



# City of Jonesboro

Municipal Center  
300 S. Church Street  
Jonesboro, AR 72401

## Meeting Agenda Public Works Council Committee

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Tuesday, June 7, 2022

5:00 PM

Municipal Center, 300 S. Church

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### 1. Call To Order

### 2. Roll Call by City Clerk April Leggett

### 3. Approval of minutes

[MIN-22:039](#) Minutes for the Public Works Committee meeting on May 3, 2022.

**Attachments:** [MINUTES](#)

### 4. New Business

#### *RESOLUTIONS TO BE INTRODUCED*

[RES-22:078](#) A RESOLUTION REQUESTING FREE UTILITY SERVICE 9354 #A EAST HIGHLAND DRIVE FOR THE CITY OF JONESBORO

**Sponsors:** Engineering

**Attachments:** [9354 #A East Highland Dr. - Traffic Signal](#)

[RES-22:082](#) A RESOLUTION TO THE CITY COUNCIL OF JONESBORO, ARKANSAS AUTHORIZING THE OFFER AND ACCEPTANCE TO PURCHASE ADDITIONAL RIGHT-OF-WAY AT 620 CREATH AVENUE FOR THE PURPOSE OF THE CONSTRUCTING AND MAINTAINING ROADWAY IMPROVEMENTS

**Sponsors:** Engineering and Finance

**Attachments:** [620 Creath Avenue - Offer and Acceptance](#)

[RES-22:087](#) A RESOLUTION TO THE CITY OF JONESBORO TO ENTER INTO AN INDEMNIFICATION AGREEMENT WITH SAHARA ROSE LLC

**Sponsors:** Engineering and Planning

**Attachments:** [Indemnification Agreement - 311 S Main](#)

[RES-22:089](#) A RESOLUTION AUTHORIZING THE CITY OF JONESBORO TO ENTER INTO A TWO YEAR LEASE CONTRACT FOR THE PURCHASE OF TWO SANITATION KNUCKLEBOOM TRUCKS

**Sponsors:** Sanitation and Finance

**Attachments:** [Arvest Proposal 2022 knuckleboom](#)

**5. Pending Items**

**6. Other Business**

**7. Public Comments**

**8. Adjournment**



# City of Jonesboro

300 S. Church Street  
Jonesboro, AR 72401

## Text File

File Number: MIN-22:039

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**Agenda Date:**

**Version:** 1

**Status:** To Be Introduced

**In Control:** Public Works Council Committee

**File Type:** Minutes

Minutes for the Public Works Committee meeting on May 3, 2022.



# City of Jonesboro

Municipal Center  
300 S. Church Street  
Jonesboro, AR 72401

## Meeting Minutes Public Works Council Committee

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Tuesday, May 3, 2022

5:00 PM

Municipal Center, 300 S. Church

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### 1. Call To Order

### 2. Roll Call by City Clerk April Leggett

**Present** 5 - Mitch Johnson;John Street;Chris Moore;Charles Coleman and Ann Williams

**Absent** 1 - LJ Bryant

### 3. Approval of minutes

[MIN-22:030](#)

Minutes for the Public Works Committee meeting on April 5, 2022

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

**A motion was made by Councilperson Chris Moore, seconded by Councilperson Ann Williams, that this matter be Passed . The motion PASSED with the following vote.**

**Aye:** 4 - Mitch Johnson;Chris Moore;Charles Coleman and Ann Williams

**Absent:** 1 - LJ Bryant

### 4. New Business

#### *RESOLUTIONS TO BE INTRODUCED*

[RES-22:076](#)

A RESOLUTION OF THE CITY OF JONESBORO, ARKANSAS TO ENTER INTO A CONTRACT WITH CONSTRUCTION NETWORK, INC. FOR THE JONESBORO SHOOTING SPORTS COMPLEX PHASE IIA - STORAGE BUILDING (2022:20)

**Sponsors:** Engineering and Parks & Recreation

**Attachments:** [Certified Bid Tab 04.21.22](#)  
[Agreement - Phase IIA - Storage Building](#)

**A motion was made by Councilperson Mitch Johnson, seconded by Councilperson Chris Moore, that this matter be Recommended to Council . The motion PASSED with the following vote.**

**Aye:** 4 - Mitch Johnson;Chris Moore;Charles Coleman and Ann Williams

**Absent:** 1 - LJ Bryant

[RES-22:077](#)

