals and hospitality. When arriving in Jonesboro, riders were able to experience Jonesboro's downtown, outdoor spaces, and attractions.



# BY THE NUMBERS

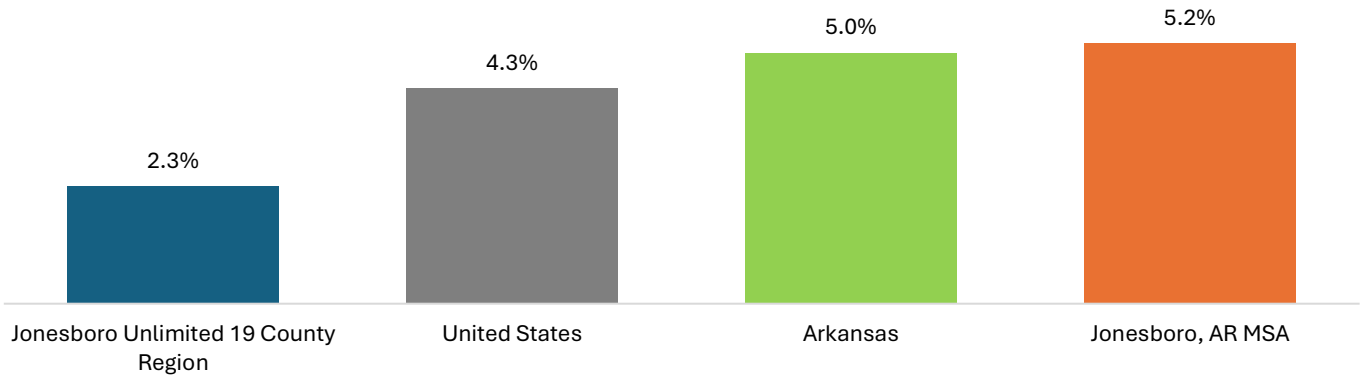


Ted Abernathy, Founder and Managing Partner of Economic Leadership, completed a Labor Study for Jonesboro Unlimited in 2024. Commissioned by Jonesboro Unlimited, Mr. Abernathy was asked to develop a workforce assessment and create a strategic workforce development plan. Demographic, economic, and labor trends were identified, and recommendations were given.

Jonesboro has a strong economic foundational base that has shown steady growth over the past five and ten years as shown below.

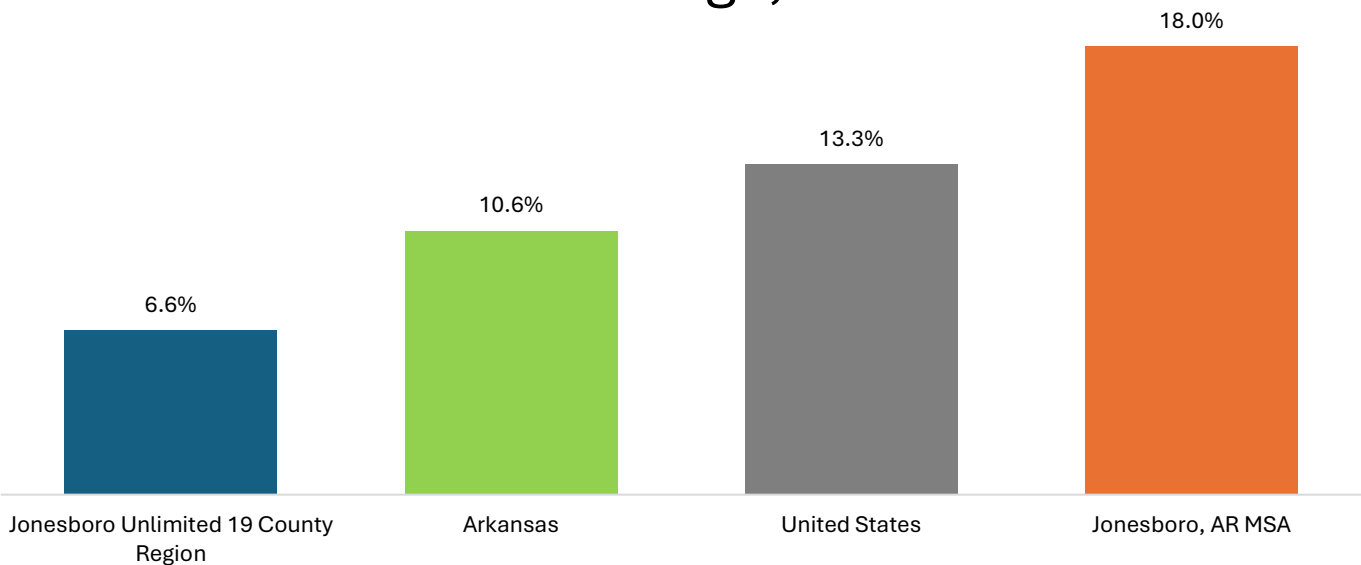


## Five Year Job Change, 2018 - 2023



Source: EL calculations based on Lightcast 2024.3

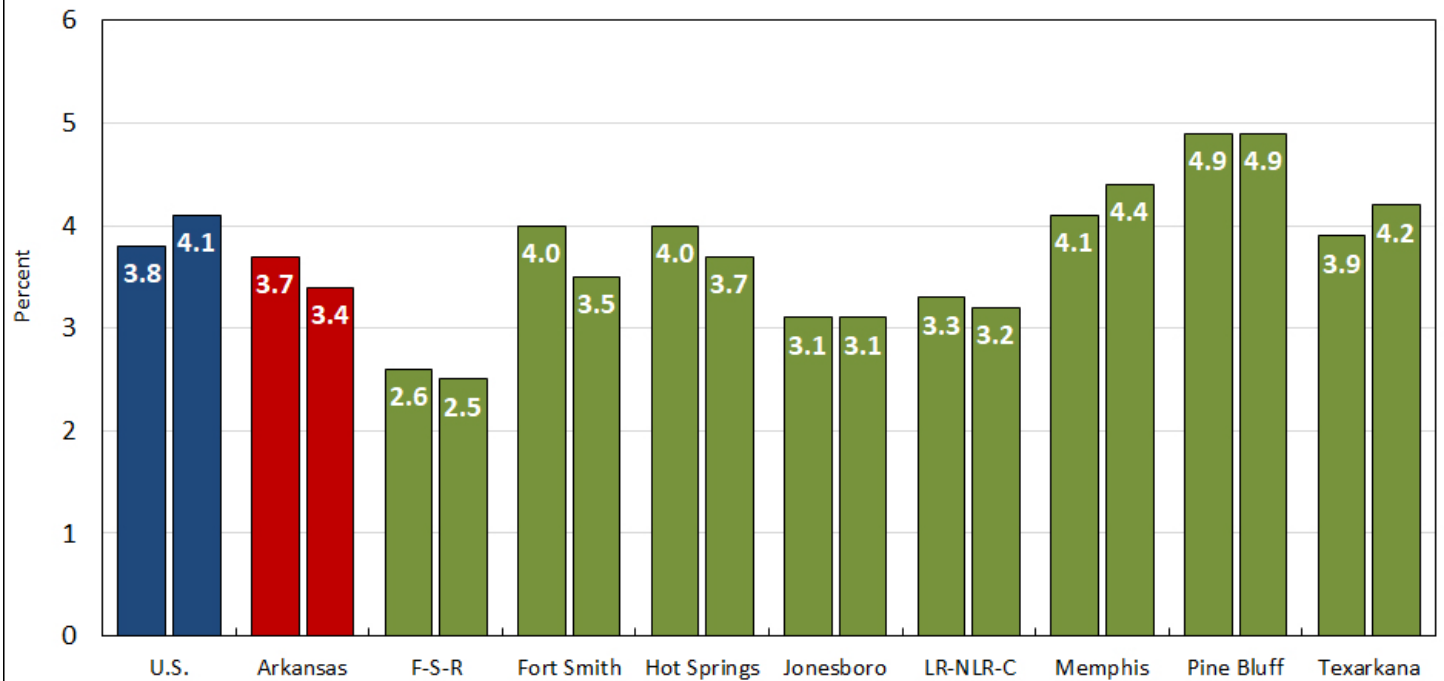
## Ten Year Job Change, 2013 - 2023



Source: EL calculations based on Lightcast 2024.3

## Unemployment Rates - Dec. 2023 & Dec. 2024

(Seasonally adjusted metropolitan area estimates)



Source: <https://arkansaseconomist.com/>

Jonesboro had the highest growth rate in the state for 2024, at 2.2%.

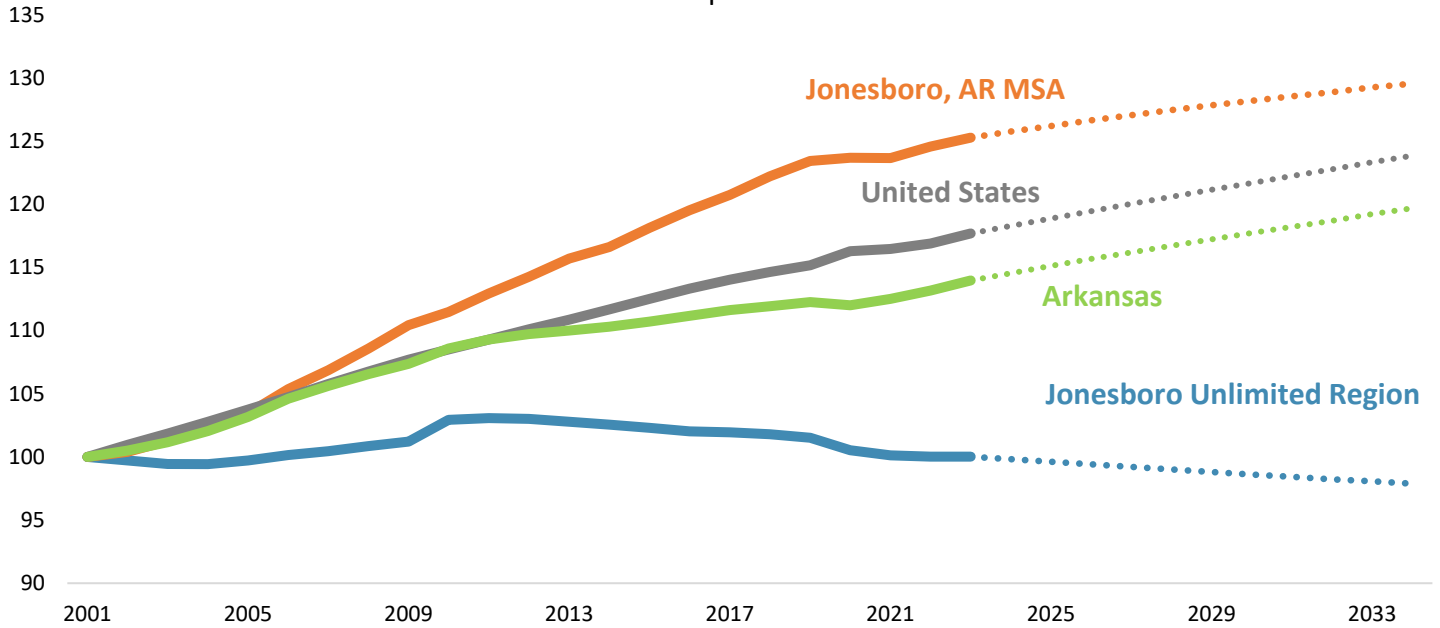
## Employment Changes in Arkansas Metro Areas, December 2024

|                                   | Percentage change from: |          |           |
|-----------------------------------|-------------------------|----------|-----------|
|                                   | Month ago               | Year ago | Feb. 2020 |
| Fayetteville-Springdale-Rogers    | 0.3                     | 1.9      | 13.3      |
| Fort Smith                        | 0.1                     | 0.3      | 3.4       |
| Hot Springs                       | -0.2                    | 0.0      | 3.8       |
| Jonesboro                         | 0.6                     | 2.2      | 7.5       |
| Little Rock-N. Little Rock-Conway | 0.0                     | 1.7      | 8.1       |
| Memphis                           | 0.0                     | -0.2     | -0.7      |
| Pine Bluff                        | 0.0                     | -1.0     | -3.4      |
| Texarkana                         | -0.3                    | 1.0      | -0.7      |
| <hr/>                             |                         |          |           |
| Arkansas                          | 0.1                     | 1.8      | 6.6       |
| U.S.                              | 0.2                     | 1.4      | 4.7       |

Source: <https://arkansaseconomist.com/>

## Historical and Predicted Population Trends

100 = 2001 Population Levels



Source: EL calculations based on Lightcast 2024.3

Jonesboro and Craighead County have sustained long-term, steady population growth for many years. The Jonesboro MSA's population growth exceeds national and state levels. Most employed people in the MSA come from Craighead, Poinsett, and Greene counties. While Jonesboro's primary labor market comes from the three counties noted, the 19-county labor shed has trailed in growth and is experiencing decline, as noted on the chart above.





# City of Jonesboro

300 S. Church Street  
Jonesboro, AR 72401

## Text File

File Number: RES-25:137

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**Agenda Date:** 11/18/2025

**Version:** 1

**Status:** Recommended to  
Council

**In Control:** Public Safety Council Committee

**File Type:** Resolution

RESOLUTION BY THE CITY COUNCIL OF THE CITY OF JONESBORO, ARKANSAS TO  
CONDEMN PROPERTY LOCATED AT: 233 S. Fisher St. Jonesboro, AR 72401: Parcel #  
01-144073-17500

OWNER: Michael Kevin Kelly

LEGAL DESCRIPTION: Lot 12, Block 3 of the Matthews Addition to the City of Jonesboro,  
Arkansas.

WHEREAS, the above property has been inspected and has been determined unsuited for human  
habitation.

WHEREAS, all of the stipulations have been met in the condemnation process to proceed with the  
condemnation of this property.

NOW THEREFORE BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF  
JONESBORO, ARKANSAS THAT: The city should proceed with the condemnation of the property  
located at: 233 S. Fisher St. Jonesboro, AR 72401.



# DEPARTMENT OF INSPECTION AND CODE ENFORCEMENT

## RESIDENTIAL BUILDING INSPECTION REPORT

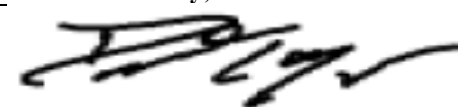
|                     |                   |                         |
|---------------------|-------------------|-------------------------|
| DATE OF INSPECTION: | September 4, 2025 | CASE NUMBER: 255628     |
| PROPERTY ADDRESS:   | 233 S. Fisher St. | Parcel: 01-144181-44700 |
| PROPERTY OWNER:     | Michael K. Kelly  |                         |

The residential building is a home on a pier foundation. The foundation is breaking down and causing the walls to bow out. The foundation must be repaired. All windows and doors are broken, missing, or boarded. All windows and doors must be repaired or replaced. Due to the walls bowing all load bearing walls must be closely inspected and any damaged studs must be replaced. There are many holes in the roof. Some of the rafters are rotten due to being exposed to the elements. Any rafters that are damaged must be replaced. The entire roof (underlay, singles, tar paper) must be replaced. There are holes in the soffit area around the home. Any damage to the soffit must be repaired. The interior of the home is completely full of trash ranging from approximately 6 inches deep to over 6 feet deep. I did not enter the home due to the condition of the structure and the amount of trash. The home is unsafe to enter for any reason. From the doorway I can see holes in the ceiling which appear to be from water damage due to the holes in the roof. The front porch is very soft and dangerous to walk on. Most of the decking has rotted off and the joists are breaking down.

CURRENTLY THE STRUCTURE IS A HAZARD TO THE HEALTH, WELFARE, AND SAFETY OF THE PUBLIC. THE STRUCTURE SHOULD BE RAZED IMMEDIATELY TO ENSURE THE SAFETY OF LOCAL CHILDREN AND OTHER CITIZENS, NOT TO MENTION THE BLIGHT TO THE COMMUNITY. PROPERTY WAS NOT SECURED AT THE TIME OF INSPECTION.

|                               |    |    |    |        |                                                             |
|-------------------------------|----|----|----|--------|-------------------------------------------------------------|
| In my opinion, this structure |    | Is | XX | Is not | Suitable for human habitation.                              |
| In my opinion, this structure |    | Is | XX | Is not | Physically feasible for rehabilitation.                     |
| In my opinion, this structure |    | Is | XX | Is not | Economically feasible for rehabilitation.                   |
| In my opinion, this structure | XX | Is |    | Is not | A public safety hazard and should be condemned immediately. |

**EMERGENCY ACTION IS WARRANTED: YES NO XX**

|                                                                                     |                                                                                      |
|-------------------------------------------------------------------------------------|--------------------------------------------------------------------------------------|
| <b>Tim Renshaw, Chief Building Inspector</b>                                        | <b>David Cooley, Code Enforcement</b>                                                |
|  |  |

Municipal Building, 300 South Church Jonesboro, AR



Office of Code Enforcement  
P.O. Box 1845, Jonesboro, AR 72403

870-933-4658

AFFIDAVIT

MICHAEL KEVIN KELLEY

233 S FISHER ST

JONESBORO, AR 72401

RE: 233 S. FISHER

I, Eric Schmett, a Code Enforcement Officer, being duly sworn upon oath, that I served the attached notice(s) upon each of the persons or firms therein addressed, by depositing copies thereof in the United States Mail, by certified mail with return receipt requested, enclosed within envelopes plainly addressed, as shown with postage fully prepaid, at the Jonesboro, Arkansas Post Office located at 310 East Street, Suite A., before 3:00 P.M., on the 4th day of September, 2025.

Eric Schmett  
Jonesboro Code Enforcement

Subscribed and sworn before me the 4th day of September, 2025.

  
Notary Public

My commission expires: 10 March 2034



## ***Notice of Violation***

09/04/2025

MICHAEL KEVIN KELLEY  
233 S FISHER ST  
JONESBORO AR 72401

Case #: 255628  
Subject: 233 S. FISHER, JONESBORO, AR 72401

Dear Property Owner:

According to county records you are the owner of the subject property. Please be advised that the structure on this property has been inspected by the City Building and Code Enforcement inspectors and, has been found to be unfit for human habitation by virtue of its dilapidated and unsanitary condition. This property poses a hazard to the public and is a nuisance against public health.

Within 10 (ten) calendar days from the date of this letter you are required to respond to this notice in writing, indicating you intention to either repair, re-inhabit, or raze and remove this structure. Should you choose to repair or rehab the structure, you will have to obtain a building permit and start work within 40 calendar days from the date of this notice. The building permit will be issued for a total of 45 calendar days at which time the repair or rehab work must be complete and able to pass all building, electrical, plumbing, and mechanical inspections.

If you decide to raze and remove this structure, removal and clean-up activities must be completed within 40 days of this notice.

If you decide not to repair or remove this structure, it will be necessary for the City Council to consider condemning the structure to ensure the repair, rehab, securing, and/or razing and removal of this nuisance. All costs involved in the condemnation process would be charged to you. Collection would be actively pursued.

We look forward to your cooperation in this matter. If you have any questions, call our office at (870)933-4658.

Cell: 870-926-1404 Email: [dcooley@jonesboro.org](mailto:dcooley@jonesboro.org)

Sincerely,

David Cooley  
Code Enforcement Officer  
P.O. Box 1845  
Jonesboro, AR 72403



DEPARTMENT OF INSPECTION AND CODE ENFORCEMENT

**RESIDENTIAL BUILDING INSPECTION REPORT**

|                     |                   |                         |
|---------------------|-------------------|-------------------------|
| DATE OF INSPECTION: | September 4, 2025 | CASE NUMBER: 255628     |
| PROPERTY ADDRESS:   | 233 S. Fisher St. | Parcel: 01-144181-44700 |
| PROPERTY OWNER:     | Michael K. Kelly  |                         |

The residential building is a home on a pier foundation. The foundation is breaking down and causing the walls to bow out. The foundation must be repaired. All windows and doors are broken, missing, or boarded. All windows and doors must be repaired or replaced. Due to the walls bowing all load bearing walls must be closely inspected and any damaged studs must be replaced. There are many holes in the roof. Some of the rafters are rotten due to being exposed to the elements. Any rafters that are damaged must be replaced. The entire roof (underlay, singles, tar paper) must be replaced. There are holes in the soffit area around the home. Any damage to the soffit must be repaired. The interior of the home is completely full of trash ranging from approximately 6 inches deep to over 6 feet deep. I did not enter the home due to the condition of the structure and the amount of trash. The home is unsafe to enter for any reason. From the doorway I can see holes in the ceiling which appear to be from water damage due to the holes in the roof. The front porch is very soft and dangerous to walk on. Most of the decking has rotted off and the joists are breaking down.

CURRENTLY THE STRUCTURE IS A HAZARD TO THE HEALTH, WELFARE, AND SAFETY OF THE PUBLIC. THE STRUCTURE SHOULD BE RAZED IMMEDIATELY TO ENSURE THE SAFETY OF LOCAL CHILDREN AND OTHER CITIZENS, NOT TO MENTION THE BLIGHT TO THE COMMUNITY. PROPERTY WAS NOT SECURED AT THE TIME OF INSPECTION.

|                               |    |    |    |        |                                                             |
|-------------------------------|----|----|----|--------|-------------------------------------------------------------|
| In my opinion, this structure |    | Is | XX | Is not | Suitable for human habitation.                              |
| In my opinion, this structure |    | Is | XX | Is not | Physically feasible for rehabilitation.                     |
| In my opinion, this structure |    | Is | XX | Is not | Economically feasible for rehabilitation.                   |
| In my opinion, this structure | XX | Is |    | Is not | A public safety hazard and should be condemned immediately. |

**EMERGENCY ACTION IS WARRANTED: YES NO XX**

|                                                                                     |                                                                                      |
|-------------------------------------------------------------------------------------|--------------------------------------------------------------------------------------|
| Tim Renshaw, Chief Building Inspector                                               | David Cooley, Code Enforcement                                                       |
|  |  |

Municipal Building, 300 South Church Jonesboro, AR

U.S. Postal Service<sup>TM</sup>  
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\$

Extra Services & Fees (check box, add fee as appropriate)

- ☐ Return Receipt (hardcopy) \$
- ☐ Return Receipt (electronic) \$
- ☐ Certified Mail Restricted Delivery \$
- ☐ Adult Signature Required \$
- ☐ Adult Signature Restricted Delivery \$

Postmark  
Here

SEP 04 2025

Postage

\$

Total Postage and Fees

\$

Sent To

Michael Kevin Kelley  
233 S Fisher St  
Jonesboro AR 72401

Street and Apt. No., or P.O. Box No.

City, State, ZIP+4<sup>®</sup>

105





PLACE STICKER AT TOP OF ENVELOPE TO THE RIGHT  
OF THE RETURN ADDRESS, FOLD AT DOTTED LINE

**SENDER: COMPLETE THIS SECTION**

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

MICHAEL KEVIN KELLEY  
233 S FISHER ST  
JONESBORO AR 72401



9590 9402 8374 3156 9777 58

9589 0710 5270 2238 0418 45

**COMPLETE THIS SECTION ON DELIVERY**

A. Signature

X

☐ Agent

☐ Addressee

B. Received by (*Printed Name*)

C. Date of Delivery

D. Is delivery address different from item 1? ☐ Yes  
If YES, enter delivery address below: ☐ No

☐ Adult Signature Restricted Delivery

☒ Certified Mail®

☐ Certified Mail Restricted Delivery

☐ Collect on Delivery

☐ Delivery Restricted Delivery

☐ Insured Mail Restricted Delivery  
(over \$500)

☐ Priority Mail Express®

☐ Registered Mail™

☐ Registered Mail Restricted  
Delivery

☐ Signature Confirmation™

☐ Signature Confirmation  
Restricted Delivery

255628 DC





**City of Jonesboro**  
*Office of Code Enforcement*  
P.O. Box 1845  
Jonesboro, AR 72403

**CERTIFIED MAIL**



MEMPHIS TN 380

5 SEP 2025 PM 2 L

9589 0710 5270 2238 0418 45

*Jacarr*

MICHAEL KEVIN KELLEY  
233 S FISHER ST  
JONESBORO AR 72403

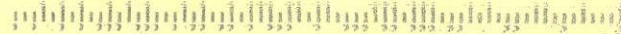
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72403-1845  
72401-3030

NIXIE 381 DC 1 0009/10/25

RETURN TO SENDER  
NOT DELIVERABLE AS ADDRESSED  
UNABLE TO FORWARD

BC: 72403184545 \*0647-00828-05-32







# City of Jonesboro

300 S. Church Street  
Jonesboro, AR 72401

## Text File

**File Number: RES-25:138**

**Agenda Date:** 11/18/2025

**Version:** 1

**Status:** Recommended to  
Council

**In Control:** Public Safety Council Committee

**File Type:** Resolution

RESOLUTION BY THE CITY COUNCIL OF THE CITY OF JONESBORO, ARKANSAS TO  
CONDEMN PROPERTY LOCATED AT: 505 W Woodrow St. Jonesboro, AR 72401: Parcel #  
01-144073-17500

OWNER: Thomas & Linda Bobbitt

LEGAL DESCRIPTION: The West 10 feet of Lot Two (2) and all of Lot Three (3), all in Block "E"  
of Haltom's Second Addition to the City of Jonesboro, Arkansas.

