

**Little Rock Board of Directors
August 2, 2022
6:00 PM**

The Board of Directors of the City of Little Rock, Arkansas, met in Regular Meeting with Mayor Frank Scott, Jr., presiding. City Clerk Susan Langley called the roll with the following Directors present: Miller; Richardson; Webb; Wright (via WebEx Teleconferencing); Wyrick; Adcock; Phillips; Vice-Mayor Hines; and Mayor Scott. Directors absent: Kumpuris. Director Doris Wright gave the invocation followed by the Pledge of Allegiance.

DEFERRALS:

3. ORDINANCE; Z-9691: To approve a Planned Zoning Development and to establish a Planned Development – Commercial, titled National Properties Holdings, LLC, Self-Storage PD-C, located at 14508 Kanis Road, Little Rock, Arkansas, amending the Official Zoning Map of the City of Little Rock, Arkansas; and for other purposes. *(Deferred until August 16, 2022, at the applicant's request)(Planning Commission: 10 ayes; 0 nays; and 1 open position) Staff recommends approval.*

Synopsis: The applicant is requesting that the 2.82-acre property, located at 14508 Kanis Road, be rezoned from R-2, Single-Family District, to PD-C, Planned Development – Commercial, to allow for a Mini-Storage Development. (Located within the City's Extraterritorial Jurisdiction)

6. RESOLUTION: To authorize the City Manager to enter into a contract with Escamilla Excavating, LLC, in an amount not to exceed \$183,542.40, for the Madison Valley Drainage Improvement Project; and for other purposes. *(Funding from the 3/8-Cent Capital Improvement Sales Tax and the Limited Tax General Obligation Capital Improvement Bonds) (Deferred until August 16, 2022, at the applicant's request) Staff recommends approval.*

Synopsis: A resolution to authorize the City Manager to execute an agreement with Escamilla Excavating, LLC, for the Madison Valley Drainage Improvement Project, Bid No. 1720. (Located in Ward 5)

City Attorney Tom Carpenter stated that just prior to the meeting, he had received a call from the applicant requesting a deferral for Item 9 until the September 20, 2022, Board Meeting.

9. ORDINANCE; G-23-484: To abandon the portion of West 19th Street right-of-way between Lot 12, Block 8 and Lot 7, Block 5 Blankenship Addition, immediately north of 1901 Leander Street, in the City of Little Rock, Arkansas; and for other purposes. *(Planning Commission: 9 ayes; 1 nay; and 1 open position) Staff recommends approval.*

Synopsis: The adjacent property owner requests to abandon a portion of West 19th Street right-of-way, located between Lot 12, Block 8 and Lot 7, Block 5, Blankenship Addition.

Vice-Mayor Hines made the motion, seconded by Director Richardson, to defer Items 3 & 6 until August 16, 2022, and to defer Item 9 until September 20, 2022. By unanimous voice votes of the Board Members present, **Items 3 & 6 were deferred until August 16, 2022, and Item 9 was deferred until September 20, 2022.**

CONSENT AGENDA (Item 1)

1. **RESOLUTION NO. 15,737:** To authorize the City Manager to enter into an agreement with Baptist Health – Occupational Health to provide Pre-Employment Screenings, random Drug or Alcohol Testing and Post-Accident Drug or Alcohol Testing; and for other purposes. *Staff recommends approval.*

Synopsis: A resolution to authorize the City Manager to execute and agreement with Baptist Health – Occupational Health as the provider for all Pre-Employment Screenings, as well as random testing and Post-Accident Screenings.

Director Adcock made the motion, seconded by Vice-Mayor Hines, to approve the Consent Agenda. By unanimous voice vote of the Board Members present, **the Consent Agenda was approved.**

CITIZEN COMMUNICATION

Ashley Williams: Sunset Tiger Program.

Belva Nelson: Condemned Property.

Kobe Night: Sunset Tigers.

Marian Humphrey, Jr.: South End Neighborhood.

Betty Ellis: South End Neighborhood.

Malik Marshall: South End Community Organizations

Leanna Hyde: South End Community.

Ruby Jeffries: South End Community.

Director Wyrick made the motion, seconded by Director Richardson, to expand the time from for Citizen Communication by fifteen (15) minutes. By unanimous voice vote of the Board Members present, **the motion was approved.**

Barbara Moore: South End Neighborhood.

Luke Skrable: Respect.

Jimmie Cavin: FOI Transparency.

Jeff Hood: Violence in Little Rock.

GROUPED ITEMS (Items 4 – 5)

Director Wyrick asked that Item 2 be read with separately.

4. **ORDINANCE NO. 22,158:** To declare it impractical and unfeasible to bid; to authorize the City Manager to issue a sole-source purchase order to J.A. Riggs, in an amount not to exceed \$250,000.00, for an annual contract for Caterpillar Parks and Service for the Fleet Services Department; and for other purposes. *Staff recommends approval.*

Synopsis: Approval of a Sole-Source Ordinance authorizing the City Manager to enter into a contract with J.A. Riggs for Caterpillar Parts and Service.