A RESOLUTION OF THE CITY OF JONESBORO, ARKANSAS TO ALLOCATE AMERICAN RESCUE PLAN FUNDS TO FUND DRAINAGE IMPROVEMENTS

**Sponsors:** Engineering and Finance

**A motion was made by Councilperson Chris Moore, seconded by Councilperson Charles Coleman, that this matter be Recommended to Council . The motion PASSED with the following vote.**

**Aye:** 4 - Mitch Johnson;Chris Moore;Charles Coleman and Ann Williams

**Absent:** 1 - LJ Bryant

**5. Pending Items**

**6. Other Business**

**7. Public Comments**

**8. Adjournment**

**A motion was made by Councilperson Mitch Johnson, seconded by Councilperson Chris Moore, that this meeting be Adjourned . The motion PASSED with the following vote.**

**Aye:** 4 - Mitch Johnson;Chris Moore;Charles Coleman and Ann Williams

**Absent:** 1 - LJ Bryant



# City of Jonesboro

300 S. Church Street  
Jonesboro, AR 72401

## Text File

File Number: RES-22:078

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**Agenda Date:**

**Version:** 1

**Status:** To Be Introduced

**In Control:** Public Works Council Committee

**File Type:** Resolution

A RESOLUTION REQUESTING FREE UTILITY SERVICE 9354 #A EAST HIGHLAND DRIVE FOR THE CITY OF JONESBORO

WHEREAS, the City of Jonesboro is requesting that City Water and Light provide free utilities at the following a traffic signal at the following location:

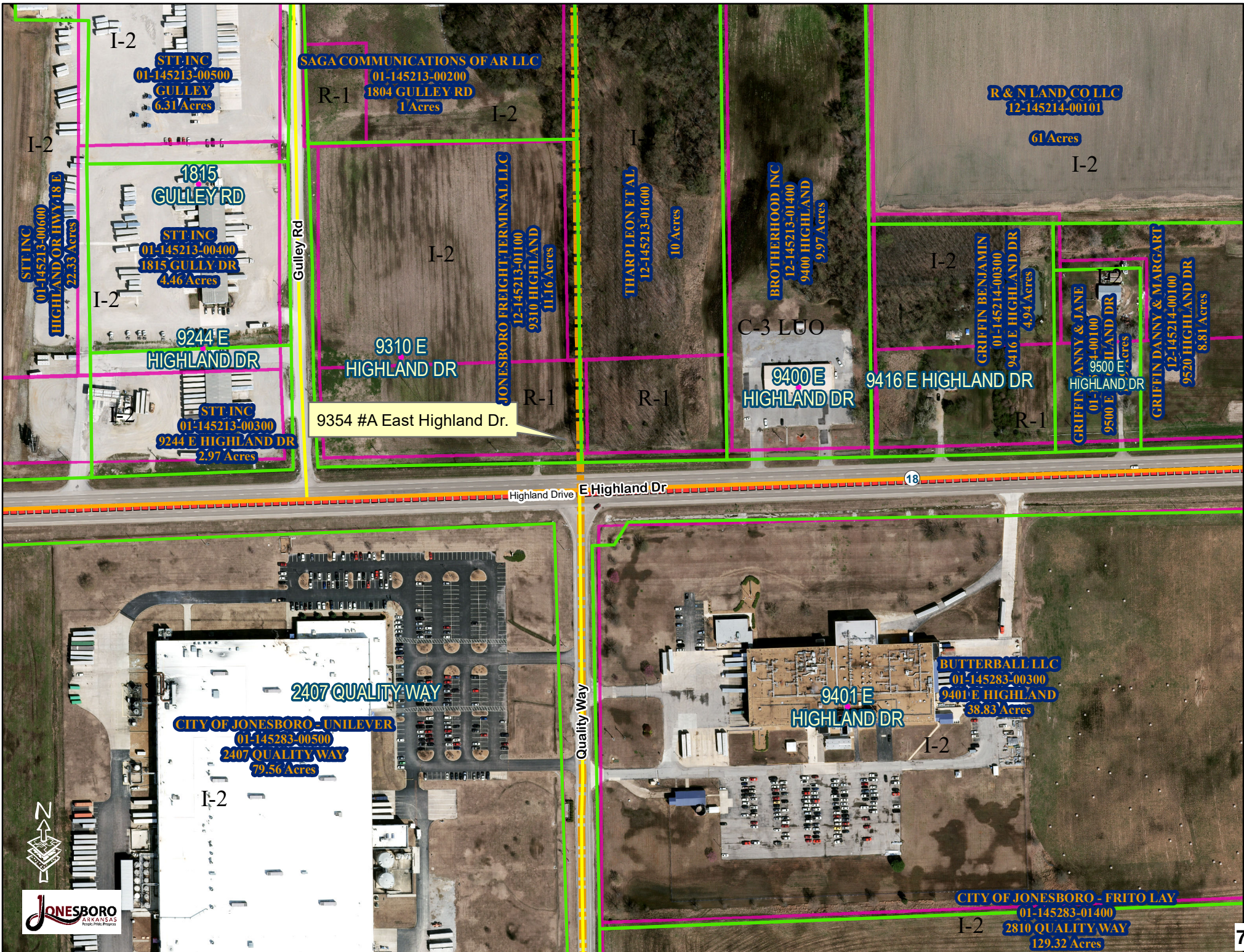
9354 #A East Highland Drive

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

Section 1: That City Water and Light be requested by this resolution to provide free utilities to the location listed above.

Section 2: To permit such services to be provided without charge, the City of Jonesboro hereby affirms to City Water and Light that the ultimate use of CWL utilities so provided is now and shall remain a use or purpose which the City is engaged in as part of its governmental or proprietary functions under authority to it by state law.





**STT INC**  
01-145213-00500  
GULLEY  
6.31 Acres

**SAGA COMMUNICATIONS OF AR LLC**  
01-145213-00200  
1804 GULLEY RD  
1 Acres

**R & N LAND CO LLC**  
12-145214-00101

61 Acres

**STT INC**  
01-145213-00600  
HIGHLAND OR HWY 18 E  
22.33 Acres

1815  
GULLEY RD

**STT INC**  
01-145213-00400  
1815 GULLEY DR  
4.46 Acres

9244 E  
HIGHLAND DR

**STT INC**  
01-145213-00300  
9244 E HIGHLAND DR  
2.97 Acres

Gulley Rd

9310 E  
HIGHLAND DR

9354 #A East Highland Dr.

**JONESBORO FREIGHT TERMINAL LLC**  
12-145213-01100  
9310 HIGHLAND  
11.16 Acres

**THARPLEON ET AL**  
12-145213-01600  
10 Acres

9400 E  
HIGHLAND DR

**BROTHERHOOD INC**  
12-145213-01400  
9400 HIGHLAND  
9.97 Acres

9416 E HIGHLAND DR

**GRIFFIN BENJAMIN**  
01-145214-00300  
9416 E HIGHLAND DR  
4.94 Acres

**GRIFFIN ANNY & JANE**  
01-145214-00100  
9500 E  
HIGHLAND DR  
17 Acres

**GRIFFIN DANNY & MARGART**  
12-145214-00100  
9520 HIGHLAND DR  
8.81 Acres

Highland Drive E Highland Dr

18

**CITY OF JONESBORO - UNILEVER**  
01-145283-00500  
2407 QUALITY WAY  
79.56 Acres

2407 QUALITY WAY

Quality Way

9401 E  
HIGHLAND DR

**BUTTERBALL LLC**  
01-145283-00300  
9401 E HIGHLAND  
38.83 Acres

**CITY OF JONESBORO - FRITO LAY**  
01-145283-01400  
2810 QUALITY WAY  
129.32 Acres







# City of Jonesboro

300 S. Church Street  
Jonesboro, AR 72401

## Text File

File Number: RES-22:082

**Agenda Date:**

**Version:** 1

**Status:** To Be Introduced

**In Control:** Public Works Council Committee

**File Type:** Resolution

A RESOLUTION TO THE CITY COUNCIL OF JONESBORO, ARKANSAS AUTHORIZING THE OFFER AND ACCEPTANCE TO PURCHASE ADDITIONAL RIGHT-OF-WAY AT 620 CREATH AVENUE FOR THE PURPOSE OF THE CONSTRUCTING AND MAINTAINING ROADWAY IMPROVEMENTS

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

PART OF LOT 12, BLOCK 4 OF MATTHEWS ADDITION, JONESBORO, CRAIGHEAD COUNTY, ARKANSAS, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHWEST CORNER OF LOT 12, BLOCK 4 OF MATTHEWS ADDITION, JONESBORO, CRAIGHEAD COUNTY, ARKANSAS; THENCE NORTH 00°13'23" WEST, ALONG THE WEST LINE OF SAID LOT 12, 9.16 FEET; THENCE NORTH 88°51'30" EAST, LEAVING SAID WEST LINE, 31.87 FEET; THENCE SOUTH 89°36'48" EAST, 38.13 FEET TO THE POINT OF BEGINNING PROPER; THENCE SOUTH 89°37'29" EAST, 58.36 FEET; THENCE NORTH 44°13'34" EAST, 16.62 FEET TO THE EAST LINE OF SAID LOT 12; THENCE SOUTH 00°12'33" EAST, ALONG SAID EAST LINE, 20.02 FEET TO THE SOUTH LINE OF SAID LOT 12; THENCE SOUTH 89°34'07" WEST, ALONG SAID SOUTH LINE, 70.00 FEET; THENCE NORTH 00°13'23" WEST, LEAVING SAID SOUTH LINE, 9.01 FEET TO THE POINT OF BEGINNING PROPER, CONTAINING 666 SQ. FT., MORE OR LESS, SUBJECT TO ALL RIGHTS-OF-WAY AND EASEMENTS OF RECORD.