WHEREAS, the above property has been inspected and has been determined unsuited for human  
habitation.

WHEREAS, all of the stipulations have been met in the condemnation process to proceed with the  
condemnation of this property.

NOW THEREFORE BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF  
JONESBORO, ARKANSAS THAT: The city should proceed with the condemnation of the property  
located at: 505 W Woodrow St. Jonesboro, AR 72401.



Office of Code Enforcement  
P.O. Box 1845, Jonesboro, AR 72403

870-933-4658

AFFIDAVIT

Bobbitt Thomas + Linda  
505 W Woodrow  
Jonesboro AR 72401

RE: 505 W Woodrow

I, Michael McQuay, a Code Enforcement Officer, being duly sworn upon oath, that I served the attached notice(s) upon each of the persons or firms therein addressed, by depositing copies thereof in the United States Mail, enclosed within envelopes plainly addressed, as shown with postage fully prepaid, at the Jonesboro, Arkansas Post Office located at 310 East Street, Suite A., before 3:00 P.M., on the 8<sup>th</sup> day of August, 2024.

Michael McQuay  
Michael McQuay  
Jonesboro Code Enforcement

Subscribed and sworn to before me the 8<sup>th</sup> day of August, 2024.

Maria Resendez  
Notary Public



My commission expires: 10 March 2034



### ***Notice to Board and Secure***

08/08/2024

BOBBITT THOMAS & LINDA  
505 W WOODROW  
JONESBORO AR 72401

Case #: 244503

In regards to property located at 505 W WOODROW, JONESBORO, AR

Dear BOBBITT THOMAS & LINDA,

It has been observed that the building listed above is unsecured, damaged, and/or vacant. **You are hereby directed to board and secure the building within seven (7) days of the receipt of this notice.** The building is to remain secured at all times until the repairs are complete or until such time as the structure is razed and removed.

If you decide to abate this nuisance, you must obtain any necessary permits. All damaged or missing doors and/or windows must be repaired, replaced, or boarded up to prevent entry. All boarding material shall be cut to fit the opening to be secured, weatherproofed, and painted and maintained to blend with the exterior color of the building. Damaged roofs shall be tarped to prevent further weather damage to the interior of the building. **All repairs are to be made and all boarding materials and tarps are to be removed within six (6) months.**

In the event you have not commenced work to secure the building within seven (7) days from the receipt of this notice, the City will take actions required to abate the nuisance. All costs of abatement will be billed to you as owner of the property. Payment of this bill will be actively pursued. A tax lien will be placed on the property until payment is received in full. **A fine of not less than \$100 shall be imposed and an additional fine of \$100 for each day thereafter. (Ord. 19:061)**

Boarding and securing the structure does not relieve the owner of the requirement to diligently repair, rehabilitate or demolish and remove the structure.

Should you have any questions about this process, please call the City's Code Enforcement Office at 870-933-4658.

Cell: 870-926-1404 Email: dcooley@jonesboro.org

Sincerely,

David Cooley  
Code Enforcement Officer

9589 0710 5270 0710 1221 1992 04

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For delivery information, visit our website at [www.usps.com](http://www.usps.com)®.

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Certified Mail Fee

\$

Extra Services & Fees (check box, add fee as appropriate)

- ☐ Return Receipt (hardcopy) \$ \_\_\_\_\_
- ☐ Return Receipt (electronic) \$ \_\_\_\_\_
- ☐ Certified Mail Restricted Delivery \$ \_\_\_\_\_
- ☐ Adult Signature Required \$ \_\_\_\_\_
- ☐ Adult Signature Restricted Delivery \$ \_\_\_\_\_

Postmark  
Here

Postage

\$

Total Postage and Fees

\$

Sent To

Street and Apt. No., or PO Box No.

City, State, ZIP+4®

Bobbitt Thomas & Linda  
505 W Woodward  
Jonesboro AR 72401

112

**SENDER: COMPLETE THIS SECTION**

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

THOMAS & LINDA BOBBITT  
505 W WOODROW  
JONESBORO AR 72401



9590 9402 8970 4064 2752 48

2. Article Number (Transfer from service label)

9589 0710 5270 1221 1992 04

PS Form 3811, July 2020 PSN 7530-02-000-9053

**COMPLETE THIS SECTION ON DELIVERY**

A. Signature

X

☐ Agent

☐ Addressee

B. Received by (Printed Name)

C. Date of Delivery

D. Is delivery address different from item 1? ☐ Yes  
delivery address below: ☐ No

- ☐ Adult Signature
- ☐ Adult Signature Restricted Delivery
- ☒ Certified Mail®
- ☐ Certified Mail Restricted Delivery
- ☐ Collect on Delivery
- ☐ Collect on Delivery Restricted Delivery
- ☐ Insured Mail

- ☐ Priority Mail Express®
- ☐ Registered Mail™
- ☐ Registered Mail Restricted Delivery
- ☐ Signature Confirmation™
- ☐ Signature Confirmation Restricted Delivery

Mail Restricted Delivery

244503 DC

Domestic Return Receipt





**City of Jonesboro**  
*Office of Code Enforcement*  
P.O. Box 1845  
Jonesboro, AR 72403



9589 0710 5270 1221 1992 04

-R-T-S- 72401-RFS-1N \*95 08/09/24

RETURN TO SENDER  
UNABLE TO FORWARD  
UNABLE TO FORWARD  
RETURN TO SENDER





## DEPARTMENT OF INSPECTION AND CODE ENFORCEMENT

### RESIDENTIAL BUILDING INSPECTION REPORT

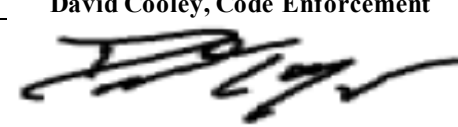
|                     |                        |                         |
|---------------------|------------------------|-------------------------|
| DATE OF INSPECTION: | September 5, 2025      | CASE NUMBER: 244503     |
| PROPERTY ADDRESS:   | 505 W. Woodrow St.     | Parcel: 01-144073-17500 |
| PROPERTY OWNER:     | Thomas & Linda Bobbitt |                         |

The residential building is a home on a pier foundation. The foundation is breaking down and causing the walls to bow out. The west side wall has slid off the foundation. The foundation must be repaired. The front and back doors are broken and had to be secured by Code Enforcement. A window on the east side of the home is broken out and boarded. Most of the other windows have rotten frames. All windows and doors must be repaired or replaced. Due to the walls bowing all load bearing walls must be closely inspected and any damaged studs must be replaced. There is a large tree branch broken off and laying on the roof which has caused damaged to the roof. The roof is sagging due to the home being off the foundation. The entire roof (underlay, singles, tar paper) must be replaced. There are holes in the soffit area around the home. Any damage to the soffit must be repaired. I tried to enter to home prior to it being secured but backed out due to the floor being very soft and the high risk of falling through.

CURRENTLY THE STRUCTURE IS A HAZARD TO THE HEALTH, WELFARE, AND SAFETY OF THE PUBLIC. THE STRUCTURE SHOULD BE RAZED IMMEDIATELY TO ENSURE THE SAFETY OF LOCAL CHILDREN AND OTHER CITIZENS, NOT TO MENTION THE BLIGHT TO THE COMMUNITY. PROPERTY WAS NOT SECURED AT THE TIME OF INSPECTION.

|                               |    |    |    |        |                                                             |
|-------------------------------|----|----|----|--------|-------------------------------------------------------------|
| In my opinion, this structure |    | Is | XX | Is not | Suitable for human habitation.                              |
| In my opinion, this structure |    | Is | XX | Is not | Physically feasible for rehabilitation.                     |
| In my opinion, this structure |    | Is | XX | Is not | Economically feasible for rehabilitation.                   |
| In my opinion, this structure | XX | Is |    | Is not | A public safety hazard and should be condemned immediately. |

**EMERGENCY ACTION IS WARRANTED: YES NO XX**

|                                                                                     |                                                                                      |
|-------------------------------------------------------------------------------------|--------------------------------------------------------------------------------------|
| <b>Tim Renshaw, Chief Building Inspector</b>                                        | <b>David Cooley, Code Enforcement</b>                                                |
|  |  |

Municipal Building, 300 South Church Jonesboro, AR



Office of Code Enforcement  
P.O. Box 1845, Jonesboro, AR 72403

870-933-4658

AFFIDAVIT

THOMAS & LINDA BOBBITT

300 Sundown Ln.

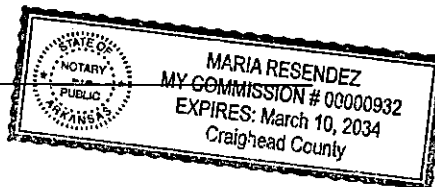
JONESBORO, AR 72405

RE: 505 W WOODROW

I, Eric Schmett, a Code Enforcement Officer, being duly sworn upon oath, that I served the attached notice(s) upon each of the persons or firms therein addressed, by depositing copies thereof in the United States Mail, by certified mail with return receipt requested, enclosed within envelopes plainly addressed, as shown with postage fully prepaid, at the Jonesboro, Arkansas Post Office located at 310 East Street, Suite A., before 3:00 P.M., on the 5th day of September, 2025.

Eric Schmett  
Jonesboro Code Enforcement

Subscribed and sworn before me the 5th day of September, 2025.

  
Notary Public

My commission expires: 10 March 2034



## ***Notice of Violation***

09/05/2025

THOMAS & LINDA BOBBITT  
300 SUNDOWN LN.  
JONESBORO AR 72405

Case #: 244503  
Subject: 505 W WOODROW, JONESBORO, AR 72401

Dear Property Owner:

According to county records you are the owner of the subject property. Please be advised that the structure on this property has been inspected by the City Building and Code Enforcement inspectors and, has been found to be unfit for human habitation by virtue of its dilapidated and unsanitary condition. This property poses a hazard to the public and is a nuisance against public health.

Within 10 (ten) calendar days from the date of this letter you are required to respond to this notice in writing, indicating you intention to either repair, re-inhabit, or raze and remove this structure. Should you choose to repair or rehab the structure, you will have to obtain a building permit and start work within 40 calendar days from the date of this notice. The building permit will be issued for a total of 45 calendar days at which time the repair or rehab work must be complete and able to pass all building, electrical, plumbing, and mechanical inspections.

If you decide to raze and remove this structure, removal and clean-up activities must be completed within 40 days of this notice.

If you decide not to repair or remove this structure, it will be necessary for the City Council to consider condemning the structure to ensure the repair, rehab, securing, and/or razing and removal of this nuisance. All costs involved in the condemnation process would be charged to you. Collection would be actively pursued.

We look forward to your cooperation in this matter. If you have any questions, call our office at (870)933-4658.

Cell: 870-926-1404 Email: dcooley@jonesboro.org

Sincerely,

David Cooley  
Code Enforcement Officer  
P.O. Box 1845  
Jonesboro, AR 72403



# DEPARTMENT OF INSPECTION AND CODE ENFORCEMENT

## RESIDENTIAL BUILDING INSPECTION REPORT

|                     |                        |                         |
|---------------------|------------------------|-------------------------|
| DATE OF INSPECTION: | September 5, 2025      | CASE NUMBER: 244503     |
| PROPERTY ADDRESS:   | 505 W. Woodrow St.     | Parcel: 01-144073-17500 |
| PROPERTY OWNER:     | Thomas & Linda Bobbitt |                         |

The residential building is a home on a pier foundation. The foundation is breaking down and causing the walls to bow out. The west side wall has slid off the foundation. The foundation must be repaired. The front and back doors are broken and had to be secured by Code Enforcement. A window on the east side of the home is broken out and boarded. Most of the other windows have rotten frames. All windows and doors must be repaired or replaced. Due to the walls bowing all load bearing walls must be closely inspected and any damaged studs must be replaced. There is a large tree branch broken off and laying on the roof which has caused damaged to the roof. The roof is sagging due to the home being off the foundation. The entire roof (underlay, singles, tar paper) must be replaced. There are holes in the soffit area around the home. Any damage to the soffit must be repaired. I tried to enter to home prior to it being secured but backed out due to the floor being very soft and the high risk of falling through.

CURRENTLY THE STRUCTURE IS A HAZARD TO THE HEALTH, WELFARE, AND SAFETY OF THE PUBLIC. THE STRUCTURE SHOULD BE RAZED IMMEDIATELY TO ENSURE THE SAFETY OF LOCAL CHILDREN AND OTHER CITIZENS, NOT TO MENTION THE BLIGHT TO THE COMMUNITY. PROPERTY WAS NOT SECURED AT THE TIME OF INSPECTION.

|                               |    |    |    |        |                                                             |
|-------------------------------|----|----|----|--------|-------------------------------------------------------------|
| In my opinion, this structure |    | Is | XX | Is not | Suitable for human habitation.                              |
| In my opinion, this structure |    | Is | XX | Is not | Physically feasible for rehabilitation.                     |
| In my opinion, this structure |    | Is | XX | Is not | Economically feasible for rehabilitation.                   |
| In my opinion, this structure | XX | Is |    | Is not | A public safety hazard and should be condemned immediately. |

**EMERGENCY ACTION IS WARRANTED: YES NO XX**

|                                                                                     |                                                                                      |
|-------------------------------------------------------------------------------------|--------------------------------------------------------------------------------------|
| Tim Renshaw, Chief Building Inspector                                               | David Cooley, Code Enforcement                                                       |
|  |  |

Municipal Building, 300 South Church Jonesboro, AR



U.S. Postal Service™  
**CERTIFIED MAIL® RECEIPT**

*Domestic Mail Only*

For delivery information, visit our website at [www.usps.com](http://www.usps.com)®.

OFFICIAL USE

Certified Mail Fee

\$

Extra Services & Fees (check box, add fee as appropriate)

- |                                                              |          |
|--------------------------------------------------------------|----------|
| <input type="checkbox"/> Return Receipt (hardcopy)           | \$ _____ |
| <input type="checkbox"/> Return Receipt (electronic)         | \$ _____ |
| <input type="checkbox"/> Certified Mail Restricted Delivery  | \$ _____ |
| <input type="checkbox"/> Adult Signature Required            | \$ _____ |
| <input type="checkbox"/> Adult Signature Restricted Delivery | \$ _____ |

Postage

\$

Total Postage and Fees

\$

Sent to

Street and Apt. No., or PO Box No.

City, State, ZIP+4®

Thomas + Linda Babbitt  
300 Sundown Ln  
Jonesboro AR 72405

119



### SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

THOMAS & LINDA BOBBITT  
300 SUNDOWN LN.  
JONESBORO AR 72405



9590 9402 8374 3156 9777 72

### COMPLETE THIS SECTION ON DELIVERY

A. Signature

X

- ☐ Agent  
☐ Addressee

B. Received by (*Printed Name*)

C. Date of Delivery

D. Is delivery address different from item 1? ☐ Yes  
delivery address below: ☐ No

- ☐ Adult Signature  
☐ Adult Signature Restricted Delivery  
☒ Certified Mail®  
☐ Certified Mail Restricted Delivery  
☐ Collect on Delivery

- ☐ Priority Mail Express®  
☐ Registered Mail™  
☐ Registered Mail Restricted Delivery  
☐ Signature Confirmation™  
☐ Signature Confirmation Restricted Delivery

on Delivery Restricted Delivery  
Mail  
Mail Restricted Delivery  
(0)

254503 DC

Domestic Return Receipt





**City of Jonesboro**  
*Office of Code Enforcement*  
P.O. Box 1845  
Jonesboro, AR 72403



MEMPHIS TN 380

6 SEP 2025 PM 3 L

9589 0710 5270 2238 0418 69

UTK / 9/8/25  
Red



THOMAS & LINDA BOBBITT  
300 SUNDOWN LN.  
JONESBORO AR 72405

-R-T-S- 724054043-1N 009 09/18/25

RETURN TO SENDER  
UNABLE TO FORWARD  
UNABLE TO FORWARD  
RETURN TO SENDER

72405-09330







# City of Jonesboro

300 S. Church Street  
Jonesboro, AR 72401

## Text File

**File Number: RES-25:165**

**Agenda Date:**

**Version:** 1

**Status:** Recommended to  
Council

**In Control:** Finance & Administration Council Committee

**File Type:** Resolution

RESOLUTION BY THE CITY COUNCIL OF THE CITY OF JONESBORO, ARKANSAS  
REQUESTING CITY WATER AND LIGHT (CWL) TO PROVIDE CONTRIBUTION  
COMMITMENTS TOWARD THE PURCHASE OF TWO NEW FIRE TRUCKS FOR THE  
JONESBORO FIRE DEPARTMENT

WHEREAS, City of Jonesboro Fire Department Administration has performed comparative pricing and secured the commitment for a reasonable delivery timeline to facilitate the replacement of a 2005 model 100' aerial ladder truck and a 2011 model pumper truck within the department; and,

WHEREAS, the purchase price of the aerial truck will be \$1,558,852 and the pumper truck will be \$860,915, for a total cost of \$2,419,767; and

WHEREAS, upon delivery of the new units, the replacement units will be sold through the assistance of a listing agent and the resulting sale proceeds being returned to the Depreciation Fund; and

WHEREAS, the initial apparatus pricing estimate detailed in the FY2025 budget has since been reviewed by Fire Administration. Extensive brand and supplier comparisons have resulted in the identification of a similar unit from a different manufacturer at significant price savings; and

WHEREAS, the City appropriated \$625,000 in the 2024 Depreciation Fund to fund the anticipated future purchase; and

WHEREAS, an additional \$625,000 funding will be appropriated in the 2025 Depreciation Fund; and

WHEREAS, CWL has indicated a willingness to commit to a two-year funding program including an annual contribution of \$600,000 toward the purchase of these fire trucks and requires a resolution from the City Council to enable the annual contributions; and

WHEREAS, a future resolution will be presented to approve the purchase.

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

SECTION 1: CWL is hereby requested to contribute \$600,000 in 2025 and \$600,000 in 2026 from its surplus funds to be used toward the purchase of two new fire trucks for the Jonesboro Fire Department.

SECTION 2: That Mayor Harold Copenhaver and City Clerk April Leggett are authorized to execute the necessary documents to effectuate these contributions.



# City of Jonesboro

300 S. Church Street  
Jonesboro, AR 72401

## Text File

File Number: ORD-25:033

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**Agenda Date:**

**Version:** 1

**Status:** Second Reading

**In Control:** Public Safety Council Committee

**File Type:** Ordinance

### AN ORDINANCE TO AMEND CHAPTER 6 - ALCOHOLIC BEVERAGES TO COMPLY WITH CHANGES TO THE ARKANSAS LAW REGARDING PRIVATE CLUB PERMITS

WHEREAS, the City of Jonesboro has need to amend our ordinances to be consistent with changes to Arkansas law passed in the most recent legislative session; and

WHEREAS, the City Council of the City of Jonesboro, Arkansas desires to make the included changes.

NOW THEREFORE BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF JONESBORO, ARKANSAS:

That the definition of private club in Article I, Section 6-1 shall be deleted and replaced with the following definition:

Private club means a non-profit corporation, sole-proprietorship, corporation, partnership, or limited liability company organized and existing or authorized to do business under the laws of this state.



## APPLICATION FOR ALCOHOL PERMIT

### INSTRUCTIONS

1. Answer all questions correctly and in full. **PLEASE PRINT IN INK OR TYPE.**

**NOTE: FORMS MUST BE NOTARIZED.**

**APPLICATION MUST BE ACCOMPANIED BY CRIMINAL BACKGROUND  
INVESTIGATION RESULTS OF THE APPLICANT (FORMS AND INSTRUCTIONS ENCLOSED).**

2. Application fee is \$250 and must be paid at the City Collector's Office at 300 S. Church Street, Jonesboro, Arkansas 72401 or by telephone (with a credit card, excluding American Express) at 870-932-3042. Proof of payment must be submitted with this application.
3. Applicant must be a citizen of the United States or a permanent resident alien (must provide a copy of green card), and a resident of Arkansas.
4. The following additional materials must be submitted with your application:
  - a. A current list of names and addresses of the owners, principals (including but not limited to partners, officers, directors, managers, or other persons making decisions for the entity which are listed with the Arkansas Secretary of State, where applicable), and a signed "authority to release information form" from each listed person.
  - b. The address where the business will be located. If the named entity does not own the property, a copy of the lease, option to lease, option to purchase, or buy-sell agreement in **favor of the entity** must be attached.

MAIL OR DELIVER DIRECTLY TO:

**Chief of Police  
Jonesboro Police Department  
1001 S. Caraway Road  
Jonesboro, Arkansas 72401**

5. Once you have received the report from the Jonesboro Police Department, it is your responsibility to get this matter on the City Council agenda. To do so, you must take the report and an ordinance (prepared by you or your legal counsel) to the City Clerk's Office at 300 S. Church Street, Jonesboro, Arkansas. The City Clerk will advise you the cost involved in the publication of the ordinance and you are required to pay those costs before the ordinance will be placed on the agenda.

## CITY OF JONESBORO

### APPLICATION FOR ALCOHOL PERMIT

We hereby make an application for a permit to serve alcoholic beverages on our premises.

|                  |        |        |            |
|------------------|--------|--------|------------|
| NAME OF ENTITY   | FEIN # |        |            |
| APPLICANT NAME   | First  | Middle | Last       |
| HOME ADDRESS     | Street | City   | Zip County |
| BUSINESS NAME    |        |        |            |
| BUSINESS ADDRESS | Street | City   | Zip County |

Does the entity own the premises? \_\_\_\_\_ If leased, give name and address of owner:

Is your establishment primarily engaged in the business of serving food for consumption on the premises?

If the answer to the above question is no, then what type of business will you be engaged in on the premises? Please list all activities to be offered.

Does anyone now hold an alcoholic beverage permit at this location? \_\_\_\_\_ If so, give name, address and permit no(s).



Give names and addresses of all owners/principals listed with the Arkansas Secretary of State:

| <u>NAME</u> | <u>TITLE</u> | <u>ADDRESS</u> |
|-------------|--------------|----------------|
|             |              |                |
|             |              |                |
|             |              |                |
|             |              |                |
|             |              |                |

***Have any of the persons listed above been under the sentence, whether suspended or otherwise, of any court for the conviction of a felony within two (2) years preceding the date of this application? YES NO If yes, please explain -***

---

---

Signed this \_\_\_\_\_ day of \_\_\_\_\_, \_\_\_\_\_.

\_\_\_\_\_  
Signature of Applicant/Managing Agent

\_\_\_\_\_  
Official Title

Subscribed and sworn to before me this \_\_\_\_\_ day of \_\_\_\_\_, \_\_\_\_\_.

\_\_\_\_\_  
Notary Public

My Commission Expires: \_\_\_\_\_:

## SCHEDULE A – INDIVIDUAL’S PERSONAL HISTORY

I submit answers to the following questions under oath:

1. Name \_\_\_\_\_ Sex \_\_\_\_\_ Date of Birth \_\_\_\_\_
2. Home Address \_\_\_\_\_ Phone No. \_\_\_\_\_  
Street City Zip
3. Are you a person of good moral character and reputation in your community? \_\_\_\_\_
4. Are you a **(CITIZEN)** or **(PERMANENT RESIDENT ALIEN)** of the United States? **CIRCLE ONE**  
Social Security No. \_\_\_\_\_ Green Card No. \_\_\_\_\_
5. Are you a resident of Craighead county? \_\_\_\_\_  
If not, do you live within 35 miles of the premises to be permitted? \_\_\_\_\_
6. Have you ever been convicted of a felony? **YES** \_\_\_\_\_ **NO** \_\_\_\_\_ If so, give full information  
\_\_\_\_\_  
\_\_\_\_\_
7. Have you been convicted of any violation of any law relating to alcoholic beverages within the five (5) years preceding this application? **YES** \_\_\_\_\_ **NO** \_\_\_\_\_ If so, give full information. \_\_\_\_\_  
\_\_\_\_\_
8. Have you had any alcoholic beverage permit issued to you revoked within the five (5) years preceding this application? **YES** \_\_\_\_\_ **NO** \_\_\_\_\_ If so, give full information \_\_\_\_\_  
\_\_\_\_\_
9. Do you presently hold or have you ever held an alcoholic beverage permit(s)? \_\_\_\_\_ If so, give name, place, and permit number(s)  
\_\_\_\_\_
10. Have you applied and been refused a permit at the applied for location within the last 12 months? \_\_\_\_\_  
If so, give full information \_\_\_\_\_  
\_\_\_\_\_
11. Marital Status: Single ( ) Married ( ) Divorced ( ) Separated ( ) Other ( )
12. Furnish complete information regarding members of immediate family:

| <u>Relationship</u> | <u>Full Name</u> | <u>Address</u> | <u>Occupation</u> |
|---------------------|------------------|----------------|-------------------|
|                     |                  |                |                   |
|                     |                  |                |                   |
|                     |                  |                |                   |
|                     |                  |                |                   |

|  |  |  |  |
|--|--|--|--|
|  |  |  |  |
|  |  |  |  |

(a) Are any of the above to be connected with the operation of the outlet? \_\_\_\_\_

(b) If so, who and in what capacity? \_\_\_\_\_

13. Give your home address (city or town) and dates at each for the past five (5) years:  
 \_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_

14. Covering the past five (5) years, give in detail the following:

| <u>Your Business or Occupation</u> | <u>Name &amp; Address of Employer</u> | <u>Dates of Employment</u> |
|------------------------------------|---------------------------------------|----------------------------|
|                                    |                                       |                            |
|                                    |                                       |                            |
|                                    |                                       |                            |

I hereby state on oath that I will not violate any law of this State or any regulation of the Alcoholic Beverage Control Division, nor will any agent or employee be allowed to violate any law or regulation. It is hereby consented that the licensed premises and its books and records shall be open at all times to all law enforcement officials without warrant or other legal process.

