

Building Facilities Meeting  
Thursday, July 7, 2016  
4th Floor Conference Room  
2:05 p.m.

Present: Mayor Perrin, LM Duncan, Chief Elliott, Gene Vance, Wixson Huffstetler, Erick Woodruff, Ronnie Shaver, Barry Phillips, Tim Renshaw, Craig Light

Chairman Vance called the meeting to order.

Johnson Ave. property - reviewed diagram of the area. Mayor has received a call to buy a corner on the frontage of the property for retail. 1.22 acres have been pulled out for detention pond. Craig talked to gentleman with North Main Street property with a possibility of swapping for some property on Johnson Ave. Trade some of the back and front for residential. He is also interested in property on Scott Street to have additional entrance. Main Street property is zoned R3. Would need to rezone Johnson to R3 for residential. Have Mayor, LM, and Craig to talk with the gentleman about the property.

Nice Pak Property - Mayor met with plant manager and there is interest in buying property. George Stem also had interest, but decided to let Nice Pak have it because of their entrance. Have asked for the appraised value of \$47,000.00, it is 1.86 acres. Motion to sell property for appraised value by Ron Shaver, second by Chief Elliott, motion carried.

Lacy Property - Carroll Caldwell has been working with Lynn Lacy for the 72 acres on Dan Ave., it abuts the JMC property. Would be a good place to build an indoor swimming pool or extend the JMC areas for ball fields. Mayor has talked with Alec Farmer for an off ramp to enter into the back side of JMC. Parks has outgrown their maintenance shop; sits in a flood area and needs to be moved and expanded due to the amount of employees and equipment. Would like to move this between soccer and baseball areas; south of Acme Brick fence line. 72 acres at \$7500.00 per acre, City to pay \$15,388.00. Mayor and Craig will come back to the committee with an offer after negotiations with Lynn Lacy and Carroll Caldwell. Motion made by Chief to move forward with purchase of the property; second by Craig; motion passed.

Hwy 1 Land Acquisition - Gene believes there are leases on all the welcome signs but may be expired. LM got the owner to go down on price from \$25,000.00 to \$10,000.00 and will keep it maintained (mowed). Add into the deed/agreement on blocking the sign explaining in detail and also taking care of the area of the sign. Motion made by LM to go forward with the purchase, second by Ron Shaver; motion passed.

Firing Range - Kyle Cook came down on price to 6% to do the drawings, etc. Cultural survey hasn't been done; don't believe it is on top of an Indian Burial Ground. Environmental has been started. Surveys being conducted on boundaries and should be in next week. The road entering is located on Alec Farmer's property; don't run roads all the way to the cul-de-sac; use what is the shortest to build the road. This is located on 72 acres. 24-26 ft berms will have to be built.

(Firing Range cont.) Chief explained the layout of the site. Main building is 8,900 sq. ft. Multi-use facility for the Police and the public. Want the feeling of a lodge when you pull into the site area. Will bring in people from three states; groups are eager to use the facility. Legal Department doesn't have the MOU ready for signature; will be the August Commission meeting before Chief and the Mayor can sign. Game & Fish committed \$2m to the project. Estimated price from Game & Fish for the project was \$3m; city feels it could be \$5-6m. \$1m is in the Police Budget for this. Site work and dirt work needs to be done first as soon as possible to get out of Craighead Forest. Then start construction of the building.

Hwy 18 Welcome Sign - property for sale that Halsey has would only give a 54321 lease deal; not a great deal only covers the cost of the sign. This location on Hwy 18 used to be a car lot and is asking \$15,000.00. Motion made by Craig to buy the property, seconded by Ron Shaver; motion carried.

Meeting adjourned 3:07 p.m.