WHEREAS, an Offer has been made and accepted to the sell the above described property for the price of \$1,998.00.

WHEREAS, the attached Offer and Acceptance will be executed upon passage of this resolution.

WHEREAS, the funding for this purchase shall come from the Capital Improvement budget.

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

Section 1: The Mayor and City Clerk are hereby authorized to execute the documents necessary to



effectuate this transaction.

**REAL ESTATE CONTRACT FOR CITY OF JONESBORO  
OFFER AND ACCEPTANCE**

1. **BUYERS:** The Buyers, **CITY OF JONESBORO, A MUNICIPAL CORPORATION** offer to buy, subject to the terms set forth herein, the following

2. **PROPERTY DESCRIPTION: (620 CREATH AVENUE)**

PART OF LOT 12, BLOCK 4 OF MATTHEWS ADDITION, JONESBORO, CRAIGHEAD COUNTY, ARKANSAS, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHWEST CORNER OF LOT 12, BLOCK 4 OF MATTHEWS ADDITION, JONESBORO, CRAIGHEAD COUNTY, ARKANSAS; THENCE NORTH 00°13'23" WEST, ALONG THE WEST LINE OF SAID LOT 12, 9.16 FEET; THENCE NORTH 88°51'30" EAST, LEAVING SAID WEST LINE, 31.87 FEET; THENCE SOUTH 89°36'48" EAST, 38.13 FEET TO THE POINT OF BEGINNING PROPER; THENCE SOUTH 89°37'29" EAST, 58.36 FEET; THENCE NORTH 44°13'34" EAST, 16.62 FEET TO THE EAST LINE OF SAID LOT 12; THENCE SOUTH 00°12'33" EAST, ALONG SAID EAST LINE, 20.02 FEET TO THE SOUTH LINE OF SAID LOT 12; THENCE SOUTH 89°34'07" WEST, ALONG SAID SOUTH LINE, 70.00 FEET; THENCE NORTH 00°13'23" WEST, LEAVING SAID SOUTH LINE, 9.01 FEET TO THE POINT OF BEGINNING PROPER, CONTAINING 666 SQ. FT., MORE OR LESS, SUBJECT TO ALL RIGHTS-OF-WAY AND EASEMENTS OF RECORD.

3. **PURCHASE PRICE:** The Buyers will pay as total purchase price for said property, the sum of one thousand nine hundred ninety-eight dollars **(\$1,998.00)**.

4. **CONVEYANCE:** Conveyance shall be made to Buyers or as directed by Buyers, by execution of Permanent Right-of-Way document, except it shall be subject to recorded restrictions and easements, if any, which do not materially affect the value of the property. Unless expressly reserved herein, such conveyance shall include mineral rights owned by Seller.

5. **PRO-RATIONS:** Taxes and special assessments, and allowable expenses due on or before closing shall be paid at closing from the proceeds of the sale.

6. **CLOSING:** The closing date will be immediate upon receipt of purchase price. Closing cost to be paid by the buyer.

7. **POSSESSION:** Possession shall be delivered to Buyers: Upon Buyers Closing

**THIS IS A LEGALLY BINDING CONTRACT WHEN SIGNED BY BOTH BUYER AND SELLER.**

**BUYER**

**SELLER**

CITY OF JONESBORO  
CRAIGHEAD COUNTY, AR

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

Name: K. P. [Signature]

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

Date: 5/3/22

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

Name: Mable R. [Signature]

**ATTEST**

Date: 5/3/22

\_\_\_\_\_  
City Clerk



# City of Jonesboro

300 S. Church Street  
Jonesboro, AR 72401

## Text File

File Number: RES-22:087

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**Agenda Date:**

**Version:** 1

**Status:** To Be Introduced

**In Control:** Public Works Council Committee

**File Type:** Resolution

### A RESOLUTION TO THE CITY OF JONESBORO TO ENTER INTO AN INDEMNIFICATION AGREEMENT WITH SAHARA ROSE LLC

WHEREAS, Sahara Rose LLC wishes to install a balcony in the City right of way; and,

WHEREAS, the City of Jonesboro wishes to enter into an agreement with Sahara Rose, LLC. to indemnify the City of Jonesboro from and against any and all claims against the City of Jonesboro for any damages as a result of the installation of a balcony in the City right of way at 311 South Main Street.