\_\_\_\_\_  
 Applicant's Signature

STATE OF ARKANSAS

COUNTY OF \_\_\_\_\_

\_\_\_\_\_, being first duly sworn on oath deposes and says that he/she has read each of the questions to which he/she has made answer, and that his/her said answers in each instance are true and correct.

Subscribed and sworn to before me this \_\_\_\_\_ day of \_\_\_\_\_, \_\_\_\_\_.

\_\_\_\_\_  
 Notary Public

My Commission Expires: \_\_\_\_\_:

## AUTHORITY TO RELEASE INFORMATION

Application filed by Applicant -A, Principal - P: \_\_\_\_\_

TO WHOM IT MAY CONCERN:

I understand that the City of Jonesboro will conduct an investigation before a final decision is made on this alcoholic beverage permit. This investigation may include inquiries as to my character, reputation, and the location and feasibility of a permit being issued at the applied for location.

To facilitate this investigation, I do hereby give my consent and authority for any public utility or police agency to furnish information from their records to the City of Jonesboro.

\_\_\_\_\_  
Signature – Full Name

\_\_\_\_\_  
Date

\_\_\_\_\_  
Home Address

\_\_\_\_\_  
City

\_\_\_\_\_  
State

\_\_\_\_\_  
Zip

\_\_\_\_\_  
Mailing Address

\_\_\_\_\_  
City

\_\_\_\_\_  
State

\_\_\_\_\_  
Zip

\_\_\_\_\_  
Contact Phone

\_\_\_\_\_  
Business Phone

\_\_\_\_\_  
Email Address

Subscribed and sworn to before me this \_\_\_\_\_ day of \_\_\_\_\_, \_\_\_\_\_.

\_\_\_\_\_  
Notary Public

My Commission Expires: \_\_\_\_\_:

## IMPORTANT INFORMATION AND INSTRUCTIONS

### REGARDING A CRIMINAL BACKGROUND CHECK

1. Alcoholic Beverage Control laws and regulations prohibit the issuance of a permit to a person who has been convicted of a felony. This law also applies to partners, stockholders (persons who own more than 5% of the stock in a corporation) or members of an LLC who own more than 5% interest.
2. Attached is a criminal background application which must be completed and submitted to the Arkansas State Police. They will return the Arkansas background check results to you; ***the original document must accompany the City of Jonesboro application.*** If this report indicates you (partner, stockholder or member of LLC, if applicable) are not a convicted felon, your application will be eligible for consideration by the city. Amount of \$25.00 (check or money order) is due at time of submission to Arkansas State Police.

**A SELF-ADDRESSED, STAMPED ENVELOPE MUST BE ENCLOSED WITH SUBMISSION OF THE ABOVE.**

4. If you wish to complete this process in person, go to the Arkansas State Police Headquarters. You will be required to show a state issued photo ID or driver's license. Payment must be by check or money order made payable to Arkansas State Police.

Background investigation questions; call Arkansas State Police at  
501 618 8500.

**MAIL TO:**        **Arkansas State Police**  
                     **ATTN: Identification Bureau**  
                     **#1 State Police Plaza**  
                     **Little Rock, Arkansas 72209**

**Application for Criminal History Check  
for Alcoholic Beverage Permit  
A.C.A 3-2-103  
(See other side for instructions)**

Full Name: \_\_\_\_\_

| Last Name | First Name | Middle Name |
|-----------|------------|-------------|
|-----------|------------|-------------|

All other names ever used (married names, maiden, shortened, etc)

Date of Birth: \_\_\_\_\_ State of Birth: \_\_\_\_\_ Race: \_\_\_\_\_ Sex: \_\_\_\_\_  
Month / Day / Year)

Social Security #: \_\_\_\_\_ Driver's License #: \_\_\_\_\_  
State \_\_\_\_\_

Mailing Address: \_\_\_\_\_

Street City State ZIP

Day Time Phone: \_\_\_\_\_

I GIVE MY CONSENT FOR THE ARKANSAS STATE POLICE TO CONDUCT A CRIMINAL RECORD SEARCH ON MYSELF AND  
RELEASE ANY RESULTS TO THE FOLLOWING PERSON AND / OR ENTITY :

Name: \_\_\_\_\_ Phone: \_\_\_\_\_  
Full Name of Agency

Mailing Address: \_\_\_\_\_

| Street | City | State | ZIP |
|--------|------|-------|-----|
|--------|------|-------|-----|

Signature \_\_\_\_\_ Date: \_\_\_\_\_  
(First / MI / Last Name) (Month / Day / Year)

**(NO REQUEST WILL BE PROCESSED WITHOUT A NOTARIZED SIGNATURE)**

Subscribed and sworn to before me this \_\_\_\_\_ day of \_\_\_\_\_, \_\_\_\_\_.

Notary Public

My Commission Expires: \_\_\_\_\_ :



## APPLICATION FOR CHANGE IN TYPE OF BUSINESS OPERATION OF PRIVATE CLUB

1. Answer all questions correctly and in full. **PLEASE PRINT IN INK OR TYPE.**  
**NOTE: FORMS MUST BE NOTARIZED.**
2. Application fee is \$50 and must be submitted with this application.
3. Applicant must be a citizen of the United States or a permanent resident alien (must provide a copy of green card), and a resident of Arkansas.

MAIL OR DELIVER DIRECTLY TO:

**Chief of Police  
Jonesboro Police Department  
1001 S. Caraway Road  
Jonesboro, Arkansas 72401**

We hereby make an application to change our type of business operation associated with our permit to serve alcoholic beverages.

\_\_\_\_\_  
PERMITTEE

\_\_\_\_\_  
PERMIT #

APPLICANT ON BEHALF OF  
PERMITTEE

\_\_\_\_\_  
First

\_\_\_\_\_  
Middle

\_\_\_\_\_  
Last

HOME ADDRESS

\_\_\_\_\_  
Street

\_\_\_\_\_  
City

\_\_\_\_\_  
Zip

\_\_\_\_\_  
County

BUSINESS NAME

BUSINESS ADDRESS

\_\_\_\_\_  
Street

\_\_\_\_\_  
City

\_\_\_\_\_  
Zip

\_\_\_\_\_  
County

Is your establishment currently primarily engaged in the business of serving food for consumption on the premises?

\_\_\_\_\_



If the answer to the previous question is no, then what type of business are you currently engaged in on the premises?  
Please list all activities offered.

---

---

What type of business activity are you proposing to change/add with this application?

---

---

I, \_\_\_\_\_, do hereby acknowledge that all answers submitted are true and correct to the best of my knowledge.

Signed this \_\_\_\_ day of \_\_\_\_\_, \_\_\_\_\_.

\_\_\_\_\_  
Signature of Applicant/Managing Agent

\_\_\_\_\_  
Official Title

Subscribed and sworn to before me this \_\_\_\_\_ day of \_\_\_\_\_, \_\_\_\_\_.

\_\_\_\_\_  
Notary Public

My Commission Expires: \_\_\_\_\_:



## APPLICATION FOR TRANSFER OF LOCATION OF PRIVATE CLUB PERMIT

1. Answer all questions correctly and in full. **PLEASE PRINT IN INK OR TYPE.**  
**NOTE: FORMS MUST BE NOTARIZED.**
2. Application fee is \$50 and must be submitted with this application.
3. Applicant must be a citizen of the United States or a permanent resident alien (must provide a copy of green card), and a resident of Arkansas.
4. The following additional materials must be submitted with your application:

The address where the business will be located. If the entity does not own the property, a copy of the lease, option to lease, option to purchase, or buy-sell agreement in **favor of the entity** must be attached.

MAIL OR DELIVER DIRECTLY TO:

**Chief of Police  
Jonesboro Police Department  
1001 S. Caraway Road  
Jonesboro, Arkansas 72401**

We hereby make an application to transfer our permit to serve alcoholic beverages to another premises within the city of Jonesboro.

\_\_\_\_\_  
PERMITTEE

\_\_\_\_\_  
PERMIT #

APPLICANT ON BEHALF OF  
PERMITTEE

\_\_\_\_\_  
First

\_\_\_\_\_  
Middle

\_\_\_\_\_  
Last

HOME ADDRESS

\_\_\_\_\_  
Street

\_\_\_\_\_  
City

\_\_\_\_\_  
Zip

\_\_\_\_\_  
County

BUSINESS NAME

BUSINESS ADDRESS

\_\_\_\_\_  
Street

\_\_\_\_\_  
City

\_\_\_\_\_  
Zip

\_\_\_\_\_  
County

Does the entity own the premises? \_\_\_\_\_ If leased, give name and address of owner:

\_\_\_\_\_

Is your establishment primarily engaged in the business of serving food for consumption on the premises?

\_\_\_\_\_

If the answer to the above question is no, then what type of business will you be engaged in on the premises? Please list all activities to be offered.

\_\_\_\_\_

Does anyone now hold an alcoholic beverage permit at this location? \_\_\_\_\_ If so, give name, address and permit no(s).

\_\_\_\_\_

I certify the following (check any which are applicable):

\_\_\_\_\_ No private club permit exists at the proposed location.

\_\_\_\_\_ Existing permit for this location will be surrendered for cancellation upon the issuance of new permit.

\_\_\_\_\_ Existing permit has been previously surrendered.

I, \_\_\_\_\_, do hereby acknowledge that all answers submitted are true and correct to the best of my knowledge.

Signed this \_\_\_\_\_ day of \_\_\_\_\_, \_\_\_\_\_.

\_\_\_\_\_  
Signature of Applicant/Managing Agent

\_\_\_\_\_  
Official Title

Subscribed and sworn to before me this \_\_\_\_\_ day of \_\_\_\_\_, \_\_\_\_\_.

\_\_\_\_\_  
Notary Public

My Commission Expires: \_\_\_\_\_:



# City of Jonesboro

300 S. Church Street  
Jonesboro, AR 72401

## Text File

File Number: ORD-25:037

---

**Agenda Date:**

**Version:** 1

**Status:** Second Reading

**In Control:** Public Safety Council Committee

**File Type:** Ordinance

AN ORDINANCE TO AMEND CHAPTER 117 ARTICLE VIII, SECTION 117-324(g) TO REMOVE THE REQUIREMENT TO HAVE A VALID REGISTRATION OR LICENSE ON A BOAT, TRAILER, OR RECREATIONAL VEHICLE PARKED OUTDOORS ON RESIDENTIAL LOTS IN THE CITY OF JONESBORO

WHEREAS, the City of Jonesboro understands that citizens may need to store a boat, trailer, or recreational vehicle on their residential lot that is not currently registered and licensed under state law; and

WHEREAS, the City Council of the City of Jonesboro, Arkansas desires to remove the requirement that a boat, trailer, and/or recreational vehicle that is parked outdoors on a lot in a residential district be required to be currently registered and licensed, as required by state law.

NOW THEREFORE BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF JONESBORO, ARKANSAS:

SECTION ONE: That Chapter 117, Article VIII, Section 117-324(g) shall be deleted.

SECTION TWO: That all other parts of this section shall remain in full force and effect.



# City of Jonesboro

300 S. Church Street  
Jonesboro, AR 72401

## Text File

File Number: ORD-25:038

---

**Agenda Date:**

**Version:** 1

**Status:** Second Reading

**In Control:** Public Safety Council Committee

**File Type:** Ordinance

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

NOW THEREFORE BE IT ORDAINED BY THE CITY COUNCIL FOR THE CITY OF JONESBORO ARKANSAS TO MAKE THE FOLLOWING CHANGES AS RECOMMENDED BY THE TRAFFIC CONTROL COMMITTEE:

Establish 25 MPH speed limit at the following location:

- Whitetail Crossing (all phases)

Place stop signs at the following locations:

- Young Drive at Wimpy Road
- Boone Street at Young Drive
- Pope Street at Young Drive
- Milo Court at Pope Street (both East and West Bound)
- Milo Court at Boone Street
- Pope Street at Crockett Drive
- Boone Street at Crockett Drive
- Crockett drive at Wimpy Road
- Edgemont Circle at Edgemont Drive
- Nathan Drive at Edgemont Drive



# City of Jonesboro

300 S. Church Street  
Jonesboro, AR 72401

## Text File

File Number: ORD-25:039

---

**Agenda Date:**

**Version:** 1

**Status:** Second Reading

**In Control:** Public Safety Council Committee

**File Type:** Ordinance

### AN ORDINANCE TO ADD SECTION 2-289 TO THE JONESBORO CODE OF ORDINANCES TITLED FIREFIGHTER BILL OF RIGHTS

WHEREAS, the Arkansas General Assembly adopted Act 686 of 2025, which recommends a basic bill of rights for firefighters of municipalities in Arkansas; and

WHEREAS, the City of Jonesboro endorses a firefighter Bill of Rights for firefighters who provide critical safety services for Jonesboro residents, and visitors; and

WHEREAS, the protective measures outlined in the Bill of Rights provide for clear and consistent guidance on how corrective and disciplinary actions are handled; and

WHEREAS, the Act authorizes the City to adopt a local ordinance establishing any or all of the procedures under the Act as a guide for negotiating personnel issues with firefighters.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL for the City of Jonesboro, Arkansas, that:

The City Council of the City of Jonesboro, Arkansas hereby enacts Section 2-289 to be titled Firefighter Bill of Rights as shown in Exhibit A attached hereto and incorporated herein as if set out word for word.

## EXHIBIT A

### Sec. 2-289 – Firefighter Bill of Rights

- (A) **Purpose.** The purpose of this ordinance is to formally establish a firefighter bill of rights. The bill of rights provides basic protections for the firefighters regarding personnel disciplinary and promotional actions.
- (B) **Definitions.** As used in this ordinance:
- (1) *Firefighter* means a public servant vested by law with the primary duty of fighting fires and providing fire protection services to a municipality.
  - (2) *Formal proceeding* means a proceeding heard before any officer, committee, or other body of municipal government with the authority to take disciplinary action against a firefighter.
  - (3) *Official departmental charges* means a written document from the fire chief or other lawful authority notifying the accused firefighter that charges of misconduct have been made and setting forth the specifics of the alleged misconduct.
  - (4) *Pre-disciplinary hearing* is a brief, formal meeting where the firefighter has an opportunity to respond to proposed disciplinary action before it is finalized.
- (C) **Disciplinary proceedings.** When a firefighter is under investigation for alleged improper conduct with a possible result of termination, demotion, or other disciplinary action causing loss of pay or status, the following minimum standards may apply:
- (1) Adverse inference shall not be drawn, and no punitive action shall be taken from a refusal of the firefighter being investigated to participate in the investigation or be interrogated other than when the firefighter is on duty or is otherwise fully compensated for the time spent in accordance with municipal and departmental overtime policy, state law, and federal law.
  - (2) An interrogation of a firefighter shall take place at:
    - (a) The office of those conducting the investigation;
    - (b) The place where the firefighter reports for duty; or
    - (c) Another reasonable place as the investigator may determine.
  - (3) The firefighter being investigated shall be informed at the commencement of his or her interrogation of:
    - (a) The nature of the investigation;
    - (b) The identity and authority of the person or persons conducting the investigation; and
    - (c) The identity of all persons present during the interrogation.
  - (4) During the interrogation of the firefighter, questions will be posed by or through only one (1) interrogator at a time.



- (5) An interrogation of a firefighter in connection with an investigation shall be for a reasonable period of time and shall allow for reasonable periods for the rest and personal necessities of the firefighter.
- (6) No threat, harassment, promise, or reward shall be made to a firefighter in connection with an investigation in order to induce the answering of any questions that the firefighter has a legal right to refrain from answering, but immunity from prosecution may be offered to induce such a response.
- (7) Interrogations
  - (a) An interrogation of a firefighter in connection with an investigation against him or her shall be recorded in full.
  - (b) The firefighter may make his or her own independent recording of the interrogation and have one (1) witness of his or her choosing present who shall be:
    - (i) An attorney; or
    - (ii) A member of the fire department who is not related in any way to the matter under investigation.
- (8) A formal proceeding with the authority to administer disciplinary action against a firefighter shall not be held unless official departmental charges are brought.
- (9) Notice of charges.
  - (a) Official departmental charges shall contain the following:
    - (i) Specific conduct that is alleged to be improper;
    - (ii) Date and the approximate time of the alleged misconduct;
    - (iii) Witnesses whose information provided the basis for the charges; and
    - (iv) Specific rules, regulations, orders, or laws alleged to have been violated.
  - (b) If additional potential violations or witnesses emerge during the investigation, a supplemental notice of charges shall be issued to the firefighter as soon as practicable.
- (10) Pre-disciplinary hearings
  - (a) A firefighter under official departmental charges is entitled to a pre-disciplinary hearing before the fire chief, if a disciplinary action is being considered.
  - (b) The firefighter may have one (1) witness of his or her choosing present at the hearing; the witness shall be:
    - (i) An attorney; or
    - (ii) A member of the fire department who is not related in any way to the matter under investigation.
  - (c) The pre-disciplinary hearing occurs following the conclusion of the investigation
    - (i) The department makes a tentative disciplinary recommendation.

- (ii) The firefighter receives notice and attends the pre-disciplinary hearing.
- (d) The pre-disciplinary hearing provides an opportunity to:
  - (i) Notify the employee of proposed discipline.
  - (ii) Outline the circumstances or findings that support disciplinary action.
  - (iii) Allow the firefighter to explain, present mitigating facts, or dispute the findings.
- (e) After the pre-disciplinary hearing, the department finalizes its decision and administers the disciplinary action.
- (f) Notification of personnel action. Except under exigent circumstances, a firefighter shall be notified of the pending action by written official departmental charges a reasonable time before the action is taken when a personnel action may result in a loss of:
  - (i) Pay;
  - (ii) Benefits; or
  - (iii) Status.
- (11) A formal proceeding under which a firefighter may be penalized shall not be brought except upon charges signed by the person making those charges.
- (12) Appeals of qualifying personnel actions shall be conducted pursuant to Chapter 10 of the Civil Service Commission Manual.
- (D) **Disclosure not required for promotion or assignment.** A firefighter shall not be required to disclose any of the following information as it relates to the firefighter or a member of the firefighter's household for the purpose of promotion or assignment.
  - (1) An item of his or her property;
  - (2) Income;
  - (3) Assets;
  - (4) Debts; or
  - (5) Expenditures.
- (E) **Participation in political activities.** Except when on duty or acting in his or her official capacity, a firefighter of a municipality shall not be:
  - (1) Prohibited from engaging in political activity; or
  - (2) Denied the right to refrain from engaging in political activity.
- (F) **No retaliation for exercise of rights;** Other legal remedies.
  - (1) A firefighter shall not be penalized or threatened with a penalty for exercising his or her rights under this subchapter.
  - (2) This subchapter is not an exclusive legal remedy for a firefighter with respect to any rights a firefighter has under this subchapter.
  - (3) Retaliation against an employee who, in good faith, reports a concern, participates in an investigation, or cooperated in any inquiry or proceedings is strictly prohibited.



# City of Jonesboro

300 S. Church Street  
Jonesboro, AR 72401

## Text File

File Number: ORD-25:035

**Agenda Date:** 10/21/2025

**Version:** 1

**Status:** Third Reading

**In Control:** City Council

**File Type:** Ordinance

### AN ORDINANCE FOR THE APPROVAL OF AN APPLICATION FOR A PRIVATE CLUB PERMIT TRANSFER OF LOCATION FOR THE PARSONAGE, LLC

WHEREAS, John T. Myers, on behalf of a private club known as "River Valley Hunting Club", is making application to the Arkansas Beverage Control Division for private club permit transfer of location, from 322 S. Main to 305 S. Main Street, pursuant to Act 1194 of 2011, of the Arkansas General Assembly, said facility to be located at 305 S. Main, Jonesboro, Arkansas, 72401; and

WHEREAS, under the provisions of Act 1112 of 2017 as enacted by the Arkansas General Assembly, it is necessary for the City Council for the City where the proposed private club will be located to approve the transfer of location application before it is submitted to the Arkansas Alcoholic Beverage Control Division; and

WHEREAS, all applicable laws, rules and regulations have been complied with in presenting this Ordinance to the City Council of the City of Jonesboro, Arkansas.

NOW, THEREFORE, BE IT ORDAINED by the City Council of the City of Jonesboro, Arkansas, that:

The application of John T. Myers for a private club known as "The Parsonage" to be located at 305 S. Main, Jonesboro, Arkansas, 72401, is approved, and the private club shall be entitled to operate its business as a private club at 305 S. Main, Jonesboro, Arkansas, 72401, subject to the approval of the Arkansas Alcoholic Beverage Control Division.

AN ORDINANCE FOR THE APPROVAL OF AN APPLICATION FOR A PRIVATE CLUB PERMIT Transfer of location FOR The Parsonage LLC.

WHEREAS, John T Myers, on behalf of a private club known as "River Valley Hunting Club.", is making application to the Arkansas Alcohol Beverage Control Division for private club permit transfer of location, from 322 S. Main to 305 S. Main Street, pursuant to Act 1194 of 2011, of the Arkansas General Assembly, said facility to be located at 305 S. Main, Jonesboro, Arkansas, 72401; and

WHEREAS, under the provisions of Act 1112 of 2017 as enacted by the Arkansas General Assembly, it is necessary for the City Council for the City where the proposed private club will be located to approve the transfer of location application before it is submitted to the Arkansas Alcohol Beverage Control Division; and

WHEREAS, all applicable laws, rules and regulations have been complied with in presenting this Ordinance to the City Council of the City of Jonesboro, Arkansas.

NOW, THEREFORE, BE IT ORDAINED by the City Council of the City of Jonesboro, Arkansas, that:

The application of John T. Myers for a private club known as "The Parsonage.", to be located at 305 S. Main , Jonesboro, Arkansas, 72401, is approved, and the private club shall be entitled to operate its business as a private club at 305 S. Main, Jonesboro, Arkansas, 72401, subject to the approval of the Arkansas Alcoholic Beverage Control Division.

PASSED AND APPROVED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_

OFFICIAL RECEIPT

Receipt Date 10/03/2025 02:00 PM  
Receipt Print Date 10/03/2025

Receipt # 00266328  
Batch # 00003.10.2025

CITY OF JONESBORO  
300 S. Church St. Ste 106  
PO Box 1845  
JONESBORO, AR 72403-1845  
870-932-3042

For Permit Inspections call 870-933-4602

Account/License/Permit/Category:

|    |        |
|----|--------|
| CR | 166.40 |
|----|--------|

Detail:

|                      |        |
|----------------------|--------|
| 01-000-0150-00       |        |
| Proof of Publication | 166.40 |

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|       |        |
|-------|--------|
| Total | 166.40 |
|-------|--------|

Payment Information:

|        |      |        |
|--------|------|--------|
| Check  | 1743 | 166.40 |
| Change |      | 0.00   |

The Parsonage  
Customer #: 016964

305 S Main St  
Jonesboro, AR 72401

Cashier: tmmoss  
Station: TMMOSS



# City of Jonesboro

300 S. Church Street  
Jonesboro, AR 72401

## Text File

File Number: COM-25:050

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**Agenda Date:** 11/18/2025

**Version:** 1

**Status:** To Be Introduced

**In Control:** City Council

**File Type:** Other  
Communications

September 2025 Financials

Overview of State Mandated Funds

Benchmark

25.00%

General Fund

Beginning Fund Balance: \$ 21,164,143 \$ 21,164,143

| General Fund      | YTD Actual    | Total Budget  | \$ Remaining  | % Need/Avail |
|-------------------|---------------|---------------|---------------|--------------|
| Revenue           | \$ 46,259,917 | \$ 64,779,156 | \$ 18,519,239 | 28.6%        |
| Expense           | 46,539,881    | 64,198,132    | 17,658,251    | 27.5%        |
| Surplus (Deficit) | \$ (279,964)  | \$ 581,024    | \$ 860,988    |              |

Fund Balance Actual/Projected: \$ 20,884,179 \$ 21,745,167

Street Fund

Beginning Fund Balance: \$ 1,528,507 \$ 1,528,507

| Street Fund       | YTD Actual   | Total Budget | \$ Remaining   | % Need/Avail |
|-------------------|--------------|--------------|----------------|--------------|
| Revenue           | \$ 6,411,887 | \$ 9,295,892 | \$ 2,884,005   | 31.0%        |
| Expense           | 4,568,365    | 9,860,136    | 5,291,771      | 53.7%        |
| Surplus (Deficit) | \$ 1,843,522 | \$ (564,244) | \$ (2,407,766) |              |

Fund Balance Actual/Projected: \$ 3,372,029 \$ 964,263

Overview of Select Budget Variances

| Select Data - Year to Date | Actual        | Budget        | \$ Variance  | % Variance |
|----------------------------|---------------|---------------|--------------|------------|
| Revenue                    |               |               |              |            |
| Sales Tax (Combined)       | \$ 35,665,716 | \$ 36,495,105 | \$ (829,389) | -2.3%      |
| State Turnback (Combined)  | 5,948,929     | 5,973,281     | (24,352)     | -0.4%      |
| Expense                    |               |               |              |            |
| Overlays                   | 572,936       | 1,324,486     | (751,550)    | -57%       |
| Fuel Purchases             | 951,639       | 1,160,175     | (208,536)    | -18%       |

Overview of Select Prior Year Variances

| Select Data - Year to Date | Current Year | Prior Year   | \$ Change  | % Change |
|----------------------------|--------------|--------------|------------|----------|
| Revenue                    |              |              |            |          |
| Franchise Fee              | \$ 1,317,526 | \$ 1,119,884 | \$ 197,642 | 18%      |
| A&P Prepared Foods         | 4,944,868    | 4,875,585    | 69,283     | 1%       |
| A&P Original 3%            | 691,974      | 705,123      | (13,149)   | -2%      |
| A&P Additional 1%          | 230,658      | 234,980      | (4,322)    | -2%      |
| Alcohol Beverage Tax       | 523,257      | 541,389      | (18,132)   | -3%      |



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| 2           | <b>Table of Contents</b>                                  |
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| 4           | Schedule of Changes in Restricted Fund Balances           |
| 5           | Schedule of Revenue vs. Expense (All Funds)               |
| 6           | Schedule of O&M Departmental Overview                     |
| 7           | Schedule of Interest Earnings & Deposit Collateralization |
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City of Jonesboro, Arkansas  
Schedule of Changes in FB and Required Reserve  
September 2025

Changes in Fund Balance- Cash Basis

| State Mandated Funds |                         | Activity Reflecting Changes in Fund Balance |                           |                     |                      |
|----------------------|-------------------------|---------------------------------------------|---------------------------|---------------------|----------------------|
| Description          | Beginning Fund Balances | Year to Date Revenues                       | Year to Date Expenditures | Surplus (Deficit)   | Ending Fund Balances |
| General              | \$ 21,164,143           | \$ 46,259,917                               | \$ 46,539,881             | \$ (279,964)        | \$ 20,884,179        |
| Street               | 1,528,507               | 6,411,887                                   | 4,568,365                 | 1,843,522           | 3,372,029            |
| <b>Total</b>         | <b>\$ 22,692,650</b>    | <b>\$ 52,671,804</b>                        | <b>\$ 51,108,246</b>      | <b>\$ 1,563,558</b> | <b>\$ 24,256,207</b> |

| Other Funds                                |                         | Activity Reflecting Changes in Fund Balance |                           |                        |                      |
|--------------------------------------------|-------------------------|---------------------------------------------|---------------------------|------------------------|----------------------|
| Description                                | Beginning Fund Balances | Year to Date Revenues                       | Year to Date Expenditures | Surplus (Deficit)      | Ending Fund Balances |
| Restricted                                 | \$ 9,936,351            | \$ 1,498,475                                | \$ 4,940,911              | \$ (3,442,436)         | \$ 6,493,915         |
| E-911                                      | 448,195                 | 1,235,352                                   | 1,580,956                 | (345,604)              | 102,591              |
| Federal Grants                             | 761,211                 | 327,382                                     | 258,824                   | 68,558                 | 829,769              |
| Non-Federal Grants                         | 294,559                 | 60,281                                      | 46,989                    | 13,292                 | 307,851              |
| Community Development Block Grant (CDBG)   | 16,012                  | 533,566                                     | 534,289                   | (723)                  | 15,289               |
| Metropolitan Planning Organization (MPO)   | 106,897                 | 94,340                                      | 116,124                   | (21,783)               | 85,114               |
| Jonesboro Economical Transit System (JETS) | (1,497,164)             | 1,285,236                                   | 1,910,645                 | (625,409)              | (2,122,573)          |
| Depreciation Fund                          | 4,370,191               | 305,117                                     | 3,364,533                 | (3,059,416)            | 1,310,775            |
| Capital Improvement Fund                   | 5,984,291               | 468,663                                     | 5,296,196                 | (4,827,533)            | 1,156,757            |
| Advertising & Promotion 3%                 | 243,346                 | 704,537                                     | 575,273                   | 129,265                | 372,611              |
| Advertising & Promotion 1%                 | 45,289                  | 235,313                                     | -                         | 235,313                | 280,602              |
| Advertising & Promotion Prepared Foods     | 9,761,919               | 5,132,020                                   | 7,584,472                 | (2,452,452)            | 7,309,468            |
| <b>Total</b>                               | <b>\$ 30,471,097</b>    | <b>\$ 11,880,283</b>                        | <b>\$ 26,209,211</b>      | <b>\$ (14,328,928)</b> | <b>\$ 16,142,169</b> |

|                         |                      |                      |                      |                        |                      |
|-------------------------|----------------------|----------------------|----------------------|------------------------|----------------------|
| <b>All Funds Totals</b> | <b>\$ 53,163,747</b> | <b>\$ 64,552,086</b> | <b>\$ 77,317,457</b> | <b>\$ (12,765,371)</b> | <b>\$ 40,398,376</b> |
|-------------------------|----------------------|----------------------|----------------------|------------------------|----------------------|

Reserve Analysis

| Description                   | Fund Balance         | Less: Required Reserve | Available Reserves   |
|-------------------------------|----------------------|------------------------|----------------------|
| General Fund                  | \$ 20,884,179        |                        | 20,884,179           |
| Street Fund                   | 3,372,029            |                        | 3,372,029            |
| Depreciation Fund             | 1,310,775            |                        | 1,310,775            |
| Capital Improvement Fund      | 1,156,757            |                        | 1,156,757            |
| <b>Combined Fund Balances</b> | <b>\$ 26,723,740</b> | <b>\$ (9,629,720)</b>  | <b>\$ 17,094,020</b> |

\*The Required Reserve is established as 15% of General Fund Current Budget Expenditures.

City of Jonesboro, Arkansas  
Schedule of Changes in Restricted Fund Balances  
September 2025

Changes in Fund Balance- Cash Basis

| Restricted Funds                          |                         | Activity Reflecting Changes in Fund Balance |                           |                       |                      |
|-------------------------------------------|-------------------------|---------------------------------------------|---------------------------|-----------------------|----------------------|
| Description                               | Beginning Fund Balances | Year to Date Revenues                       | Year to Date Expenditures | Surplus (Deficit)     | Ending Fund Balances |
| ARPA Revenue Replacement-Building Demo    | \$ 3,250,000            | \$ -                                        | \$ 3,295,344              | \$ (3,295,344)        | \$ (45,344)          |
| ARPA Revenue Replcmnt-Mosquito Abatement  | 139,604                 | -                                           | -                         | -                     | 139,604              |
| ARPA Revenue Replacement-RAC Aquatic      | 3,200,000               | -                                           | -                         | -                     | 3,200,000            |
| ARPA Revenue Replacement-Humanitarian     | 500,000                 | -                                           | 235,609                   | (235,609)             | 264,391              |
| ARPA Revenue Replacement-Comp Growth Plan | 855,000                 | -                                           | -                         | -                     | 855,000              |
| ARPA Revenue Replcmnt-Remaining Approp    | 682,561                 | -                                           | -                         | -                     | 682,561              |
| Insurance Proceeds                        | 198,219                 | -                                           | 5,804                     | (5,804)               | 192,416              |
| Perpetual Cemetery                        | 627,892                 | 22,818                                      | 74,443                    | (51,625)              | 576,266              |
| Fire Act 833                              | 74,054                  | 178,947                                     | 179,932                   | (986)                 | 73,069               |
| Employee Benefit                          | 49,542                  | 63,634                                      | 29,709                    | 33,925                | 83,467               |
| DARE                                      | 54,572                  | 30,633                                      | 23,331                    | 7,302                 | 61,873               |
| In Lieu of Sidewalk                       | 78,073                  | 132,334                                     | -                         | 132,334               | 210,407              |
| Dog Park Donations                        | 27,608                  | -                                           | -                         | -                     | 27,608               |
| K-9 Acquisition                           | 24,980                  | -                                           | 16,000                    | (16,000)              | 8,980                |
| Police Suspense                           | 14,635                  | -                                           | -                         | -                     | 14,635               |
| Animal Control Donations                  | 24,890                  | 9,004                                       | 12,101                    | (3,097)               | 21,793               |
| Exchange for Services A&P                 | -                       | 20,000                                      | 6,000                     | 14,000                | 14,000               |
| Abatement                                 | 5,626                   | -                                           | -                         | -                     | 5,626                |
| Museum - E Boone Watson                   | 300                     | -                                           | -                         | -                     | 300                  |
| Winter Wonderland                         | 4,464                   | -                                           | -                         | -                     | 4,464                |
| Public Safety Surveillance Equip          | 3,000                   | 5,000                                       | -                         | 5,000                 | 8,000                |
| Police Hiring/Training                    | 2,874                   | -                                           | -                         | -                     | 2,874                |
| Skate Board Park                          | 992                     | -                                           | -                         | -                     | 992                  |
| Jonesboro Shooting Complex                | 47                      | -                                           | -                         | -                     | 47                   |
| Fairview Park- Brazos                     | 2,000                   | -                                           | -                         | -                     | 2,000                |
| Library Millage                           | -                       | 987,972                                     | 987,972                   | -                     | -                    |
| MYAC                                      | 538                     | 1,753                                       | 1,829                     | (75)                  | 463                  |
| State Asset Forfeiture                    | 59,247                  | 19,663                                      | 17,955                    | 1,707                 | 60,954               |
| Federal Asset Forfeiture                  | 53,130                  | 10,999                                      | 14,358                    | (3,359)               | 49,771               |
| Homelessness Committee                    | -                       | -                                           | -                         | -                     | -                    |
| Keep Jonesboro Beautiful                  | 2,504                   | -                                           | 24,804                    | (24,804)              | (22,300)             |
| Downtown Jonesboro Imp. District          | 0                       | 15,719                                      | 15,720                    | (0)                   | (0)                  |
| <b>Total</b>                              | <b>\$ 9,936,351</b>     | <b>\$ 1,498,475</b>                         | <b>\$ 4,940,911</b>       | <b>\$ (3,442,436)</b> | <b>\$ 6,493,915</b>  |

City of Jonesboro  
Schedule of Revenue vs. Expense  
September 2025

State Mandated Funds

| Operation and Maintenance (O&M) |                   | YTD Actual    | Total Budget   | \$ Remaining   |
|---------------------------------|-------------------|---------------|----------------|----------------|
| General                         | Revenue           | \$ 46,125,695 | \$ 64,600,194  | \$ 18,474,499  |
|                                 | Expense           | 46,539,881    | 63,444,652     | 16,904,771     |
| Street                          | Revenue           | 6,389,018     | 9,295,892      | 2,906,874      |
|                                 | Expense           | 4,568,365     | 6,788,886      | 2,220,521      |
| Total                           |                   |               |                |                |
|                                 | Revenue           | \$ 52,514,713 | \$ 73,896,086  | \$ 21,381,373  |
|                                 | Expense           | 51,108,246    | 70,233,538     | 19,125,292     |
|                                 | Surplus/(Deficit) | \$ 1,406,467  | \$ 3,662,548   | \$ 2,256,081   |
| Capital Improvement (C.I.)      |                   | YTD Actual    | Total Budget   | \$ Remaining   |
| General                         | Revenue           | \$ 134,222    | \$ 178,962     | \$ 44,740      |
|                                 | Expense           | -             | 753,480        | 753,480        |
| Street<br>(Includes STIP)       | Revenue           | 22,869        | -              | (22,869)       |
|                                 | Expense           | -             | 3,071,250      | 3,071,250      |
| Total                           |                   |               |                |                |
|                                 | Revenue           | \$ 157,090    | \$ 178,962     | \$ 21,872      |
|                                 | Expense           | -             | 3,824,730      | 3,824,730      |
|                                 | Surplus/(Deficit) | \$ 157,090    | \$ (3,645,768) | \$ (3,802,858) |
| Total O&M and C.I.              |                   |               |                |                |
|                                 | Revenue           | \$ 52,671,804 | \$ 74,075,048  | \$ 21,403,244  |
|                                 | Expense           | 51,108,246    | 74,058,268     | 22,950,022     |
|                                 | Surplus/(Deficit) | \$ 1,563,558  | \$ 16,780      | \$ (1,546,778) |

Other Funds

| Other Funds              |                   | YTD Actual      | Total Bud/Avail | \$ Remaining    |
|--------------------------|-------------------|-----------------|-----------------|-----------------|
| Restricted               | Revenue           | \$ 1,498,475    | \$ 2,120,735    | 622,260         |
|                          | Expense           | 4,940,911       | 2,131,735       | (2,809,176)     |
| E-911                    | Revenue           | 1,235,352       | 1,705,694       | 470,342         |
|                          | Expense           | 1,580,956       | 2,237,001       | 656,045         |
| Federal Grants           | Revenue           | 327,382         | 3,387,911       | 3,060,529       |
|                          | Expense           | 258,824         | 2,768,941       | 2,510,117       |
| Non-Federal Grants       | Revenue           | 60,281          | 59,056          | (1,225)         |
|                          | Expense           | 46,989          | 59,056          | 12,067          |
| CDBG                     | Revenue           | 533,566         | 1,000,195       | 466,629         |
|                          | Expense           | 534,289         | 1,000,195       | 465,906         |
| MPO                      | Revenue           | 94,340          | 295,650         | 201,310         |
|                          | Expense           | 116,124         | 295,650         | 179,526         |
| JETS                     | Revenue           | 1,285,236       | 2,710,121       | 1,424,885       |
|                          | Expense           | 1,910,645       | 2,710,121       | 799,476         |
| Depreciation Fund        | Revenue           | 305,117         | -               | (305,117)       |
|                          | Expense           | 3,364,533       | 4,370,191       | 1,005,658       |
| Capital Improvement Fund | Revenue           | 468,663         | -               | (468,663)       |
|                          | Expense           | 5,296,196       | 28,483,012      | 23,186,815      |
| A&P 3%                   | Revenue           | 704,537         | 971,700         | 267,163         |
|                          | Expense           | 575,273         | 1,149,295       | 574,023         |
| A&P 1%                   | Revenue           | 235,313         | 324,388         | 89,075          |
|                          | Expense           | -               | 298,750         | 298,750         |
| A&P PF%                  | Revenue           | 5,132,020       | 6,375,500       | 1,243,480       |
|                          | Expense           | 7,584,472       | 752,235         | (6,832,237)     |
| Total                    |                   |                 |                 |                 |
|                          | Revenue           | \$ 11,880,283   | \$ 18,950,950   | \$ 7,070,667    |
|                          | Expense           | 26,209,211      | 46,256,182      | 20,046,971      |
|                          | Surplus/(Deficit) | \$ (14,328,928) | \$ (27,305,232) | \$ (12,976,303) |

| All Funds (Combined) |                   | YTD Actual      | Total Bud/Avail | \$ Remaining    |
|----------------------|-------------------|-----------------|-----------------|-----------------|
| Grand Total          | Revenue           | \$ 64,552,086   | \$ 93,025,998   | \$ 28,473,912   |
|                      | Expense           | 77,317,457      | 120,314,450     | 42,996,993      |
|                      | Surplus/(Deficit) | \$ (12,765,371) | \$ (27,288,452) | \$ (14,523,081) |

City of Jonesboro  
Schedule of O&M Departmental Overview  
September 2025

O&M Departmental Overview

General Fund

| Department                       |                   | YTD Actual      | Total Budget    | \$ Remaining   |
|----------------------------------|-------------------|-----------------|-----------------|----------------|
| <b>Overview of Public Safety</b> |                   |                 |                 |                |
| Law & Enforcement                | Revenue           | \$ 1,818,973    | \$ 2,869,201    | \$ 1,050,228   |
|                                  | Expense           | 16,700,730      | 22,436,240      | 5,735,510      |
| Fire Protection                  | Revenue           | 579,672         | 1,498,686       | 919,014        |
|                                  | Expense           | 11,160,391      | 14,808,178      | 3,647,787      |
|                                  |                   |                 |                 |                |
| Total Public Safety              | Revenue           | \$ 2,398,644    | \$ 4,367,887    | \$ 1,969,243   |
|                                  | Expense           | 27,861,122      | 37,244,418      | 9,383,296      |
|                                  | Surplus/(Deficit) | \$ (25,462,477) | \$ (32,876,531) | \$ (7,414,054) |

Overview of Non-Public Safety Departments

|                         |                   |               |               |               |
|-------------------------|-------------------|---------------|---------------|---------------|
| Parks                   | Revenue           | \$ 852,788    | \$ 1,658,464  | \$ 805,676    |
|                         | Expense           | \$ 4,331,763  | \$ 6,079,697  | 1,747,934     |
| Sanitation              | Revenue           | 105,477       | 132,437       | 26,960        |
|                         | Expense           | 4,818,953     | 6,494,724     | 1,675,771     |
| Elected Officials       | Revenue           | 209           | -             | (209)         |
|                         | Expense           | 1,225,478     | 1,682,642     | 457,164       |
| General Admin.          | Revenue           | 40,124,737    | 55,206,225    | 15,081,488    |
|                         | Expense           | 843,625       | 1,208,258     | 364,633       |
| Other-Admin.            | Revenue           | 2,643,839     | 3,235,181     | 591,342       |
|                         | Expense           | 7,458,940     | 10,734,913    | 3,275,973     |
| Capital Improvement     | Revenue           | 134,222       | 178,962       | 44,740        |
|                         | Expense           | -             | 753,480       | 753,480       |
|                         |                   |               |               |               |
| Total Non-Public Safety | Revenue           | \$ 43,861,272 | \$ 60,411,269 | \$ 16,549,997 |
|                         | Expense           | 18,678,759    | 26,953,714    | 8,274,955     |
|                         | Surplus/(Deficit) | \$ 25,182,513 | \$ 33,457,555 | \$ 8,275,042  |

|                    |                   |               |               |               |
|--------------------|-------------------|---------------|---------------|---------------|
| Total General Fund | Revenue           | \$ 46,259,917 | \$ 64,779,156 | \$ 18,519,239 |
|                    | Expense           | 46,539,881    | 64,198,132    | 17,658,251    |
|                    | Surplus/(Deficit) | \$ (279,964)  | \$ 581,024    | \$ 860,988    |

Street Fund

| Department          |                   | YTD Actual   | Total Budget | \$ Remaining   |
|---------------------|-------------------|--------------|--------------|----------------|
| Street              | Revenue           | \$ 19,580    | \$ 21,854    | \$ 2,274       |
|                     | Expense           | 3,307,811    | 5,103,113    | 1,795,302      |
| Engineering         | Revenue           | 75,081       | 172,203      | 97,122         |
|                     | Expense           | 1,215,962    | 1,685,773    | 469,811        |
| Street Admin.       | Revenue           | 6,294,357    | 9,101,835    | 2,807,478      |
|                     | Expense           | 44,593       | -            | (44,593)       |
| Capital Improvement | Revenue           | 22,869       | -            | (22,869)       |
|                     | Expense           | -            | 3,071,250    | 3,071,250      |
|                     |                   |              |              |                |
| Total Street Fund   | Revenue           | \$ 6,411,887 | \$ 9,295,892 | \$ 2,884,005   |
|                     | Expense           | 4,568,365    | 9,860,136    | 5,291,771      |
|                     | Surplus/(Deficit) | \$ 1,843,522 | \$ (564,244) | \$ (2,407,766) |

|                 |                   |               |               |                |
|-----------------|-------------------|---------------|---------------|----------------|
| O&M Grand Total | Revenue           | \$ 52,671,804 | \$ 74,075,048 | \$ 21,403,244  |
|                 | Expense           | 51,108,246    | 74,058,268    | 22,950,022     |
|                 | Surplus/(Deficit) | \$ 1,563,558  | \$ 16,780     | \$ (1,546,778) |



City of Jonesboro, Arkansas  
Schedule of Interest Earnings & Deposit Collateralization  
September 2025 Interest

**Interest Earnings**

| Bank Account              | Balance                 | Interest Earned     | Rate of Interest |
|---------------------------|-------------------------|---------------------|------------------|
| General Fund              | \$ 18,201,324.91        | \$ 40,084.82        | 2.80%            |
| Jonesboro Softball        | 13,952.56               | 18.13               | 2.80%            |
| Federal Grants Fund       | 831,793.21              | 2,079.38            | 2.80%            |
| Restricted Funds          | 6,509,742.23            | 15,827.24           | 2.80%            |
| Non-Federal Grants        | 308,595.69              | 744.69              | 2.80%            |
| Depreciation Fund         | 1,139,094.04            | 3,240.31            | 2.80%            |
| Capital Improvement Fund  | 1,314,015.16            | 3,459.29            | 2.80%            |
| Payroll Clearing          | 223,828.90              | 578.89              | 2.80%            |
| Credit Card               | 32,003.79               | 188.88              | 2.80%            |
| Operating                 | 321,998.25              | 2,000.76            | 2.80%            |
| <b>Total</b>              | <b>\$ 28,896,348.74</b> | <b>\$ 68,222.39</b> |                  |
| Street Fund               | \$ 3,631,287.58         | \$ 8,823.97         | 2.80%            |
| E-911                     | 106,952.85              | 255.23              | 2.80%            |
| C.D.B.G.                  | 15,234.66               | -                   | 0.00%            |
| M.P.O.                    | 85,154.46               | 217.92              | 2.80%            |
| J.E.T.S.                  | 239,882.60              | 310.02              | 2.80%            |
| Non Uniform Pension Payee | 1,508.93                | 3.63                | 2.80%            |
| A&P 3% Hotel & Motel      | 375,685.13              | 805.07              | 2.80%            |
| A&P 1% Hotel & Motel      | 280,602.15              | 629.46              | 2.80%            |
| A&P Prepared Foods        | 7,309,467.53            | 16,848.63           | 2.80%            |
| <b>Total Other</b>        | <b>\$ 12,045,775.89</b> | <b>\$ 27,893.93</b> |                  |
| <b>Grand Total</b>        | <b>\$ 40,942,124.63</b> | <b>\$ 96,116.32</b> |                  |

**Total year to date interest**

**Actual**

\$ 1,064,990.21

**Budget**

\$ 885,922.50

**Deposit Collateralization**

**Pledge Report - Centennial Bank**

|                                      |                         |                    |
|--------------------------------------|-------------------------|--------------------|
| Irrevocable Letters of Credit        | \$ 32,000,000.00        | Expires 12/31/2025 |
| Other Pledged Securites (Mkt Val)    | 15,978,384.97           |                    |
| FDIC Insurance                       | 250,000.00              |                    |
| <b>Total Collateralized Balances</b> | <b>\$ 48,228,384.97</b> |                    |

City of Jonesboro, Arkansas  
Combined Sales and Use Tax Report (Cash Basis)  
2025