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

Section 1. The City of Jonesboro shall enter into an agreement with Sahara Rose, LLC. to indemnify the City of Jonesboro from and against any claims against the City of Jonesboro for any damages resulting from the balcony being placed in the City right of way on South Main Street.

Section 2. The Mayor and City Clerk are hereby authorized by the City Council for the City of Jonesboro to execute all documents necessary to effectuate this agreement.

STATE OF ARKANSAS  
COUNTY OF CRAIGHEAD

**Indemnification Agreement**

Now comes Sahara Rose LLC, through its Owners, Naveed Younis who appears herein to indemnify the City of Jonesboro from and against any and all claims against the City of Jonesboro from any damages resulting from the Balcony being placed in the City right of way on Main street with the following property description:

Balcony will be installed on 311 S Main street building

The Balcony installed herein shall be owned and maintained by Sahara Rose LLC, and any subsequent owners until such time that the improvements are not longer needed and have been permanently removed to the City of Jonesboro's satisfaction.

The City of Jonesboro may remove, at the Owner's expense, the improvements at any time if said improvements are not being adequately maintained, or at any other time it is determined to be necessary, and Sahara Rose LLC and/or any subsequent property owner shall received no compensation for such removal.

The City of Jonesboro shall not be responsible for the improvements or any damages to the improvements caused by itself or any third party. Sahara Rose LLC and/or any subsequent property owner shall be solely responsible for the improvements and any damage to such improvements.

Naveed Younis  
Name of Owner Naveed Younis  
Title owner  
Business Name Sahara Rose LLC

Sworn to and subscribed before me on this 11 day of May, 2022.

Sydney Knapp  
Notary Public

\_\_\_\_\_  
Harold Copenhaver  
Mayor

**SYDNEY KNAPP**  
**NOTARY PUBLIC-STATE OF ARKANSAS**  
**CRAIGHEAD COUNTY**  
**MY COMMISSION EXPIRES 03-30-2031**  
**COMMISSION # 12714068**

Attested by:  
\_\_\_\_\_



April Leggett  
City Clerk



# City of Jonesboro

300 S. Church Street  
Jonesboro, AR 72401

## Text File

File Number: RES-22:089

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**Agenda Date:**

**Version:** 1

**Status:** To Be Introduced

**In Control:** Public Works Council Committee

**File Type:** Resolution

A RESOLUTION AUTHORIZING THE CITY OF JONESBORO TO ENTER INTO A TWO YEAR LEASE CONTRACT FOR THE PURCHASE OF TWO SANITATION KNUCKLEBOOM TRUCKS

WHEREAS, the City of Jonesboro, Arkansas passed the 2022 Budget in RES-21:297, which included the lease obligations for two Knuckleboom trucks; and

WHEREAS, the City of Jonesboro, Arkansas desires to enter into a two year lease contract with Arvest Bank for two Peterson Knuckleboom Trucks, from Rivercity Hydraulics, Inc. The financing proposal for the trucks is attached hereto.

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

SECTION 1: The Mayor, Harold Copenhaver and City Clerk, April Leggett, are hereby authorized by the City Council for the City of Jonesboro to execute all documents necessary to effectuate the agreement.



May 11, 2022,

City of Jonesboro,

Please find a financing proposal for the City of Jonesboro, Arkansas. This is for your consideration and is a firm quote subject to credit approval.

Customer: City of Jonesboro  
Equipment: Mack 2022 Knuckleboom  
Tax-Exempt Rate: 3.20%  
Expiration date: 7-11-2022

<u>Proposed Fin Amt</u>	<u>TERM</u>	<u>Monthly Payment</u>
362,704.36	24 months	8,145.00

With this proposal there is no processing fee and no prepayment penalty.

The financing will be 24 monthly payments estimated to be \$8,145 followed by a final balloon payment on the 25<sup>th</sup> month of \$186,000.

This is a “triple Net Lease” where the borrower is responsible of license & tax, maintenance, and Insurance.

Financing documentations will be provided by Arvest Bank and will be subject to review and approval by Arvest Bank.

Sincerely,

Joey Parker

Arvest Bank  
Vice President/Commercial Lender  
500 Broadway Little Rock, Arkansas 72201  
Cell: 501-837-9776  
[jparker5@arvest.com](mailto:jparker5@arvest.com)