Historical Data

| Month         | 2025                    | 2024                    | 2023                    | 2022                    |
|---------------|-------------------------|-------------------------|-------------------------|-------------------------|
| January       | \$ 3,861,933.26         | \$ 4,208,902.39         | \$ 3,856,515.15         | \$ 3,697,194.79         |
| February      | 4,598,606.00            | 4,518,839.80            | 4,718,018.56            | 4,360,357.41            |
| March         | 3,560,828.42            | 3,504,892.28            | 3,656,482.75            | 3,183,111.17            |
| April         | 3,575,077.60            | 3,698,017.89            | 3,735,516.86            | 3,315,274.45            |
| May           | 4,187,207.17            | 4,121,511.60            | 3,923,692.55            | 3,973,786.69            |
| June          | 3,905,014.51            | 3,805,323.22            | 4,042,928.05            | 3,741,152.53            |
| July          | 4,033,540.82            | 3,815,705.17            | 3,895,788.19            | 3,688,689.15            |
| August        | 3,986,103.86            | 3,868,202.11            | 3,855,671.39            | 3,991,764.99            |
| September     | 3,957,404.80            | 3,906,921.12            | 3,857,410.13            | 3,803,716.42            |
| October       | -                       | 4,073,345.55            | 4,025,134.40            | 3,891,040.16            |
| November      | -                       | 3,824,201.10            | 3,967,655.21            | 3,853,821.65            |
| December      | -                       | 3,928,379.77            | 3,857,914.63            | 3,536,833.15            |
| <b>Totals</b> | <b>\$ 35,665,716.44</b> | <b>\$ 47,274,242.00</b> | <b>\$ 47,392,727.87</b> | <b>\$ 45,036,742.56</b> |

Comparison to Previous Periods

| Month         | Current                 | Prior                   | \$ Variance          | % Variance  |
|---------------|-------------------------|-------------------------|----------------------|-------------|
| January       | \$ 3,861,933.26         | \$ 4,208,902.39         | \$ (346,969.13)      | -8.2%       |
| February      | 4,598,606.00            | 4,518,839.80            | 79,766.20            | 1.8%        |
| March         | 3,560,828.42            | 3,504,892.28            | 55,936.14            | 1.6%        |
| April         | 3,575,077.60            | 3,698,017.89            | (122,940.29)         | -3.3%       |
| May           | 4,187,207.17            | 4,121,511.60            | 65,695.57            | 1.6%        |
| June          | 3,905,014.51            | 3,805,323.22            | 99,691.29            | 2.6%        |
| July          | 4,033,540.82            | 3,815,705.17            | 217,835.65           | 5.7%        |
| August        | 3,986,103.86            | 3,868,202.11            | 117,901.75           | 3.0%        |
| September     | 3,957,404.80            | 3,906,921.12            | 50,483.68            | 1.3%        |
| October       | -                       | N/A                     | N/A                  | N/A         |
| November      | -                       | N/A                     | N/A                  | N/A         |
| December      | -                       | N/A                     | N/A                  | N/A         |
| <b>Totals</b> | <b>\$ 35,665,716.44</b> | <b>\$ 35,448,315.58</b> | <b>\$ 217,400.86</b> | <b>0.6%</b> |

Comparison to Budget

| Month         | Actual                  | Budget                  | \$ Variance            | % Variance   |
|---------------|-------------------------|-------------------------|------------------------|--------------|
| January       | \$ 3,861,933.26         | \$ 4,049,928.18         | \$ (187,994.92)        | -4.6%        |
| February      | 4,598,606.00            | 4,704,812.88            | (106,206.88)           | -2.3%        |
| March         | 3,560,828.42            | 3,645,284.92            | (84,456.50)            | -2.3%        |
| April         | 3,575,077.60            | 3,669,240.35            | (94,162.75)            | -2.6%        |
| May           | 4,187,207.17            | 4,228,154.04            | (40,946.87)            | -1.0%        |
| June          | 3,905,014.51            | 3,976,838.66            | (71,824.15)            | -1.8%        |
| July          | 4,033,540.82            | 4,070,895.82            | (37,355.00)            | -0.9%        |
| August        | 3,986,103.86            | 4,102,371.42            | (116,267.56)           | -2.8%        |
| September     | 3,957,404.80            | 4,047,579.02            | (90,174.22)            | -2.2%        |
| October       | -                       | N/A                     | N/A                    | N/A          |
| November      | -                       | N/A                     | N/A                    | N/A          |
| December      | -                       | N/A                     | N/A                    | N/A          |
| <b>Totals</b> | <b>\$ 35,665,716.44</b> | <b>\$ 36,495,105.30</b> | <b>\$ (829,388.86)</b> | <b>-2.3%</b> |

\*The 2025 Combined budget for Sales Tax is \$49,167,000

City of Jonesboro, Arkansas  
City Sales and Use Tax Report (Cash Basis)  
2025

Historical Data

| Month         | 2025                    | 2024                    | 2023                    | 2022                    |
|---------------|-------------------------|-------------------------|-------------------------|-------------------------|
| January       | \$ 2,138,513.99         | \$ 2,317,133.96         | \$ 2,133,729.01         | \$ 2,040,928.57         |
| February      | 2,579,890.66            | 2,517,307.78            | 2,635,793.76            | 2,423,246.98            |
| March         | 1,975,212.10            | 1,939,232.49            | 2,026,463.78            | 1,769,568.23            |
| April         | 1,970,146.09            | 2,041,119.32            | 2,076,004.55            | 1,888,135.01            |
| May           | 2,309,651.24            | 2,288,399.58            | 2,170,092.57            | 2,201,074.32            |
| June          | 2,140,685.87            | 2,111,214.22            | 2,254,614.98            | 2,131,956.39            |
| July          | 2,230,857.77            | 2,118,369.81            | 2,160,108.13            | 2,047,774.63            |
| August        | 2,187,096.09            | 2,135,107.75            | 2,131,256.75            | 2,207,564.87            |
| September     | 2,159,211.65            | 2,160,292.56            | 2,130,151.48            | 2,101,899.21            |
| October       |                         | 2,247,031.59            | 2,228,139.32            | 2,166,360.53            |
| November      |                         | 2,121,273.99            | 2,184,989.01            | 2,122,886.06            |
| December      |                         | 2,166,282.11            | 2,130,203.21            | 1,960,854.97            |
| <b>Totals</b> | <b>\$ 19,691,265.46</b> | <b>\$ 26,162,765.16</b> | <b>\$ 26,261,546.55</b> | <b>\$ 25,062,249.77</b> |

Comparison to Previous Periods

| Month         | Current                 | Prior                   | \$ Variance         | % Variance  |
|---------------|-------------------------|-------------------------|---------------------|-------------|
| January       | \$ 2,138,513.99         | \$ 2,317,133.96         | \$ (178,619.97)     | -7.7%       |
| February      | 2,579,890.66            | 2,517,307.78            | 62,582.88           | 2.5%        |
| March         | 1,975,212.10            | 1,939,232.49            | 35,979.61           | 1.9%        |
| April         | 1,970,146.09            | 2,041,119.32            | (70,973.23)         | -3.5%       |
| May           | 2,309,651.24            | 2,288,399.58            | 21,251.66           | 0.9%        |
| June          | 2,140,685.87            | 2,111,214.22            | 29,471.65           | 1.4%        |
| July          | 2,230,857.77            | 2,118,369.81            | 112,487.96          | 5.3%        |
| August        | 2,187,096.09            | 2,135,107.75            | 51,988.34           | 2.4%        |
| September     | 2,159,211.65            | 2,160,292.56            | (1,080.91)          | -0.1%       |
| October       | -                       | N/A                     | N/A                 | N/A         |
| November      | -                       | N/A                     | N/A                 | N/A         |
| December      | -                       | N/A                     | N/A                 | N/A         |
| <b>Totals</b> | <b>\$ 19,691,265.46</b> | <b>\$ 19,628,177.47</b> | <b>\$ 63,087.99</b> | <b>0.3%</b> |

Comparison to Budget

| Month         | Actual                  | Budget                  | \$ Variance            | % Variance   |
|---------------|-------------------------|-------------------------|------------------------|--------------|
| January       | \$ 2,138,513.99         | \$ 2,243,987.58         | \$ (105,473.59)        | -4.7%        |
| February      | 2,579,890.66            | 2,627,017.83            | (47,127.17)            | -1.8%        |
| March         | 1,975,212.10            | 2,024,596.59            | (49,384.49)            | -2.4%        |
| April         | 1,970,146.09            | 2,046,106.90            | (75,960.81)            | -3.7%        |
| May           | 2,309,651.24            | 2,346,377.39            | (36,726.15)            | -1.6%        |
| June          | 2,140,685.87            | 2,188,275.93            | (47,590.06)            | -2.2%        |
| July          | 2,230,857.77            | 2,263,734.45            | (32,876.68)            | -1.5%        |
| August        | 2,187,096.09            | 2,233,258.60            | (46,162.51)            | -2.1%        |
| September     | 2,159,211.65            | 2,191,631.16            | (32,419.51)            | -1.5%        |
| October       | -                       | N/A                     | N/A                    | N/A          |
| November      | -                       | N/A                     | N/A                    | N/A          |
| December      | -                       | N/A                     | N/A                    | N/A          |
| <b>Totals</b> | <b>\$ 19,691,265.46</b> | <b>\$ 20,164,986.42</b> | <b>\$ (473,720.96)</b> | <b>-2.3%</b> |

\*The 2025 Budget for City Sales Tax is \$27,278,218



City of Jonesboro, Arkansas  
County Sales and Use Tax Report (Cash Basis)  
2025

Historical Data

| Month         | 2025                    | 2024                    | 2023                    | 2022                    |
|---------------|-------------------------|-------------------------|-------------------------|-------------------------|
| January       | \$ 1,723,419.27         | \$ 1,891,768.43         | \$ 1,722,786.14         | \$ 1,656,266.22         |
| February      | 2,018,715.34            | 2,001,532.02            | 2,082,224.80            | 1,937,110.43            |
| March         | 1,585,616.32            | 1,565,659.79            | 1,630,018.97            | 1,413,542.94            |
| April         | 1,604,931.51            | 1,656,898.57            | 1,659,512.31            | 1,427,139.44            |
| May           | 1,877,555.93            | 1,833,112.02            | 1,753,599.98            | 1,772,712.37            |
| June          | 1,764,328.64            | 1,694,109.00            | 1,788,313.07            | 1,609,196.14            |
| July          | 1,802,683.05            | 1,697,335.36            | 1,735,680.06            | 1,640,914.52            |
| August        | 1,799,007.77            | 1,733,094.36            | 1,724,414.64            | 1,784,200.12            |
| September     | 1,798,193.15            | 1,746,628.56            | 1,727,258.65            | 1,701,817.21            |
| October       |                         | 1,826,313.96            | 1,796,995.08            | 1,724,679.63            |
| November      |                         | 1,702,927.11            | 1,782,666.20            | 1,730,935.59            |
| December      |                         | 1,762,097.66            | 1,727,711.42            | 1,575,978.18            |
| <b>Totals</b> | <b>\$ 15,974,450.98</b> | <b>\$ 21,111,476.84</b> | <b>\$ 21,131,181.32</b> | <b>\$ 19,974,492.79</b> |

Comparison to Previous Periods

| Month         | Current                 | Prior                   | \$ Variance          | % Variance  |
|---------------|-------------------------|-------------------------|----------------------|-------------|
| January       | \$ 1,723,419.27         | \$ 1,891,768.43         | \$ (168,349.16)      | -8.9%       |
| February      | 2,018,715.34            | 2,001,532.02            | 17,183.32            | 0.9%        |
| March         | 1,585,616.32            | 1,565,659.79            | 19,956.53            | 1.3%        |
| April         | 1,604,931.51            | 1,656,898.57            | (51,967.06)          | -3.1%       |
| May           | 1,877,555.93            | 1,833,112.02            | 44,443.91            | 2.4%        |
| June          | 1,764,328.64            | 1,694,109.00            | 70,219.64            | 4.1%        |
| July          | 1,802,683.05            | 1,697,335.36            | 105,347.69           | 6.2%        |
| August        | 1,799,007.77            | 1,733,094.36            | 65,913.41            | 3.8%        |
| September     | 1,798,193.15            | 1,746,628.56            | 51,564.59            | 3.0%        |
| October       | -                       | N/A                     | N/A                  | N/A         |
| November      | -                       | N/A                     | N/A                  | N/A         |
| December      | -                       | N/A                     | N/A                  | N/A         |
| <b>Totals</b> | <b>\$ 15,974,450.98</b> | <b>\$ 15,820,138.11</b> | <b>\$ 154,312.87</b> | <b>1.0%</b> |

Comparison to Budget

| Month         | Actual                  | Budget                  | \$ Variance            | % Variance   |
|---------------|-------------------------|-------------------------|------------------------|--------------|
| January       | \$ 1,723,419.27         | \$ 1,805,940.60         | \$ (82,521.33)         | -4.6%        |
| February      | 2,018,715.34            | 2,077,795.05            | (59,079.71)            | -2.8%        |
| March         | 1,585,616.32            | 1,620,688.33            | (35,072.01)            | -2.2%        |
| April         | 1,604,931.51            | 1,623,133.46            | (18,201.95)            | -1.1%        |
| May           | 1,877,555.93            | 1,881,776.66            | (4,220.73)             | -0.2%        |
| June          | 1,764,328.64            | 1,788,562.73            | (24,234.09)            | -1.4%        |
| July          | 1,802,683.05            | 1,807,161.37            | (4,478.32)             | -0.2%        |
| August        | 1,799,007.77            | 1,869,112.82            | (70,105.05)            | -3.8%        |
| September     | 1,798,193.15            | 1,855,947.87            | (57,754.72)            | -3.1%        |
| October       | -                       | N/A                     | N/A                    | N/A          |
| November      | -                       | N/A                     | N/A                    | N/A          |
| December      | -                       | N/A                     | N/A                    | N/A          |
| <b>Totals</b> | <b>\$ 15,974,450.98</b> | <b>\$ 16,330,118.89</b> | <b>\$ (355,667.91)</b> | <b>-2.2%</b> |

\*The 2025 Budget for County Sales Tax is \$21,888,782

City of Jonesboro, Arkansas  
Combined State Turnback Report (Cash Basis)  
2025

Historical Data

| Month         | 2025                   | 2024                   | 2023                   | 2022                   |
|---------------|------------------------|------------------------|------------------------|------------------------|
| January       | \$ 733,915.54          | \$ 703,774.94          | \$ 722,130.46          | \$ 725,110.11          |
| February      | \$ 641,522.03          | 664,698.70             | 659,466.69             | 639,323.60             |
| March         | \$ 553,014.23          | 575,268.79             | 546,400.33             | 546,128.55             |
| April         | \$ 630,471.98          | 614,740.56             | 644,691.01             | 628,690.16             |
| May           | \$ 641,728.18          | 656,433.52             | 607,380.40             | 633,804.95             |
| June          | \$ 665,367.15          | 644,692.04             | 646,793.33             | 618,379.61             |
| July          | \$ 789,494.17          | 775,499.47             | 851,313.69             | 880,833.40             |
| August        | \$ 623,971.66          | 616,409.61             | 609,925.44             | 663,025.33             |
| September     | \$ 669,444.21          | 644,063.82             | 660,774.12             | 647,169.88             |
| October       | \$ -                   | 539,555.24             | 645,402.15             | 658,112.49             |
| November      | \$ -                   | 604,855.02             | 605,648.19             | 651,637.64             |
| December      | \$ -                   | 589,908.19             | 623,165.05             | 663,991.34             |
| <b>Totals</b> | <b>\$ 5,948,929.15</b> | <b>\$ 7,629,899.90</b> | <b>\$ 7,823,090.86</b> | <b>\$ 7,956,207.06</b> |

Comparison to Previous Periods

| Month         | Current                | Prior                  | \$ Variance         | % Variance  |
|---------------|------------------------|------------------------|---------------------|-------------|
| January       | \$ 733,915.54          | \$ 703,774.94          | \$ 30,140.60        | 4.3%        |
| February      | 641,522.03             | 664,698.70             | \$ (23,176.67)      | -3.5%       |
| March         | 553,014.23             | 575,268.79             | \$ (22,254.56)      | -3.9%       |
| April         | 630,471.98             | 614,740.56             | \$ 15,731.42        | 2.6%        |
| May           | 641,728.18             | 656,433.52             | \$ (14,705.34)      | -2.2%       |
| June          | 665,367.15             | 644,692.04             | \$ 20,675.11        | 3.2%        |
| July          | 789,494.17             | 775,499.47             | \$ 13,994.70        | 1.8%        |
| August        | 623,971.66             | 616,409.61             | \$ 7,562.05         | 1.2%        |
| September     | 669,444.21             | 644,063.82             | \$ 25,380.39        | 3.9%        |
| October       | -                      | N/A                    | N/A                 | N/A         |
| November      | -                      | N/A                    | N/A                 | N/A         |
| December      | -                      | N/A                    | N/A                 | N/A         |
| <b>Totals</b> | <b>\$ 5,948,929.15</b> | <b>\$ 5,895,581.45</b> | <b>\$ 53,347.70</b> | <b>0.9%</b> |

Comparison to Budget

| Month         | Actual                 | Budget                 | \$ Variance           | % Variance   |
|---------------|------------------------|------------------------|-----------------------|--------------|
| January       | \$ 733,915.54          | \$ 727,730.91          | \$ 6,184.63           | 0.8%         |
| February      | 641,522.03             | 653,016.97             | \$ (11,494.94)        | -1.8%        |
| March         | 553,014.23             | 565,171.52             | \$ (12,157.29)        | -2.2%        |
| April         | 630,471.98             | 623,608.64             | \$ 6,863.34           | 1.1%         |
| May           | 641,728.18             | 644,901.00             | \$ (3,172.82)         | -0.5%        |
| June          | 665,367.15             | 640,162.29             | \$ 25,204.86          | 3.9%         |
| July          | 789,494.17             | 805,332.01             | \$ (15,837.84)        | -2.0%        |
| August        | 623,971.66             | 655,844.88             | \$ (31,873.22)        | -4.9%        |
| September     | 669,444.21             | 657,513.21             | \$ 11,931.00          | 1.8%         |
| October       | -                      | N/A                    | N/A                   | N/A          |
| November      | -                      | N/A                    | N/A                   | N/A          |
| December      | -                      | N/A                    | N/A                   | N/A          |
| <b>Totals</b> | <b>\$ 5,948,929.15</b> | <b>\$ 5,973,281.45</b> | <b>\$ (24,352.30)</b> | <b>-0.4%</b> |

\*The 2025 Combined Turnback Budget is \$7,925,652

City of Jonesboro, Arkansas  
General Turnback Report (Cash Basis)  
2025

Historical Data

| Month         | 2025                 | 2024                   | 2023                   | 2022                   |
|---------------|----------------------|------------------------|------------------------|------------------------|
| January       | \$ 158,841.75        | \$ 158,866.78          | \$ 154,090.08          | \$ 154,195.42          |
| February      | \$ 80,488.75         | 80,517.41              | 75,733.77              | 75,785.70              |
| March         | \$ 80,488.75         | 80,517.41              | 75,733.77              | 75,785.70              |
| April         | \$ 80,473.83         | 80,517.41              | 75,733.77              | 75,785.70              |
| May           | \$ 80,436.11         | 80,517.41              | 75,733.77              | 75,785.70              |
| June          | \$ 80,321.73         | 80,515.22              | 71,867.19              | 75,785.70              |
| July          | \$ 220,055.14        | 220,046.27             | 272,670.16             | 272,507.08             |
| August        | \$ 64,637.82         | 64,992.77              | 71,016.33              | 63,515.60              |
| September     | \$ 80,436.15         | 80,511.59              | 80,527.52              | 75,785.70              |
| October       |                      | 80,511.59              | 80,527.44              | 75,785.70              |
| November      |                      | 80,511.59              | 80,527.44              | 75,750.67              |
| December      |                      | 80,511.59              | 80,527.44              | 75,750.67              |
| <b>Totals</b> | <b>\$ 926,180.03</b> | <b>\$ 1,168,537.04</b> | <b>\$ 1,194,688.68</b> | <b>\$ 1,172,219.34</b> |

Comparison to Previous Periods

| Month         | Current              | Prior                | \$ Variance        | % Variance   |
|---------------|----------------------|----------------------|--------------------|--------------|
| January       | \$ 158,841.75        | \$ 158,866.78        | \$ (25.03)         | 0.0%         |
| February      | 80,488.75            | 80,517.41            | \$ (28.66)         | 0.0%         |
| March         | 80,488.75            | 80,517.41            | \$ (28.66)         | 0.0%         |
| April         | 80,473.83            | 80,517.41            | \$ (43.58)         | -0.1%        |
| May           | 80,436.11            | 80,517.41            | \$ (81.30)         | -0.1%        |
| June          | 80,321.73            | 80,515.22            | \$ (193.49)        | -0.2%        |
| July          | 220,055.14           | 220,046.27           | \$ 8.87            | 0.0%         |
| August        | 64,637.82            | 64,992.77            | \$ (354.95)        | -0.5%        |
| September     | 80,436.15            | 80,511.59            | \$ (75.44)         | -0.1%        |
| October       | -                    | N/A                  | N/A                | N/A          |
| November      | -                    | N/A                  | N/A                | N/A          |
| December      | -                    | N/A                  | N/A                | N/A          |
| <b>Totals</b> | <b>\$ 926,180.03</b> | <b>\$ 927,002.27</b> | <b>\$ (822.24)</b> | <b>-0.1%</b> |

Comparison to Budget

| Month         | Actual               | Budget               | \$ Variance          | % Variance   |
|---------------|----------------------|----------------------|----------------------|--------------|
| January       | \$ 158,841.75        | \$ 156,833.52        | \$ 2,008.23          | 1.3%         |
| February      | 80,488.75            | 77,146.55            | \$ 3,342.20          | 4.3%         |
| March         | 80,488.75            | 77,147.46            | \$ 3,341.29          | 4.3%         |
| April         | 80,473.83            | 74,812.40            | \$ 5,661.43          | 7.6%         |
| May           | 80,436.11            | 74,816.28            | \$ 5,619.83          | 7.5%         |
| June          | 80,321.73            | 85,008.94            | \$ (4,687.21)        | -5.5%        |
| July          | 220,055.14           | 222,608.02           | \$ (2,552.88)        | -1.1%        |
| August        | 64,637.82            | 84,230.10            | \$ (19,592.28)       | -23.3%       |
| September     | 80,436.15            | 82,875.16            | \$ (2,439.01)        | -2.9%        |
| October       | -                    | N/A                  | N/A                  | N/A          |
| November      | -                    | N/A                  | N/A                  | N/A          |
| December      | -                    | N/A                  | N/A                  | N/A          |
| <b>Totals</b> | <b>\$ 926,180.03</b> | <b>\$ 935,478.43</b> | <b>\$ (9,298.40)</b> | <b>-1.0%</b> |

\*The 2025 General Turnback Budget is \$1,195,652

\*January includes Property Tax Relief Distributions. July includes lending from the Budget Stabilization Trust Fund



City of Jonesboro, Arkansas  
Street Turnback Report (Cash Basis)  
2025

Historical Data

| Month         | 2025                   | 2024                   | 2023                   | 2022                   |
|---------------|------------------------|------------------------|------------------------|------------------------|
| January       | \$ 575,073.79          | \$ 544,908.16          | \$ 568,040.38          | \$ 570,914.69          |
| February      | \$ 561,033.28          | 584,181.29             | 583,732.92             | 563,537.90             |
| March         | \$ 472,525.48          | 494,751.38             | 470,666.56             | 470,342.85             |
| April         | \$ 549,998.15          | 534,223.15             | 568,957.24             | 552,904.46             |
| May           | \$ 561,292.07          | 575,916.11             | 531,646.63             | 558,019.25             |
| June          | \$ 585,045.42          | 564,176.82             | 574,926.14             | 542,593.91             |
| July          | \$ 569,439.03          | 555,453.20             | 578,643.53             | 608,326.32             |
| August        | \$ 559,333.84          | 551,416.84             | 538,909.11             | 599,509.73             |
| September     | \$ 589,008.06          | 563,552.23             | 580,246.60             | 571,384.18             |
| October       |                        | 459,043.65             | 564,874.71             | 582,326.79             |
| November      |                        | 524,343.43             | 525,120.75             | 575,886.97             |
| December      |                        | 509,396.60             | 542,637.61             | 588,240.67             |
| <b>Totals</b> | <b>\$ 5,022,749.12</b> | <b>\$ 6,461,362.86</b> | <b>\$ 6,628,402.18</b> | <b>\$ 6,783,987.72</b> |

Comparison to Previous Periods

| Month         | Current                | Prior                  | \$ Variance         | % Variance  |
|---------------|------------------------|------------------------|---------------------|-------------|
| January       | \$ 575,073.79          | \$ 544,908.16          | \$ 30,165.63        | 5.5%        |
| February      | 561,033.28             | 584,181.29             | \$ (23,148.01)      | -4.0%       |
| March         | 472,525.48             | 494,751.38             | \$ (22,225.90)      | -4.5%       |
| April         | 549,998.15             | 534,223.15             | \$ 15,775.00        | 3.0%        |
| May           | 561,292.07             | 575,916.11             | \$ (14,624.04)      | -2.5%       |
| June          | 585,045.42             | 564,176.82             | \$ 20,868.60        | 3.7%        |
| July          | 569,439.03             | 555,453.20             | \$ 13,985.83        | 2.5%        |
| August        | 559,333.84             | 551,416.84             | \$ 7,917.00         | 1.4%        |
| September     | 589,008.06             | 563,552.23             | \$ 25,455.83        | 4.5%        |
| October       | -                      | N/A                    | N/A                 | N/A         |
| November      | -                      | N/A                    | N/A                 | N/A         |
| December      | -                      | N/A                    | N/A                 | N/A         |
| <b>Totals</b> | <b>\$ 5,022,749.12</b> | <b>\$ 4,968,579.18</b> | <b>\$ 54,169.94</b> | <b>1.1%</b> |

Comparison to Budget

| Month         | Actual                 | Budget                 | \$ Variance           | % Variance   |
|---------------|------------------------|------------------------|-----------------------|--------------|
| January       | \$ 575,073.79          | \$ 570,897.39          | \$ 4,176.40           | 0.7%         |
| February      | 561,033.28             | 575,870.42             | (14,837.14)           | -2.6%        |
| March         | 472,525.48             | 488,024.06             | (15,498.58)           | -3.2%        |
| April         | 549,998.15             | 548,796.25             | 1,201.90              | 0.2%         |
| May           | 561,292.07             | 570,084.72             | (8,792.65)            | -1.5%        |
| June          | 585,045.42             | 555,153.35             | 29,892.07             | 5.4%         |
| July          | 569,439.03             | 582,724.00             | (13,284.97)           | -2.3%        |
| August        | 559,333.84             | 571,614.78             | (12,280.94)           | -2.1%        |
| September     | 589,008.06             | 574,638.05             | 14,370.01             | 2.5%         |
| October       | -                      | N/A                    | N/A                   | N/A          |
| November      | -                      | N/A                    | N/A                   | N/A          |
| December      | -                      | N/A                    | N/A                   | N/A          |
| <b>Totals</b> | <b>\$ 5,022,749.12</b> | <b>\$ 5,037,803.02</b> | <b>\$ (15,053.90)</b> | <b>-0.3%</b> |

\*The 2025 Budget for Street Turnback is \$6,730,000

City of Jonesboro, Arkansas  
Fuel Purchases Report (Cash Basis)  
2025

Comparison of Fuel Purchases vs. Prior Year

| MONTH     | Current Year Fuel | Previous Year Fuel | \$ Variance    | % Variance |
|-----------|-------------------|--------------------|----------------|------------|
| January   | \$ 75,785.89      | \$ 73,436.85       | \$ 2,349.04    | 3.2%       |
| February  | 84,985.42         | 105,302.55         | (20,317.13)    | -19.3%     |
| March     | 138,188.00        | 127,484.17         | 10,703.83      | 8.4%       |
| April     | 105,094.37        | 115,466.28         | (10,371.91)    | -9.0%      |
| May       | 81,699.44         | 107,670.50         | (25,971.06)    | -24.1%     |
| June      | 113,784.14        | 129,220.53         | (15,436.39)    | -11.9%     |
| July      | 117,159.22        | 101,881.76         | 15,277.46      | 15.0%      |
| August    | 131,022.84        | 115,582.11         | 15,440.73      | 13.4%      |
| September | 103,919.52        | 138,001.35         | (34,081.83)    | -24.7%     |
| October   | N/A               | 99,186.44          | N/A            | N/A        |
| November  | N/A               | 130,238.26         | N/A            | N/A        |
| December  | N/A               | 89,186.82          | N/A            | N/A        |
| YTD Total | \$ 951,638.84     | \$ 1,332,657.62    | \$ (62,407.26) | -6.2%      |

Comparison of Fuel Purchases in Gallons

| MONTH     | Current Year Gallons | Prior Year Gallons | Variance | % Variance |
|-----------|----------------------|--------------------|----------|------------|
| January   | 31,817               | 28,737             | 3,080    | 10.7%      |
| February  | 33,732               | 40,903             | (7,170)  | -17.5%     |
| March     | 53,438               | 46,651             | 6,787    | 14.5%      |
| April     | 41,993               | 38,301             | 3,693    | 9.6%       |
| May       | 34,022               | 35,957             | (1,936)  | -5.4%      |
| June      | 47,823               | 46,822             | 1,001    | 2.1%       |
| July      | 47,606               | 38,218             | 9,388    | 24.6%      |
| August    | 53,896               | 41,676             | 12,221   | 29.3%      |
| September | 41,254               | 51,427             | (10,172) | -19.8%     |
| October   | N/A                  | 41,006             | N/A      | N/A        |
| November  | N/A                  | 52,010             | N/A      | N/A        |
| December  | N/A                  | 38,282             | N/A      | N/A        |
| YTD Total | 385,582              | 499,987            | 16,892   | 4.6%       |

Comparison of Average Price per Gallon of Fuel Purchased

| MONTH       | Gasoline     |            | Diesel       |            |
|-------------|--------------|------------|--------------|------------|
|             | Current Year | Prior Year | Current Year | Prior Year |
| January     | \$ 2.36      | \$ 2.46    | \$ 2.43      | \$ 2.82    |
| February    | 2.52         | 2.45       | 2.52         | 2.75       |
| March       | 2.64         | 2.70       | 2.50         | 2.81       |
| April       | 2.50         | 3.04       | 2.51         | 2.94       |
| May         | 2.38         | 3.04       | 2.49         | 2.81       |
| June        | 2.47         | 2.89       | 2.28         | 2.61       |
| July        | 2.49         | 2.65       | 2.36         | 2.73       |
| August      | 2.74         | 2.85       | 2.02         | 2.63       |
| September   | 2.53         | 2.75       | 2.47         | 2.53       |
| October     | N/A          | 2.47       | N/A          | 2.33       |
| November    | N/A          | 2.52       | N/A          | 2.46       |
| December    | N/A          | 2.36       | N/A          | 2.28       |
| YTD Average | \$ 2.51      | \$ 2.68    | \$ 2.40      | \$ 2.64    |

Comparison of Fuel Purchases vs. Budget

| MONTH     | Actual        | Budget          | \$ Variance     | % Variance |
|-----------|---------------|-----------------|-----------------|------------|
| January   | \$ 75,785.89  | \$ 128,908.33   | \$ (53,122.44)  | -41.2%     |
| February  | 84,985.42     | 128,908.33      | (43,922.91)     | -34.1%     |
| March     | 138,188.00    | 128,908.33      | 9,279.67        | 7.2%       |
| April     | 105,094.37    | 128,908.33      | (23,813.96)     | -18.5%     |
| May       | 81,699.44     | 128,908.33      | (47,208.89)     | -36.6%     |
| June      | 113,784.14    | 128,908.33      | (15,124.19)     | -11.7%     |
| July      | 117,159.22    | 128,908.33      | (11,749.11)     | -9.1%      |
| August    | 131,022.84    | 128,908.33      | 2,114.51        | 1.6%       |
| September | 103,919.52    | 128,908.33      | (24,988.81)     | -19.4%     |
| October   | N/A           | 128,908.33      | N/A             | N/A        |
| November  | N/A           | 128,908.33      | N/A             | N/A        |
| December  | N/A           | 128,908.33      | N/A             | N/A        |
| YTD Total | \$ 951,638.84 | \$ 1,546,900.00 | \$ (208,536.16) | -18.0%     |

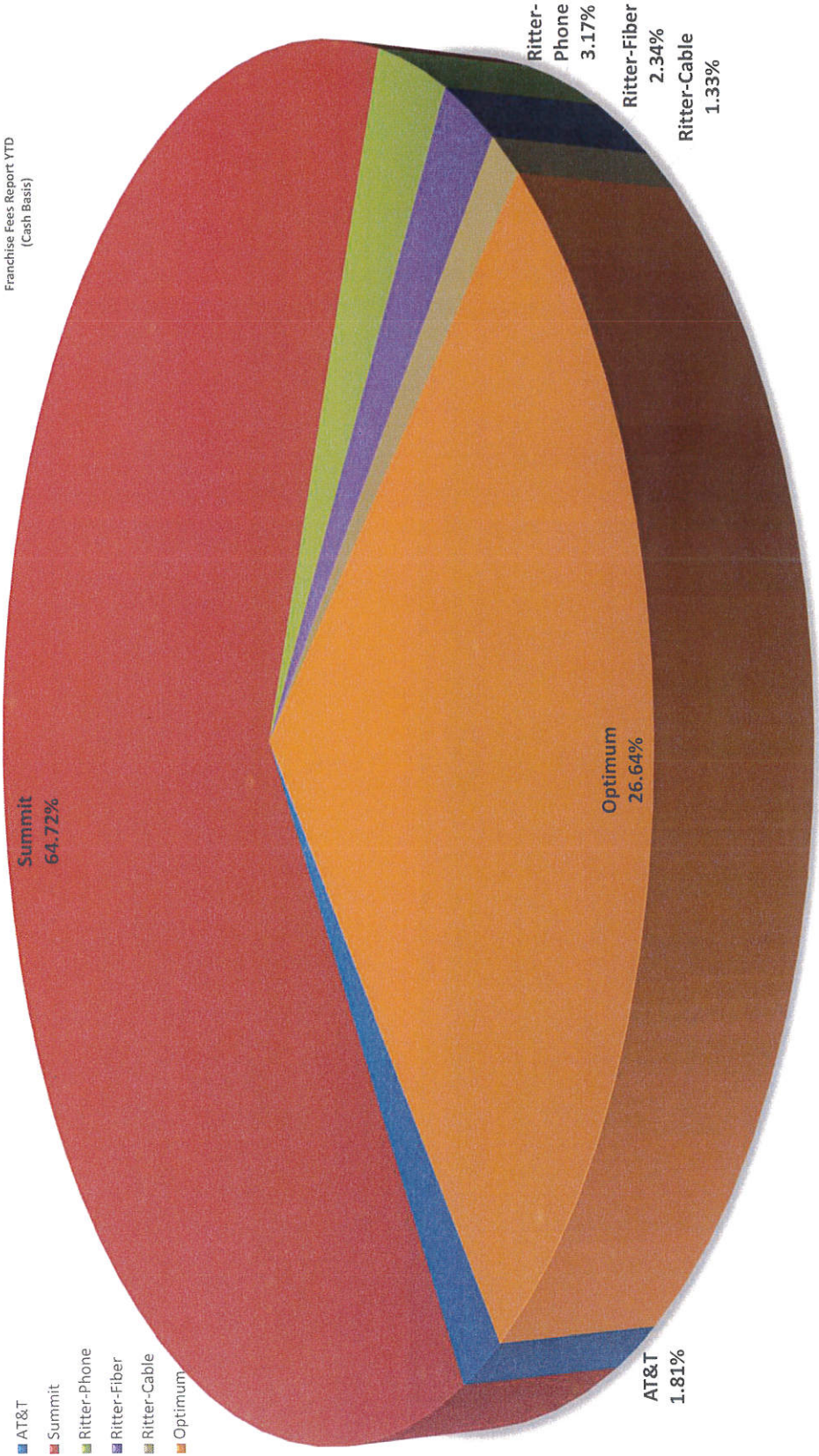
\*Timing of bulk fuel purchases may cause large comparison variances



City of Jonesboro, Arkansas  
Franchise Fee Tax Report  
YTD 2025

| Months        | AT&T                | Summit               | Ritter-Phone        | Ritter-Fiber        | Ritter-Cable        | Optimum              | All Others         | Current Year Total     | Prior Year Total       |
|---------------|---------------------|----------------------|---------------------|---------------------|---------------------|----------------------|--------------------|------------------------|------------------------|
| January       | \$ 2,611.08         | \$ 112,711.49        | \$ 4,684.82         | \$ 3,630.97         | \$ 2,017.72         | \$ 123,867.71        | \$ 666.69          | \$ 250,190.48          | \$ 243,296.41          |
| February      | 2,588.81            | 145,402.72           | 4,559.58            | 3,424.84            | 2,019.16            | -                    | 453.60             | 158,448.71             | 163,303.14             |
| March         | 2,917.49            | 118,356.67           | 4,569.82            | 3,377.69            | 1,933.16            | -                    | 463.66             | 131,618.49             | 147,160.47             |
| April         | 2,775.43            | 226,277.10           | 4,578.58            | 3,382.69            | 1,938.16            | 114,466.60           | 618.59             | 354,037.15             | 223,454.48             |
| May           | 2,871.44            | 71,601.84            | 4,709.87            | 3,385.32            | 1,916.10            | -                    | 430.96             | 84,915.53              | 60,521.26              |
| June          | 2,595.38            | 48,984.44            | 4,495.46            | 3,332.77            | 1,848.63            | -                    | 970.07             | 62,226.75              | 43,802.76              |
| July          | 2,754.64            | 44,106.60            | 4,624.07            | 3,386.92            | 1,924.33            | 111,133.75           | 728.91             | 168,659.22             | 164,040.04             |
| August        | 2,257.25            | 41,529.94            | 4,701.23            | 3,349.88            | 1,905.06            | -                    | 422.79             | 54,166.15              | 37,674.01              |
| September     | 2,333.93            | 40,150.92            | 4,639.00            | 3,410.02            | 1,894.95            | -                    | 834.88             | 53,263.70              | 36,631.42              |
| October       | -                   | -                    | -                   | -                   | -                   | -                    | -                  | -                      | 159,668.63             |
| November      | -                   | -                    | -                   | -                   | -                   | -                    | -                  | -                      | 43,834.01              |
| December      | -                   | -                    | -                   | -                   | -                   | -                    | -                  | -                      | 53,497.13              |
| <b>Totals</b> | <b>\$ 23,705.45</b> | <b>\$ 849,121.72</b> | <b>\$ 41,562.43</b> | <b>\$ 30,681.10</b> | <b>\$ 17,397.27</b> | <b>\$ 349,468.06</b> | <b>\$ 5,590.15</b> | <b>\$ 1,317,526.18</b> | <b>\$ 1,376,883.76</b> |

Franchise Fees Report YTD  
(Cash Basis)



Advertising and Promotion Funds  
City of Jonesboro, Arkansas  
September 2025

|                                           | Prepared Foods Fund |              | 3% Hotel/Motel Fund |            | 1% Hotel/Motel Fund |            |
|-------------------------------------------|---------------------|--------------|---------------------|------------|---------------------|------------|
|                                           | Monthly             | Annual       | Monthly             | Annual     | Monthly             | Annual     |
| Beginning Fund Balance                    | \$ 7,243,909        | \$ 9,761,919 | \$ 316,405          | \$ 243,346 | \$ 254,145          | \$ 45,289  |
| NET Prepared Foods                        | 48,710              | (2,639,604)  |                     |            |                     |            |
| NET 3%                                    |                     |              | 53,101              | 167,658    |                     |            |
| NET 1%                                    |                     |              |                     |            | 25,828              | 230,658    |
| Event Net Activity -2025 Jonesboro Gravel |                     |              | -                   | (50,956)   |                     |            |
| Website Ad Sales                          |                     |              | 2,300               | 7,300      |                     |            |
| Interest Earnings                         | 16,849              | 187,152      | 805                 | 5,263      | 629                 | 4,655      |
| Current Fund Balance                      | \$ 7,309,467        | \$ 7,309,467 | \$ 372,611          | \$ 372,611 | \$ 280,602          | \$ 280,602 |

Prepared Foods Fund

|          |            |                | Monthly Tax Collections |              |           |              |
|----------|------------|----------------|-------------------------|--------------|-----------|--------------|
|          | Monthly    | YTD            |                         |              |           |              |
| Revenues | \$ 529,883 | \$ 4,944,868   | January                 | \$ 588,535   | July      | \$ 595,427   |
| Expenses | 481,173    | 7,584,472      | February                | 529,880      | August    | 537,062      |
| NET      | \$ 48,710  | \$ (2,639,604) | March                   | 503,652      | September | 529,883      |
|          |            |                | April                   | 605,061      | October   | N/A          |
|          |            |                | May                     | 553,689      | November  | N/A          |
|          |            |                | June                    | 501,679      | December  | N/A          |
|          |            |                | Total                   | \$ 3,282,496 |           | \$ 4,944,868 |

3% Hotel/Motel Fund

|          |           |            | Monthly Tax Collections |            |           |            |
|----------|-----------|------------|-------------------------|------------|-----------|------------|
|          | Monthly   | YTD        |                         |            |           |            |
| Revenues | \$ 77,483 | \$ 691,974 | January                 | \$ 78,240  | July      | \$ 73,968  |
| Expenses | 24,382    | 524,317    | February                | 60,792     | August    | 87,377     |
| NET      | \$ 53,101 | \$ 167,658 | March                   | 66,377     | September | 77,483     |
|          |           |            | April                   | 84,188     | October   | N/A        |
|          |           |            | May                     | 83,992     | November  | N/A        |
|          |           |            | June                    | 79,556     | December  | N/A        |
|          |           |            | Total                   | \$ 453,146 |           | \$ 691,974 |

1% Hotel/Motel Fund

|                               |           |            | Monthly Tax Collections |            |           |            |
|-------------------------------|-----------|------------|-------------------------|------------|-----------|------------|
|                               | Monthly   | YTD        |                         |            |           |            |
| Revenues                      | \$ 25,828 | \$ 230,658 | January                 | \$ 26,080  | July      | \$ 24,656  |
| Exp - JMC Soccer Turf Project | -         | -          | February                | 20,264     | August    | 29,125     |
| NET                           | \$ 25,828 | \$ 230,658 | March                   | 22,126     | September | 25,828     |
|                               |           |            | April                   | 28,063     | October   | N/A        |
|                               |           |            | May                     | 27,997     | November  | N/A        |
|                               |           |            | June                    | 26,518     | December  | N/A        |
|                               |           |            | Total                   | \$ 151,049 |           | \$ 230,658 |

Monthly & YTD Comparisons

|                | Monthly    |            |           |          | YTD          |              |           |          |
|----------------|------------|------------|-----------|----------|--------------|--------------|-----------|----------|
|                | Current Yr | Prior Yr   | \$ Change | % Change | Current Yr   | Prior Yr     | \$ Change | % Change |
| Prepared Foods | \$ 529,883 | \$ 519,704 | \$ 10,178 | 2%       | \$ 4,944,868 | \$ 4,875,585 | \$ 69,283 | 1%       |
| 3% Hotel/Motel | 77,483     | 79,616     | (2,133)   | -3%      | 691,974      | \$ 705,123   | (13,149)  | -2%      |
| 1% Hotel/Motel | 25,828     | 26,540     | (712)     | -3%      | 230,658      | \$ 234,980   | (4,322)   | -2%      |

Embassy Suites 3%

|        | January      | February     | March        | April        | May          | June         | Mid-Yr Totals |
|--------|--------------|--------------|--------------|--------------|--------------|--------------|---------------|
| TOTALS | \$ 16,168.87 | \$ 15,365.13 | \$ 17,777.31 | \$ 21,000.92 | \$ 20,400.98 | \$ 20,545.54 | \$ 111,258.75 |

|        | July         | August       | September    | October | November | December | YTD Totals    |
|--------|--------------|--------------|--------------|---------|----------|----------|---------------|
| TOTALS | \$ 20,287.54 | \$ 21,792.49 | \$ 21,965.85 | N/A     | N/A      | N/A      | \$ 175,304.63 |



Fund 80 - Hotel/Motel 3% Fund Expenditure

| Grant Award                                  |                                           |              |           |                   |
|----------------------------------------------|-------------------------------------------|--------------|-----------|-------------------|
| Payee                                        | Description                               | Date         | Check No. | Amount            |
| <b>2024 Grant Awards</b>                     |                                           |              |           |                   |
| Martin Luther King Commission                | MLK Day Parade                            | 1/8/2025     | 159299    | \$ 2,500          |
| Red Wolf Foundation                          | Athletic Events held in Jonesboro (2024)  | 2/10/2025    | 159660    | 50,000            |
| Crowley's Ridge Cruisers                     | Annual Car Show                           | 2/10/2025    | 159580    | 4,000             |
| NEA Baptist Charitable Foundation            | Annual Duck Classic                       | 2/10/2025    | 159644    | 10,000            |
| <b>2025 Grant Awards</b>                     |                                           |              |           |                   |
| Miss Greater Jbr Scholarship Org             | Scholarship Pageant                       | 1/8/2025     | 159300    | \$ 2,500          |
| ASU Club Softball                            | Softball Tournaments and Camps            | 2/10/2025    | 159543    | 10,000            |
| Jets Aquatic Club                            | Spring Swim Clinic                        | 2/10/2025    | 159620    | 25,000            |
| Jonesboro Firefighters Local 3718            | Firefighters L3718 Pickle Ball Tournament | 2/10/2025    | 159624    | 1,000             |
| Delta Symphony Orchestra                     | Annual Program Support-Quarterly          | \$3,750 @ 3  | Various   | 11,250            |
| The Foundation of Arts                       | Annual Program Support-Quarterly          | \$15,000 @ 3 | Various   | 45,000            |
| Downtown Jonesboro Alliance                  | Annual Program Support-Quarterly          | \$6,250 @ 3  | Various   | 18,750            |
| Hispanic Community Services                  | Annual Program Support-Quarterly          | \$3,000 @ 3  | Various   | 9,000             |
| Phi Beta Sigma (Alumni Chapter)              | PBS/Zeta Phi Beta State Meeting           | 3/10/2025    | 160029    | 2,500             |
| Disc Side of Heaven                          | The Jonesboro Open - Disc Golf Pro Tour   | 3/10/2025    | 159980    | 10,000            |
| Jonesboro Business Association               | Jonesboro Crawfish Festival               | 3/24/2025    | 160211    | 2,500             |
| Jonesboro University Heights Lions Club      | Pickle Ball Tournament                    | 3/24/2025    | 160301    | 1,000             |
| Northside Jonesboro Reunion                  | 2025 Reunion                              | 3/24/2025    | 160243    | 2,500             |
| Missouri Arkansas Kiwanis International      | 2025 Conference                           | 3/24/2025    | 160231    | 500               |
| Arkansas Interscholastic Cycling League      | NICA Arkansas Regional Race               | 3/24/2025    | 160110    | 15,000            |
| KLEK The Voice of Ark. Minority Adv. Council | Juneteenth Celebration                    | 6/9/2025     | 161441    | 7,500             |
| Mayor's Youth Advancement Council            | Donation                                  | 6/11/2025    | Transfer  | 500               |
| Friends of the Library                       | NEA Game Fest                             | 9/8/2025     | 162742    | 1,000             |
| United Way                                   | Battling for a Better Tomorrow            | 9/22/2025    | 163087    | 5,000             |
| Natl Golf Foundation Consulting Inc          | Golf Course Feasibility Study             | 9/22/2025    | 163014    | \$ 8,000          |
| <b>Total Grant Award Expense</b>             |                                           |              |           | <b>\$ 245,000</b> |

Administrative Expense

| Payee                               | Description                          | Date | Check No. | Amount            |
|-------------------------------------|--------------------------------------|------|-----------|-------------------|
| Christy Appleton                    | Administrative                       | YTD  | Check     | \$ 9,000          |
| Craig Rickert                       | Salary+Stipend Expense (50%)         | YTD  | ACH       | 42,865            |
| US Gov. & State of Arkansas         | FICA (Employer) & Unemployment Taxes | YTD  | ACH       | 3,419             |
| Young Investments                   | Office Space                         | YTD  | Check     | 3,900             |
| Travel & Exp Reimb                  | Detail Available Upon Request        | YTD  | Check     | 5,067             |
| Insurance & Licenses                | Detail Available Upon Request        | YTD  | Check     | 540               |
| Professional Services               | Detail Available Upon Request        | YTD  | Check     | 22,693            |
| Advertising & Promotion             | Detail Available Upon Request        | YTD  | Check     | 3,072             |
| Supplies                            | Detail Available Upon Request        | YTD  | Check     | 27                |
| Office Supplies                     | Detail Available Upon Request        | YTD  | Check     | 47                |
| Website Hosting/Maint & Design      | Detail Available Upon Request        | YTD  | Check     | 14,292            |
| A&P Misc Event Sponsorship          | Detail Available Upon Request        | YTD  | Check     | 2,027             |
| <b>Total Administrative Expense</b> |                                      |      |           | <b>\$ 106,950</b> |

Other

| Payee                       | Description                  | Date      | Check No. | Amount            |
|-----------------------------|------------------------------|-----------|-----------|-------------------|
| JHP/Embassy Suites          | 2024 Reimbursements (Q4)     | 1/22/2025 | 159417    | \$ 61,108         |
| JHP/Embassy Suites          | 2025 Reimbursements (Q1, Q2) | YTD       | Check     | 111,259           |
| <b>Total Other Expense</b>  |                              |           |           | <b>\$ 172,367</b> |
| <b>Total 3% H/M Expense</b> |                              |           |           | <b>\$ 524,317</b> |

Fund 82 - Prepared Foods Fund Expenditure

| <b>Ridge Athletics Center</b>      |                                     |           |           |                   |
|------------------------------------|-------------------------------------|-----------|-----------|-------------------|
| <b>Professional Services</b>       |                                     |           |           |                   |
| Payee                              | Description                         | Date      | Check No. | Amount            |
| Victus Advisors                    | Feasibility Study                   | 1/8/2025  | 159292    | \$ 16,633         |
| Associated Engineering LLC         | Survey                              | YTD       | Check     | 5,623             |
| Waddell Cole & Jones PA            | Legal Services                      | YTD       | Check     | 25,478            |
| Crafton Tull & Associates          | Design Services                     | YTD       | Check     | 80,941            |
| Sports Facilities Advisory LLC     | Facility Advisory Services          | YTD       | Check     | 269,565           |
| Eastern Sports Management LLC      | Cann, Brian Travel                  | YTD       | Check     | 937               |
| Artents                            | Sports Complex Groundbreaking Event | 3/24/2025 | 160112    | 1,553             |
| City of Jonesboro                  | Quarterly Services Fee              | YTD       | Transfer  | 20,000            |
| <b>Total Professional Services</b> |                                     |           |           | <b>\$ 420,731</b> |

Lease Activities

| Payee                              | Description                  | Date      | Check No. | Amount              |
|------------------------------------|------------------------------|-----------|-----------|---------------------|
| JPF Bond Trustee (Centennial Bank) | Prepaid Debt Service Reserve | 4/11/2025 | Transfer  | \$ 4,733,643        |
| Jonesboro Public Facilities        | Monthly Lease                | YTD       | ACH       | 2,375,000           |
| <b>Total Lease Activities</b>      |                              |           |           | <b>\$ 7,108,643</b> |

Total Ridge Athletics Center Expense \$ 7,529,374

Administrative Expense

| Payee                               | Description                          | Date | Check No. | Amount           |
|-------------------------------------|--------------------------------------|------|-----------|------------------|
| Craig Rickert                       | Salary+Stipend Expense (50%)         | YTD  | ACH       | \$ 42,865        |
| US Gov. & State of Arkansas         | FICA (Employer) & Unemployment Taxes | YTD  | ACH       | 3,279            |
| Travel & Exp Reimb                  | Detail Available Upon Request        | YTD  | Check     | 4,820            |
| Advertising & Promotion             | Detail Available Upon Request        | YTD  | Check     | 226              |
| Supplies/Meeting                    | Detail Available Upon Request        | YTD  | Check     | 694              |
| Dues & Subscriptions                | Detail Available Upon Request        | YTD  | Check     | 3,214            |
| <b>Total Administrative Expense</b> |                                      |      |           | <b>\$ 55,098</b> |

Total Prepared Foods Expense \$ 7,584,472

Fund 80 - Hotel/Motel 3% Fund Event Current Year Activities

2025 Jonesboro Gravel

Expense

| Payee                                   | Description                         | Date      | Check No. | Amount   |
|-----------------------------------------|-------------------------------------|-----------|-----------|----------|
| Art Advertising, Inc                    | Printed Material- 500 Flyers        | 5/8/2025  | Mesh Card | 130      |
| All Sports Productions Inc              | Year 1 Support                      | 5/8/2025  | 160836    | 50,000   |
| Arrow Screen Printing                   | Promotional t-shirts for Skirmish   | 6/9/2025  | Mesh Card | 101      |
| ASU FNB Arena                           | Rental FNB Arena-Award Ceremony     | 7/8/2025  | Mesh Card | 69       |
| Peregrine Corporation                   | Promotional give-aways for Skirmish | 8/22/2025 | 162618    | 656      |
| Total Event Expense \$                  |                                     |           |           | 50,956   |
| 2025 Jonesboro Gravel Net Activities \$ |                                     |           |           | (50,956) |

City of Jonesboro, Arkansas  
 Alcoholic Beverage Tax Comparison To Prior Year  
 September 2025

|        | January      | February     | March        | April        | May          | June         | July         | August       | September    | October | November | December | YTD Totals    |
|--------|--------------|--------------|--------------|--------------|--------------|--------------|--------------|--------------|--------------|---------|----------|----------|---------------|
| TOTALS | \$ 63,917.48 | \$ 52,519.46 | \$ 57,409.05 | \$ 63,261.68 | \$ 57,934.86 | \$ 49,794.36 | \$ 65,565.86 | \$ 54,839.05 | \$ 58,014.76 | N/A     | N/A      | N/A      | \$ 523,256.56 |

|        | Current Yr<br>Month | Prior Yr<br>Month | \$ Variance | % Variance |
|--------|---------------------|-------------------|-------------|------------|
| TOTALS | \$ 58,014.76        | \$ 57,326.08      | \$ 688.68   | 1.2%       |

|        | YTD Current<br>Year | YTD Previous<br>Year | \$ Variance    | % Variance |
|--------|---------------------|----------------------|----------------|------------|
| TOTALS | \$ 523,256.56       | \$ 541,388.57        | \$ (18,132.01) | -3.3%      |

# Fixed Assets

## Monthly Asset Report - September 2025

| Asset        | Purchased  | Dept     | Description                                            | Orig Cost  |
|--------------|------------|----------|--------------------------------------------------------|------------|
| 01-101-11993 | 09-08-2025 | 02Police | Laptop Panasonic FZ-55 Toughbook with CF-SVCP Bundle   | 4,115.40   |
| 01-101-11994 | 09-08-2025 | 02Police | Laptop Panasonic FZ-55 Toughbook with CF-SVCP Bund     | 4,115.40   |
| 01-101-11995 | 09-08-2025 | 02Police | Laptop Panasonic FZ-55 Toughbook with CF-SVCP Bund     | 4,115.40   |
| 01-101-11996 | 09-08-2025 | 02Police | Laptop Panasonic FZ-55 Toughbook with CF-SVCP Bund     | 4,115.40   |
| 01-101-11997 | 09-08-2025 | 02Police | Laptop Panasonic FZ-55 Toughbook with CF-SVCP Bund     | 4,115.40   |
| 01-101-11998 | 09-08-2025 | 02Police | Laptop Panasonic FZ-55 Toughbook with CF-SVCP Bund     | 4,115.40   |
| 01-101-11999 | 09-08-2025 | 02Police | Laptop Panasonic FZ-55 Toughbook with CF-SVCP Bund     | 4,115.40   |
| 01-101-12000 | 09-08-2025 | 02Police | Laptop Panasonic FZ-55 Toughbook with CF-SVCP Bund     | 4,115.40   |
| 01-101-12001 | 09-08-2025 | 02Police | Laptop Panasonic FZ-55 Toughbook with CF-SVCP Bund     | 4,115.40   |
| 01-101-12002 | 09-15-2025 | 02Police | Laptop Panasonic FZ-55 Toughbook with CF-SVCP Bund     | 4,115.40   |
| 01-101-12003 | 09-08-2025 | 02Police | Laptop Panasonic FZ-55 Toughbook with CF-SVCP Bund     | 4,115.40   |
| 01-101-12004 | 09-08-2025 | 02Police | Laptop Panasonic FZ-55 Toughbook with CF-SVCP Bund     | 4,115.40   |
| 01-101-12005 | 09-08-2025 | 02Police | Copy Machine Sharp BP-C535WD                           | 2,924.08   |
|              |            | Police   |                                                        | 52,308.88  |
| 02-100-1510  | 09-22-2025 | 50Street | Lift Bendpak HDS-14XT lift - installed                 | 10,826.13  |
|              |            |          | Street                                                 | 10,826.13  |
| 05-100-2934  | 09-08-2025 | 80Park   | Sign 5 x 12 for Shooting Range                         | 3,797.50   |
| 05-100-2935  | 09-08-2025 | 80Park   | Splash pad at Allen Park                               | 200,407.00 |
| 05-100-2936  | 09-22-2025 | 80Park   | 2026 Chevrolet Crew Cab 1500 4x2 - White - Urban Parks | 41,506.80  |
| 05-100-2937  | 09-22-2025 | 80Park   | 2026 Chevrolet Crew Cab 1500 4x2 - White - Programs    | 41,506.80  |
| 05-100-2938  | 09-22-2025 | 80Park   | 2026 Chevrolet Crew Cab 1500 4x2 - White - Parks Admin | 43,631.50  |
| 05-100-2939  | 09-22-2025 | 80Park   | Pavilion 30' x 60' x 10' r replacement Rotary          | 20,687.78  |
| 05-100-2940  | 09-22-2025 | 80Park   | Pavilion 30' x 60' x 10' at Access #3 - to replace old | 20,687.78  |
|              |            |          | Parks - Administration                                 | 372,225.16 |
| Totals       |            |          |                                                        | 435,360.17 |

**Non-Uniform 401(a) Defined Contribution & 457(b) Retirement Savings Plans - Fund 21**

**Changes in Position**

**2025 Year to Date**

| <b>Activity</b>                  | <b>January</b>        | <b>February</b>       | <b>March</b>          | <b>April</b>          | <b>May</b>            | <b>June</b>           | <b>Mid-Year</b>       |
|----------------------------------|-----------------------|-----------------------|-----------------------|-----------------------|-----------------------|-----------------------|-----------------------|
| <b>Beginning Balance</b>         | <b>\$7,528,207.34</b> | <b>\$7,620,154.95</b> | <b>\$7,621,118.25</b> | <b>\$7,475,320.91</b> | <b>\$7,518,657.53</b> | <b>\$7,828,559.96</b> | <b>\$7,528,207.34</b> |
| <b>Additions:</b>                |                       |                       |                       |                       |                       |                       |                       |
| Employer Contributions           | 32,841.94             | 47,332.71             | 31,255.48             | 31,074.39             | 30,764.11             | 30,277.50             | 203,546.13            |
| Employee Contributions           | 39,160.94             | 56,999.01             | 37,844.14             | 37,947.01             | 37,638.59             | 37,129.86             | 246,719.55            |
| Other Additions                  | (6,283.76)            | 8,291.91              | 9,004.45              | 9,692.33              | 8,742.70              | 15,386.93             | 44,834.56             |
| <b>Total Additions</b>           | <b>65,719.12</b>      | <b>112,623.63</b>     | <b>78,104.07</b>      | <b>78,713.73</b>      | <b>77,145.40</b>      | <b>82,794.29</b>      | <b>495,100.24</b>     |
| <b>Deductions:</b>               |                       |                       |                       |                       |                       |                       |                       |
| Plan Distributions               | 178,509.29            | 86,544.87             | 8,057.06              | 57,832.59             | 56,821.85             | 20,907.11             | 408,672.77            |
| Administrative Expenses          | 10,767.59             | 2,858.60              | 3,224.30              | 10,420.26             | 2,349.57              | 3,030.40              | 32,650.72             |
| Other Deductions                 | -                     | -                     | -                     | -                     | -                     | -                     | -                     |
| <b>Total Deductions</b>          | <b>189,276.88</b>     | <b>89,403.47</b>      | <b>11,281.36</b>      | <b>68,252.85</b>      | <b>59,171.42</b>      | <b>23,937.51</b>      | <b>441,323.49</b>     |
| <b>Adjustments:</b>              |                       |                       |                       |                       |                       |                       |                       |
| Unrealized Investment Gain(Loss) | 215,505.37            | (22,256.86)           | (212,620.05)          | 32,875.74             | 291,928.45            | 262,572.91            | 568,005.56            |
| Other Adjustments                | -                     | -                     | -                     | -                     | -                     | -                     | -                     |
| <b>Total Adjustments</b>         | <b>215,505.37</b>     | <b>(22,256.86)</b>    | <b>(212,620.05)</b>   | <b>32,875.74</b>      | <b>291,928.45</b>     | <b>262,572.91</b>     | <b>568,005.56</b>     |
| <b>Ending Balance</b>            | <b>7,620,154.95</b>   | <b>\$7,621,118.25</b> | <b>\$7,475,320.91</b> | <b>\$7,518,657.53</b> | <b>\$7,828,559.96</b> | <b>\$8,149,989.65</b> | <b>8,149,989.65</b>   |

| <b>Activity</b>                  | <b>July</b>           | <b>August</b>         | <b>September</b>      | <b>October</b>        | <b>November</b>       | <b>December</b>       | <b>Y-T-D</b>          |
|----------------------------------|-----------------------|-----------------------|-----------------------|-----------------------|-----------------------|-----------------------|-----------------------|
| <b>Beginning Balance</b>         | <b>\$8,149,989.65</b> | <b>\$8,168,248.18</b> | <b>\$8,457,348.44</b> | <b>\$8,662,865.80</b> | <b>\$8,662,865.80</b> | <b>\$8,662,865.80</b> | <b>\$7,528,207.34</b> |
| <b>Additions:</b>                |                       |                       |                       |                       |                       |                       |                       |
| Employer Contributions           | 29,973.68             | 44,774.36             | 29,835.62             |                       |                       |                       | 308,129.79            |
| Employee Contributions           | 37,081.82             | 55,639.07             | 37,086.40             |                       |                       |                       | 376,526.84            |
| Other Additions                  | 15,537.62             | 12,432.23             | 31,224.65             |                       |                       |                       | 104,029.06            |
| <b>Total Additions</b>           | <b>82,593.12</b>      | <b>112,845.66</b>     | <b>98,146.67</b>      | <b>-</b>              | <b>-</b>              | <b>-</b>              | <b>788,685.69</b>     |
| <b>Deductions:</b>               |                       |                       |                       |                       |                       |                       |                       |
| Plan Distributions               | 75,125.99             | 5,279.21              | 86,115.22             |                       |                       |                       | 575,193.19            |
| Administrative Expenses          | 12,011.52             | 2,539.22              | 2,279.35              |                       |                       |                       | 49,480.81             |
| Other Deductions                 | 3,537.44              | 3,542.00              | -                     |                       |                       |                       | 7,079.44              |
| <b>Total Deductions</b>          | <b>90,674.95</b>      | <b>11,360.43</b>      | <b>88,394.57</b>      | <b>-</b>              | <b>-</b>              | <b>-</b>              | <b>631,753.44</b>     |
| <b>Adjustments:</b>              |                       |                       |                       |                       |                       |                       |                       |
| Unrealized Investment Gain(Loss) | 26,340.36             | 187,615.03            | 195,765.26            |                       |                       |                       | 977,726.21            |
| Other Adjustments                | -                     | -                     | -                     |                       |                       |                       | -                     |
| <b>Total Adjustments</b>         | <b>26,340.36</b>      | <b>187,615.03</b>     | <b>195,765.26</b>     | <b>-</b>              | <b>-</b>              | <b>-</b>              | <b>977,726.21</b>     |
| <b>Ending Balance</b>            | <b>8,168,248.18</b>   | <b>\$8,457,348.44</b> | <b>\$8,662,865.80</b> | <b>\$8,662,865.80</b> | <b>\$8,662,865.80</b> | <b>\$8,662,865.80</b> | <b>\$8,662,865.80</b> |

\*Effective September 2024, the 457(b) plan is now accounted for in Fund 21 reflecting the total defined contribution & retirement savings plans for Non-Uniform emp.

\*The assigned Trustee is First Security Bank. The recordkeeper is Milliman, Inc.



**Non-Uniform Pension Account**  
**Changes in Position**  
**2025 Year to Date**

| Activity                         | January           | February         | March               | April            | May               | June              | Mid-Year          |
|----------------------------------|-------------------|------------------|---------------------|------------------|-------------------|-------------------|-------------------|
| Beginning Balance                | \$10,627,421.56   | \$10,825,480.72  | \$10,843,492.15     | \$10,565,201.74  | \$10,539,479.26   | \$10,769,606.30   | \$10,627,421.56   |
| <b>Additions:</b>                |                   |                  |                     |                  |                   |                   |                   |
| Employer Contributions           | -                 | -                | -                   | -                | -                 | -                 | -                 |
| Other Additions                  | 2,838.33          | 2,458.15         | 2,134.37            | 1,676.01         | 1,466.60          | 2,221.09          | 12,794.55         |
| <b>Total Additions</b>           | <b>2,838.33</b>   | <b>2,458.15</b>  | <b>2,134.37</b>     | <b>1,676.01</b>  | <b>1,466.60</b>   | <b>2,221.09</b>   | <b>12,794.55</b>  |
| <b>Deductions:</b>               |                   |                  |                     |                  |                   |                   |                   |
| Pension Benefits                 | 42,928.50         | 46,885.44        | 44,963.94           | 44,963.94        | 45,573.29         | 45,348.56         | 270,663.67        |
| Administrative Expenses          | 4,189.96          | 993.54           | 994.47              | 2,082.37         | 3,079.08          | 1,593.44          | 12,932.86         |
| Other Deductions                 | -                 | -                | -                   | -                | -                 | -                 | -                 |
| <b>Total Deductions</b>          | <b>47,118.46</b>  | <b>47,878.98</b> | <b>45,958.41</b>    | <b>47,046.31</b> | <b>48,652.37</b>  | <b>46,942.00</b>  | <b>283,596.53</b> |
| <b>Adjustments:</b>              |                   |                  |                     |                  |                   |                   |                   |
| Unrealized Investment Gain(Loss) | 242,339.29        | 63,432.26        | (234,466.37)        | 19,647.82        | 277,312.81        | 306,384.10        | 674,649.91        |
| Other Adjustments                | -                 | -                | -                   | -                | -                 | -                 | -                 |
| <b>Total Adjustments</b>         | <b>242,339.29</b> | <b>63,432.26</b> | <b>(234,466.37)</b> | <b>19,647.82</b> | <b>277,312.81</b> | <b>306,384.10</b> | <b>674,649.91</b> |
| Ending Balance                   | \$10,825,480.72   | \$10,843,492.15  | \$10,565,201.74     | \$10,539,479.26  | \$10,769,606.30   | \$11,031,269.49   | \$11,031,269.49   |

| Activity                         | July             | August            | September         | October         | November        | December        | Y-T-D               |
|----------------------------------|------------------|-------------------|-------------------|-----------------|-----------------|-----------------|---------------------|
| Beginning Balance                | \$11,031,269.49  | \$11,038,140.78   | \$11,193,319.50   | \$11,339,844.31 | \$11,339,844.31 | \$11,339,844.31 | \$10,627,421.56     |
| <b>Additions:</b>                |                  |                   |                   |                 |                 |                 |                     |
| Employer Contributions           | -                | -                 | -                 | -               | -               | -               | -                   |
| Other Additions                  | 2,696.95         | 2,949.67          | 2,249.36          | -               | -               | -               | 20,690.53           |
| <b>Total Additions</b>           | <b>2,696.95</b>  | <b>2,949.67</b>   | <b>2,249.36</b>   | <b>-</b>        | <b>-</b>        | <b>-</b>        | <b>20,690.53</b>    |
| <b>Deductions:</b>               |                  |                   |                   |                 |                 |                 |                     |
| Pension Benefits                 | 45,348.56        | 45,348.56         | 45,587.37         | -               | -               | -               | 406,948.16          |
| Administrative Expenses          | 4,251.51         | 993.36            | 993.26            | -               | -               | -               | 19,170.99           |
| Other Deductions                 | -                | -                 | -                 | -               | -               | -               | -                   |
| <b>Total Deductions</b>          | <b>49,600.07</b> | <b>46,341.92</b>  | <b>46,580.63</b>  | <b>-</b>        | <b>-</b>        | <b>-</b>        | <b>426,119.15</b>   |
| <b>Adjustments:</b>              |                  |                   |                   |                 |                 |                 |                     |
| Unrealized Investment Gain(Loss) | 53,774.41        | 198,570.97        | 190,856.08        | -               | -               | -               | 1,117,851.37        |
| Other Adjustments                | -                | -                 | -                 | -               | -               | -               | -                   |
| <b>Total Adjustments</b>         | <b>53,774.41</b> | <b>198,570.97</b> | <b>190,856.08</b> | <b>-</b>        | <b>-</b>        | <b>-</b>        | <b>1,117,851.37</b> |
| Ending Balance                   | \$11,038,140.78  | \$11,193,319.50   | \$11,339,844.31   | \$11,339,844.31 | \$11,339,844.31 | \$11,339,844.31 | \$11,339,844.31     |

\*The Non-Uniform pension account is the old pension plan. Funds are managed by PRINCIPAL & STEPHENS.

City of Jonesboro  
 ARPA Restricted Revenue Replacement Fund Schedule  
 September 2025

| Schedule of Appropriation |           | Activity |  |  |  |
|---------------------------|-----------|----------|--|--|--|
| Funding                   | Amount    |          |  |  |  |
| 2024 Carryover Funding    | 8,627,165 |          |  |  |  |

| Project                                  | Appropriation    | 2025             | Total Activity   | Open PO Remaining | Remaining Amount |
|------------------------------------------|------------------|------------------|------------------|-------------------|------------------|
| Demolition of 100 W. Washington          | 3,250,000        | 3,295,344        | 3,295,344        | -                 | (45,344)         |
| Mosquito Abatement                       | 139,604          |                  | -                | -                 | 139,604          |
| Aquatic Feature - Ridge Athletics Center | 3,200,000        |                  | -                | -                 | 3,200,000        |
| Humanitarian                             | 500,000          | 235,609          | 235,609          | 264,391           | -                |
| Comprehensive Growth Plan                | 855,000          |                  | -                |                   | 855,000          |
| <b>Total</b>                             | <b>7,944,604</b> | <b>3,530,953</b> | <b>3,530,953</b> | <b>264,391</b>    | <b>4,149,260</b> |

|                        |         |
|------------------------|---------|
| Unappropriated Funding | 682,561 |
|------------------------|---------|

Schedule of ARPA Replacement Restricted Fund Availability

|                                                           |                  |
|-----------------------------------------------------------|------------------|
| ARPA Revenue Replacement Carryforward Funding             | 8,627,165        |
| ARPA Revenue Replacement Appropriations                   | 7,944,604        |
| <b>Unappropriated ARPA Revenue Replacement Funds</b>      | <b>682,561</b>   |
|                                                           |                  |
| ARPA Revenue Replacement Appropriations                   | 7,944,604        |
| ARPA Revenue Replacement Expenditures                     | 3,530,953        |
| ARPA Revenue Replacement Open PO Remaining                | 264,391          |
| <b>Unexpended ARPA Revenue Replacement Appropriations</b> | <b>4,149,260</b> |
|                                                           |                  |
| Unappropriated ARPA Revenue Replacement Funds             | 682,561          |
| Unexpended ARPA Revenue Replacement Appropriations        | 4,149,260        |
| <b>Fund Balance</b>                                       | <b>4,831,821</b> |



City of Jonesboro  
Schedule of Capital Improvement Funds  
September 2025

Capital Improvement Detail by Project

| Department                             | Description                         | 2024<br>Carryover | Remaining<br>Grant/<br>Other | 2025<br>Budget | Bud Amend,<br>Contr Appr,<br>Sch Adj | Project<br>Funding<br>Reappropriation | Revenue/<br>Donation | Total<br>Funding | 2025<br>Activity | Open PO<br>Remaining | \$ Remaining |
|----------------------------------------|-------------------------------------|-------------------|------------------------------|----------------|--------------------------------------|---------------------------------------|----------------------|------------------|------------------|----------------------|--------------|
| <b>General Fund Supported Projects</b> |                                     |                   |                              |                |                                      |                                       |                      |                  |                  |                      |              |
| Grants                                 | University Heights Trail            | 1,709,908         | 316,000                      |                |                                      |                                       |                      | 2,025,908        | 30,103           | 4,380                | 1,991,425    |
|                                        | Downtown to A-State                 | 976,438           |                              |                | 38,201                               |                                       |                      | 1,014,639        | 505,694          | 546,625              | (37,680)     |
|                                        | Johnson Lighting/N. Main Pedestrian | -                 | 3,380,133                    |                | 1,272,811                            |                                       |                      | 4,652,944        | 6,353            | 139,748              | 4,506,844    |
| Parks Admin                            | Parks Master Plan                   | 1,357,453         |                              | 300,000        |                                      | (146,520)                             |                      | 1,510,933        | 922              | 11,393               | 1,498,618    |
|                                        | Plan Implementation-Vehicles        |                   |                              |                |                                      | 146,520                               |                      |                  |                  |                      |              |
|                                        | Parks Security Camera Upgrade       | 31,745            |                              |                |                                      |                                       |                      | 31,745           | 3,388            |                      | 28,357       |
| Softball                               | Field 10 Flip                       | 2,172             |                              |                |                                      |                                       |                      | 2,172            | 10,082           |                      | (7,910)      |
| Urban Parks                            | Various Park Improvements           | 14,590            | 301,030                      | 300,000        |                                      | (122,000)                             |                      | 493,620          | 170,991          | 20,688               | 301,941      |
|                                        | New Park (Pocket/Neighborhood)      | 32,691            |                              | 300,000        |                                      |                                       |                      | 332,691          | 11,660           | 306,612              | 14,419       |
|                                        | Dog Park & Other                    | -                 |                              |                |                                      |                                       |                      | -                |                  |                      | -            |
|                                        | Northeast Park                      | -                 | 1,000,000                    |                | 1,129,675                            |                                       | 100,000              | 2,229,675        | 511,158          | 164,975              | 1,553,542    |
| CFP                                    | Walking Trail Lights                | 144,000           |                              |                | 28,000                               | 23,748                                |                      | 195,748          | 252,699          |                      | (56,951)     |
|                                        | 50 Spot Parking Lot                 | 381,574           |                              |                |                                      |                                       |                      | 381,574          |                  |                      | 381,574      |
|                                        | Overlay Back Half of Loop Road      | 167,385           |                              |                |                                      |                                       |                      | 167,385          |                  |                      | 167,385      |
|                                        | Trail Spur from Entrance            | 23,748            |                              |                |                                      | (23,748)                              |                      | -                |                  |                      | -            |
| JMC                                    | Soccer Field Imp/Artificial Turf    | 116,105           |                              |                |                                      |                                       |                      | 116,105          | 107,701          | 8,404                | (0)          |
|                                        | Concession Siding                   | 29,100            |                              |                |                                      |                                       |                      | 29,100           |                  | 33,812               | (4,712)      |
| Admin                                  | Welcome Signs                       | 12,309            |                              |                |                                      |                                       |                      | 12,309           |                  |                      | 12,309       |
| Comm Ctr                               | Winter Wonderland                   | 22,253            |                              |                |                                      | 122,000                               |                      | 144,253          | 60,750           | 81,750               | 1,753        |
|                                        | Allen Park Playground               | 514,823           | 190,000                      |                |                                      |                                       |                      | 704,823          | 561,645          | 59,424               | 83,754       |
|                                        | Parker Park Pool                    | 24,970            |                              |                |                                      |                                       |                      | 24,970           | 21,998           |                      | 2,972        |
| SSC                                    | Shooting Range (All)                | 167,661           |                              |                |                                      |                                       |                      | 167,661          | 33,634           | 160,026              | (25,999)     |
|                                        | Total General Fund Projects         | \$5,728,925       | \$5,187,163                  | \$900,000      | \$2,468,687                          | \$0                                   | \$100,000            | \$14,238,255     | \$2,288,778      | \$1,537,837          | \$10,411,640 |
| <b>Street Fund Supported Projects</b>  |                                     |                   |                              |                |                                      |                                       |                      |                  |                  |                      |              |
| Engineering                            | Misc. Drainage Projects             | -                 |                              | 500,000        |                                      |                                       |                      | 500,000          | 430,989          | 6,750                | 62,261       |
|                                        | NEA Development (NEAIDC)            | -                 |                              | 171,250        |                                      |                                       |                      | 171,250          |                  |                      | 171,250      |
|                                        | Misc Street Projects                | 36,775            |                              | 500,000        |                                      |                                       |                      | 536,775          | 479,028          | 64,397               | (6,650)      |
|                                        | Sidewalks/Misc Concrete             | -                 |                              | 500,000        |                                      |                                       |                      | 500,000          | 465,539          |                      | 34,461       |
|                                        | Cway/Prkr/Fox Mead-ROW/Util         | 28,324            |                              |                |                                      |                                       |                      | 28,324           | 30,774           | 3,940                | (6,390)      |
|                                        | Railroad Maintenance                | -                 |                              | 400,000        |                                      |                                       |                      | 400,000          | 298,787          | 69,636               | 31,578       |
|                                        | AHTD100657 MLK Ext- 100% Reimb      | 38,000            |                              |                |                                      |                                       |                      | 38,000           | 11,542           | 38,458               | (12,000)     |
|                                        | AHTD100881 Hwy 1-B Widening         | 51,545            |                              |                |                                      |                                       |                      | 51,545           | 10,005           | 41,540               | (0)          |
|                                        | AHTD100879 49/I555-49/Parker        | 47,741            |                              |                |                                      |                                       |                      | 47,741           | 2,524            | 32,102               | 13,114       |
|                                        | AHTD101247 49/Christ Valley Int Imp |                   |                              |                | 575,000                              |                                       |                      | 575,000          | 5,000            |                      | 570,000      |
|                                        | Street Overlays                     | 324,486           |                              | 1,000,000      |                                      |                                       |                      | 1,324,486        | 572,936          | 685,744              | 65,805       |
|                                        | Total Street Fund Projects          | \$526,871         | \$0                          | \$3,071,250    | \$575,000                            | \$0                                   | \$0                  | \$4,173,121      | \$2,307,124      | \$942,568            | \$923,429    |
| <b>Total Capital Improvement</b>       |                                     |                   |                              |                |                                      |                                       |                      |                  |                  |                      |              |
|                                        |                                     | \$6,255,796       | \$5,187,163                  | \$3,971,250    | \$3,043,687                          | \$0                                   | \$100,000            | \$18,411,376     | \$4,595,902      | \$2,480,405          | \$11,335,069 |

City of Jonesboro  
Schedule of Capital Improvement Revenue Bond Series 2025  
September 2025

| Schedule of Bond Issuance                        |               |
|--------------------------------------------------|---------------|
| Funding                                          | Amount        |
| Par Amount                                       | 17,595,000.00 |
| Plus: Reoffering Premium                         | 169,648.70    |
| Less: Underwriter's Discount                     | (112,608.00)  |
| Less: Bond Insurance Premium to Assured Guaranty | (85,870.86)   |
| Less: Rating Fee to Assured Guaranty             | (19,985.00)   |
| Less: Surety to Assured Guaranty                 | (13,481.76)   |
| Net Bond Proceeds                                | 17,532,703.08 |
|                                                  |               |
| Issuance Costs                                   | Amount        |
| Bond Counsel: Friday, Eldredge & Clark           | 64,000.00     |
| Financial Advisor: Crews & Associates            | 47,095.00     |
| Publication Costs: Jonesboro Sun                 | 3,050.00      |
| Trustee Origination & 2025 Annual Fee: FSB       | 1,200.00      |
| Total Issuance Costs                             | 115,345.00    |
|                                                  |               |
| Net Project Fund Proceeds from Issuance          | 17,417,358.08 |

| Schedule of Revenue & Expenses                      |               | Activity   |            |            |               |
|-----------------------------------------------------|---------------|------------|------------|------------|---------------|
| Revenue                                             |               |            |            |            |               |
|                                                     |               | 2025       | Total      |            |               |
| Interest Earned                                     |               | 81,888.42  | 81,888.42  |            |               |
| Total Revenue Contributing to Project Funding       |               | 81,888.42  | 81,888.42  |            |               |
| Expenses                                            |               |            |            |            |               |
| Project                                             | Appropriation | 2025       | Total      | Open PO    | Remaining     |
| E-911/Public Safety Center                          | 5,500,000.00  | 26,250.00  | 26,250.00  | 344,451.00 | 5,129,299.00  |
| Caraway Rd Expansion                                | 5,500,000.00  |            | -          | -          | 5,500,000.00  |
| Pedestrian & Trail Connections                      | 5,000,000.00  |            | -          | -          | 5,000,000.00  |
| Jefferson Sidepath                                  |               | 326,503.79 | 326,503.79 | -          | (326,503.79)  |
| Johnson Sidepath                                    |               |            | -          | 119,361.00 | (119,361.00)  |
| Prospect/Elizabeth Sidepath                         |               |            | -          | -          | -             |
| Total Pedestrian & Trail Connections                | 5,000,000.00  | 326,503.79 | 326,503.79 | 119,361.00 | 4,554,135.21  |
| Total Project                                       | 16,000,000.00 | 352,753.79 | 352,753.79 | 463,812.00 | 15,183,434.21 |
|                                                     |               |            |            |            |               |
| Bond Issuance Professional Services                 |               | 347,540.62 | 347,540.62 |            |               |
|                                                     |               |            |            |            |               |
| Total Project Appropriation & Expenses              | 16,000,000.00 | 700,294.41 | 700,294.41 | 463,812.00 | 15,183,434.21 |
|                                                     |               |            |            |            |               |
| Available Funding (Addnl projects/Inc cost support) | 1,499,246.50  |            |            |            |               |

| Schedule of Bond Debt Service Activities    | Commitment   | 2025       | Total      |
|---------------------------------------------|--------------|------------|------------|
| Franchise Fee Transfer from General Fund    |              | 286,774.89 | 286,774.89 |
| Total Funding                               |              | 286,774.89 | 286,774.89 |
|                                             |              |            |            |
| Interest Expense - Due annually (August)    | 900,599.60   | -          | -          |
| Principal Reduction - Due annually (August) | 245,000.00   | -          | -          |
| Trustee Fee \$1,500 Annual (Paid Monthly)   | 1,500.00     | 250.00     | 250.00     |
| Total Expenditure                           | 1,147,099.60 | 250.00     | 250.00     |
|                                             |              |            |            |
| Bond Debt Service Net Activity              |              | 286,524.89 | 286,524.89 |

|                                                              |            |
|--------------------------------------------------------------|------------|
| Remaining Annual Commitment Completion @ \$95,591.63 Monthly | 860,574.71 |
|--------------------------------------------------------------|------------|

City of Jonesboro  
Schedule of Depreciation Fund  
September 2025

Overview

|                               | General           | Street            | Combined          |
|-------------------------------|-------------------|-------------------|-------------------|
| Beginning Fund Balance        | \$ 63,646         | \$ 339,472        | \$ 403,118        |
| 2024 Approp/25 Depr Fund      | 3,315,872         | 651,201           | 3,967,073         |
| Current Yr Expenditures       | (2,561,269)       | (498,147)         | (3,059,416)       |
| Encumbered                    | (58,255)          | (311,330)         | (369,584)         |
| <b>2025 Depr Fund Balance</b> | <b>\$ 759,994</b> | <b>\$ 181,197</b> | <b>\$ 941,191</b> |

Depreciation Detail by Department

| Description                            | Beginning Balance | 2024 Appropriation  | 2025 Depr Fund      | 2025 YTD Actual     | 2025 Depr Fund \$ Remaining | Encumbered        | 2025 Depr Fund \$ Available |
|----------------------------------------|-------------------|---------------------|---------------------|---------------------|-----------------------------|-------------------|-----------------------------|
| <b>General Fund</b>                    |                   |                     |                     |                     |                             |                   |                             |
| Police                                 | \$ 63,646         | \$ 1,532,700        | \$ 1,596,346        | \$ 1,615,133        | \$ (18,786)                 | \$ -              | \$ (18,786)                 |
| Fire                                   | -                 | 690,493             | 690,493             | 64,656              | 625,837                     | -                 | 625,837                     |
| Inspections                            | -                 | -                   | -                   | -                   | -                           | -                 | -                           |
| Animal Services                        | -                 | 48,034              | 48,034              | -                   | 48,034                      | 49,309            | (1,275)                     |
| Planning                               | -                 | -                   | -                   | -                   | -                           | -                 | -                           |
| Building Maintenance                   | -                 | -                   | -                   | -                   | -                           | -                 | -                           |
| Code Enforcement                       | -                 | 79,014              | 79,014              | 40,514              | 38,500                      | -                 | 38,500                      |
| Sanitation - Administration            | -                 | -                   | -                   | -                   | -                           | -                 | -                           |
| Sanitation - Incinerator               | -                 | -                   | -                   | -                   | -                           | -                 | -                           |
| Sanitation - Residential               | -                 | 538,821             | 538,821             | 606,200             | (67,379)                    | -                 | (67,379)                    |
| Sanitation - Recycling                 | -                 | -                   | -                   | -                   | -                           | -                 | -                           |
| Parks - Administration                 | -                 | -                   | -                   | -                   | -                           | -                 | -                           |
| Parks - Southside                      | -                 | 80,218              | 80,218              | 73,405              | 6,813                       | 8,946             | (2,132)                     |
| Parks - Urban Parks                    | -                 | 125,133             | 125,133             | 105,669             | 19,464                      | -                 | 19,464                      |
| Parks - Craighead Forest Park          | -                 | 64,675              | 64,675              | 61,582              | 3,093                       | -                 | 3,093                       |
| Parks - Joe Mack Campbell Park         | -                 | 77,530              | 77,530              | 73,803              | 3,727                       | -                 | 3,727                       |
| Mayor's Office                         | -                 | -                   | -                   | -                   | -                           | -                 | -                           |
| Parks - Miracle League                 | -                 | -                   | -                   | -                   | -                           | -                 | -                           |
| Parks - Community Centers              | -                 | -                   | -                   | -                   | -                           | -                 | -                           |
| Parks - Shooting Complex               | -                 | 4,000               | 4,000               | 2,042               | 1,958                       | -                 | 1,958                       |
| Parks - Sports Programs                | -                 | 35,648              | 35,648              | 30,691              | 4,957                       | -                 | 4,957                       |
| Admin - Assignment                     | -                 | 39,606              | 39,606              | 37,969              | 1,637                       | -                 | 1,637                       |
| Insurance Claim-Total Loss Replacement | -                 | -                   | -                   | 154,723             | (154,723)                   | -                 | (154,723)                   |
| Insurance Claim Recovery-Total Loss    | -                 | -                   | -                   | (305,117)           | 305,117                     | -                 | 305,117                     |
| <b>Total General Fund</b>              | <b>\$ 63,646</b>  | <b>\$ 3,315,872</b> | <b>\$ 3,379,518</b> | <b>\$ 2,561,269</b> | <b>\$ 818,249</b>           | <b>\$ 58,255</b>  | <b>\$ 759,994</b>           |
| <b>Street Fund</b>                     |                   |                     |                     |                     |                             |                   |                             |
| Street                                 | \$ 339,472        | \$ 611,694          | \$ 951,166          | \$ 498,147          | \$ 453,019                  | \$ 311,330        | \$ 141,690                  |
| Street-Engineering                     | -                 | 39,507              | 39,507              | -                   | 39,507                      | -                 | 39,507                      |
| <b>Total Street Fund</b>               | <b>\$ 339,472</b> | <b>\$ 651,201</b>   | <b>\$ 990,673</b>   | <b>\$ 498,147</b>   | <b>\$ 492,526</b>           | <b>\$ 311,330</b> | <b>\$ 181,197</b>           |
| <b>Total Depreciation Fund</b>         | <b>\$ 403,118</b> | <b>\$ 3,967,073</b> | <b>\$ 4,370,191</b> | <b>\$ 3,059,416</b> | <b>\$ 1,310,775</b>         | <b>\$ 369,584</b> | <b>\$ 941,191</b>           |

| Name                                 | Application Date | Status  | Customer # | License Type                      | Location                | Contact Address                                 | City, State      | Zip Code | Phone          | Email                          |
|--------------------------------------|------------------|---------|------------|-----------------------------------|-------------------------|-------------------------------------------------|------------------|----------|----------------|--------------------------------|
| Amigoss Concrete LLC                 | 9/17/2025        | Partial | 25001      | Concrete-Mfg.Plant                | 308 Willow Pointe Ct    | 308 Willow Point Dr                             | Jonesboro AR     | 72401    | (870) 340-9132 | marioarmstrong15605@gmail.com  |
| Blow & Dash                          | 9/30/2025        | Active  | 25022      | Beauty & Barbe Shops-Salons       | 1849 E Highland Dr      | 580 Hickory Rd W #101                           | Marianna AR      | 72360    | (501) 319-4485 | diamond_kami16@yahoo.com       |
| Brook Telecom Solutions              | 9/11/2025        | Active  | 24992      | Sub-Contractor                    | Outside Jonesboro       | 14201 Todd Rd.                                  | N Little Rock AR | 72113    | (870) 210-4316 | gabriel.cellaghan@brook.net    |
| Clay's Elite Mobile Detail           | 9/8/2025         | Active  | 24985      | Auto Car Wash                     | Outside Jonesboro       | 507 Home St                                     | Marked Tree AR   | 72365    | (870) 227-2753 | clayhaycraft03@gmail.com       |
| Custom Comfort Massage               | 9/2/2025         | Active  | 24977      | Therapist                         | 1000 E Matthews Ave HD  | 4414 Fox Meadow Cove                            | Jonesboro AR     | 72404    | (870) 682-3468 | customcomfortmassage@gmail.com |
| Daiso                                | 9/11/2025        | Active  | 24994      | Inventory Based Businesses        | 1111 S Caraway Rd       | 1900 S State College Blvd                       | Anahelm CA       | 92806    | (206) 412-7781 | marfela.flores@daiso-usa.com   |
| Delta Darlings LLC                   | 9/26/2025        | Active  | 25012      | Inventory Based Businesses        | 2206 E Highland Dr #320 | 3511 Big Creek Cove                             | Jonesboro AR     | 72404    | (870) 931-8290 | knoell@dnwtruck.com            |
| Design Group Facility Solutions Inc. | 9/8/2025         | Active  | 24992      | General Contractor                | Outside Jonesboro       | 8027 Forsyth Blvd. #800                         | St Louis MO      | 63105    | (603) 225-0010 | licensing@bwdesigngroup.com    |
| Diversified Street Food              | 9/19/2025        | Active  | 25004      | Delicatessen-Take out             | 3711 E Nettleton Ave.   | 1910 Winesap Drive                              | Jonesboro AR     | 72401    | (870) 476-0383 | renewswan2021@gmail.com        |
| El Patron Mexican Bar and Grill LLC  | 9/8/2025         | Active  | 24707      | Alcoholic Beverage Permit         | 1820 S Main St          | 5418 Nathan Drive                               | Jonesboro AR     | 72401    | (870) 882-1031 | elpatronmexicanbg@gmail.com    |
| Embrace Construction Group Inc.      | 9/29/2025        | Active  | 25016      | General Contractor                | Outside Jonesboro       | 4747 Williams Dr                                | Georgetown TX    | 78633    | (512) 819-4700 | licensing@embracegroup.com     |
| Gary's Mobile Detailing              | 9/18/2025        | Active  | 25002      | Auto Car Wash                     | 4627 Jeri Cove          | 4627 Jeri Cove                                  | Jonesboro AR     | 72401    | (870) 253-3879 | No email                       |
| Grooms By Malorie                    | 9/9/2025         | Active  | 24989      | Service Business Not Classified   | 4313 E Johnson #8       | 319 Sagewood Dr                                 | Jonesboro AR     | 72405    | (417) 293-1032 | maloriej06@gmail.com           |
| Haley John                           | 9/8/2025         | Active  | 24986      | Real Estate-Salesman              | 314 S Main              | Compass Rose Realty LLC 989 Russell Hill Drive  | Jonesboro AR     | 72404    | (870) 336-1008 | haleyjohnrealtor@gmail.com     |
| Harrison Sign Co                     | 9/5/2025         | TF      | 24982      | Sub-Contractor                    | Outside Jonesboro       | PO Box 493                                      | Harrison AR      | 72601    | (870) 741-5267 | harrisonignbillings@gmail.com  |
| Hunter Luker                         | 9/18/2025        | Active  | 25003      | Real Estate-Salesman              | 314 S Main St           | Compass Rose 405 Dixie                          | Manila AR        | 72442    | (870) 761-7774 | Hunterluker24@gmail.com        |
| LAM Fencing & Home Improvement LLC   | 9/17/2025        | Active  | 24997      | Sub-Contractor                    | 2105 Tangle Wood        | 265 Tanglewood Drive                            | Jonesboro AR     | 72401    | (870) 704-0486 | mikebuilds1992@gmail.com       |
| Las Brisas Bar & Grill               | 9/26/2025        | Active  | 25015      | Restaurant-151 to 225 seats       | 3800 E Johnson Ave #A   | 207 W. Alpine                                   | Jonesboro AR     | 72405    | (870) 819-8378 | ranchero101@live.com           |
| Leah's Party Events                  | 9/4/2025         | Active  | 24981      | Service Business Not Classified   | 207 W Alpine            | 3800 E Johnson Ave. #A                          | Jonesboro AR     | 72401    | (870) 919-5706 | leahspartyevents@gmail.com     |
| Massage by Mika                      | 9/16/2025        | Active  | 24996      | Therapist                         | 2217 Woodsprings Rd #A  | 790 CR 307                                      | Jonesboro AR     | 72401    | (870) 897-2413 | mikalester24@proton.me         |
| Mora Signs LLC                       | 9/11/2025        | Active  | 24993      | Advertising-Poster/Painter/Neon/V | Outside Jonesboro       | 9960 Harwin Dr #A                               | Houston TX       | 77036    | (832) 667-8835 | sales@morsigns.com             |
| MRE Construction LLC                 | 9/8/2025         | Active  | 24984      | Sub-Contractor                    | Outside Jonesboro       | 421 Timberlake Dr.                              | Azle TX          | 76020    | (817) 799-4928 | paul@mreconstructionllc.com    |
| Neurodiverse Network                 | 9/16/2025        | Active  | 24995      | Therapist                         | 301 E Cherry Ave        | 5210 Koala Drive                                | Jonesboro AR     | 72404    | (870) 930-5190 | joanne.gurley99@gmail.com      |
| Nextgen Ag                           | 9/22/2025        | Active  | 25008      | Service Business Not Classified   | 704 Mardis Dr.          | 704 Mardis Dr.                                  | Jonesboro AR     | 72404    | (870) 844-1127 | nectgen-ag@outlook.com         |
| Offset Electric LLC                  | 9/10/2025        | Active  | 24990      | Sub-Contractor                    | Outside Jonesboro       | 906 N. Johnson Street                           | McCrory AR       | 72101    | (870) 880-0069 | daltongrant4@yahoo.com         |
| Rockstar Massage                     | 9/5/2025         | Active  | 24983      | Therapist                         | 2008 Wilkins Ave        | 1405 Brookhaven                                 | Jonesboro AR     | 72401    | (501) 283-1144 | joangela.woods@gmail.com       |
| Rusken Packaging Inc.                | 9/25/2025        | Active  | 25010      | Distributors                      | 3505 S Airport          | PO Box 2100                                     | Cullman AL       | 35056    | (870) 578-9572 | ap@rusken.com                  |
| RW Supply & Design                   | 9/26/2025        | Partial | 25014      | Service Business Not Classified   | 411 W Washington Ave    | dba Real Wood Floors 1054 Chestnut Rd           | West Plains MO   | 65775    | (417) 505-9592 | mdt@rwbrands.com               |
| Stage Too                            | 9/29/2025        | Active  | 24478      | Alcoholic Beverage Permit         | 330 S Main St.          | Nobles Earth 1300 S. Church St #E6              | Jonesboro AR     | 72401    | (870) 530-1919 | brian.nobles81@gmail.com       |
| The Cotton Club LLC                  | 9/25/2025        | Active  | 25011      | Restaurant-151 to 225 seats       | 201 S Main St           | Hot Rock Culture Club 201 S Main St             | Jonesboro AR     | 72401    | (870) 926-2595 | bakertave@gmail.com            |
| The Sherwin-Williams Co. #721111     | 9/22/2025        | Active  | 25006      | Inventory Based Businesses        | 3606 E Johnson Ave      | Attn: Tax Department PO Box 6027 Tax Dept. #721 | Cleveland OH     | 44101    | 870            | bitax@sherwin.com              |
| Tone Crusher Nike Outlet             | 9/3/2025         | Active  | 24979      | Computer Business-Online included | Outside Jonesboro       | 207 E Missouri Street                           | Blytheville AR   | 72315    | (870) 819-7406 | tonecrusher21@gmail.com        |
| TV Rex LLC                           | 9/26/2025        | Active  | 25013      | Sub-Contractor                    | Outside Jonesboro       | 2955 Silver Ridge Rd                            | Drasco AR        | 72530    | (870) 919-3898 | tvrexservice@outlook.com       |
| U Save Car & Truck Rental            | 9/29/2025        | Active  | 25017      | Auto Leasing & Rentals            | 3407 Red Wolf Blvd.     | PO Box 429                                      | Walnut Ridge AR  | 72476    | (870) 972-6839 | dcavanaugh@cavanaughgroup.com  |
| Vi's Gifts & Things                  | 9/9/2025         | Active  | 24988      | Miscellaneous Occupation          | 2112 Shoshoni           | 2112 Shoshoni Dr.                               | Jonesboro AR     | 72401    | (870) 680-7654 | violahenry1963@gmail.com       |
| Wilson Global General Contracting    | 9/24/2025        | Active  | 25009      | General Contractor                | Outside Jonesboro       | PO Box 6480                                     | Hot Springs AR   | 71902    | (501) 276-2267 | cj@wilent.net                  |
| Zeelicious Effects                   | 9/4/2025         | Active  | 24980      | Beauty & Barbe Shops-Salons       | 1206 Stone St #A        | 407 Joy Ln                                      | Jonesboro AR     | 72401    | (870) 340-9283 | zjwork03@gmail.com             |

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Total