5. ORDINANCE NO. 22,159: To Little Rock, Ark., Rev. Code §34-1 to §34-14 (1988), to amend the Little Rock Transportation Code; **to declare an emergency**; and for other purposes. *Staff recommends approval.*

Synopsis: An ordinance authorizing the amendment to Transportation Code Chapter 34.

The ordinances were read the first time. Director Adcock made the motion, seconded by Director Richardson, to suspend the rules and place the ordinances on second reading. By unanimous voice vote of the Board Members present, the rules were suspended and the ordinances were read a second time. Director Adcock made the motion, seconded by Director Richardson, to suspend the rules and place the ordinances on third reading. By unanimous voice vote of the Board Members present, the rules were suspended and the ordinances were read a third time. By unanimous voice vote of the Board Members present, **the ordinances were approved**. By unanimous voice vote of the Board Members present, **the emergency clause for Item 5 was approved**.

PUBLIC HEARINGS (Items 7 – 11)

7. ORDINANCE NO. 22,160: To establish and lay off City of Little Rock Property Owners' Multipurpose Improvement District No. 2022-002 (Gibraltar Heights); **to declare an emergency**; and for other purposes.

Mayor Scott opened the public hearing.

The ordinance was read the first time. Director Adcock made the motion, seconded by Vice-Mayor Hines, to suspend the rules and place the ordinance on second reading. By unanimous voice vote of the Board Members present, the rules were suspended and the ordinance was read a second time. Director Adcock made the motion, seconded by Director Richardson, to suspend the rules and place the ordinance on third reading. By unanimous voice vote of the Board Members present, the rules were suspended and the ordinance was read a third time.

Mayor Scott asked if there were individuals present that wished to speak for or against the item. There being none present, Mayor Scott closed the public hearing.

By roll call vote, the vote was as follows: Ayes: Miller; Richardson Webb; Peck; Wright; Phillips; and Vice-Mayor Hines. Nays: Adcock. Absent: Kumpuris. Present: Wright. When asked if she would like to change her Present vote, Director Wright indicated that she would like to for her vote to remain recorded as Present. Bu a vote of seven (7) ayes; one (1) nay; one (1) absent; and one (1) present, **the ordinance was approved**. By unanimous voice vote of the Board Members present, **the emergency clause for was approved**.

8. ORDINANCE NO. 22,161: To establish and lay off City of Little Rock Property Owners' Multipurpose Improvement District No. 2022-003 (Parkland Heights); **to declare an emergency**; and for other purposes.

Mayor Scott opened the public hearing.

The ordinance was read the first time. Director Adcock made the motion, seconded by Vice-Mayor Hines, to suspend the rules and place the ordinance on second reading. By unanimous voice vote of the Board Members present, the rules were suspended and the ordinance was read a second time. Director Adcock made the motion, seconded by Director Richardson, to suspend the rules and place the ordinance on third reading. By unanimous voice vote of the Board Members present, the rules were suspended and the ordinance was read a third time.

Mayor Scott asked if there were individuals present that wished to speak for or against the item. There being none present, Mayor Scott closed the public hearing.

By unanimous voice vote of the Board Members present, **the ordinance was approved.**
By unanimous voice vote of the Board Members present, **the emergency clause for was approved.**

10. ORDINANCE; Z-7965-A: To approve a Planned Zoning Development and to establish a Planned Commercial Development, titled Hayes Properties Enterprises PCD, located at 1417 South Park Street, Little Rock, Arkansas, amending the Official Zoning Map of the City of Little Rock, Arkansas; and for other purposes. *(Planning Commission: 0 ayes; 9 nays; 1 recusal and 1 open position) Staff recommends approval.*
Synopsis: The applicant, Trishmonisha Blagdon, is appealing the Planning Commission's recommendation of denial of the Hayes Properties Enterprises PCD, located at 1417 South Park Street. (Located in Ward 1)

Mayor Scott opened the public hearing.

The ordinance was read the first time. Director Adcock made the motion, seconded by Director Richardson, to suspend the rules and place the ordinance on second reading. By unanimous voice vote of the Board Members present, the rules were suspended and the ordinance was read a second time. Director Adcock made the motion, seconded by Director Richardson, to suspend the rules and place the ordinance on third reading. By unanimous voice vote of the Board Members present, the rules were suspended and the ordinance was read a third time.

Mayor Scott asked if there were individuals present that wished to speak for or against the item. There being none present, Mayor Scott closed the public hearing.

By voice vote of the Board Members present, **the ordinance failed.**

11. ORDINANCE; Z-9672: To approve a Planned Zoning Development and to establish a Planned Development – Commercial, titled CozySpot Rentals Short-Term Rental PD-C, located at 319 North Summit Street, Little Rock, Arkansas, amending the Official Zoning Map of the City of Little Rock, Arkansas; and for other purposes. *(Planning Commission: 4 ayes; 4 nays; 2 recusals and 1 open position) Staff recommends approval.*
Synopsis: The applicant, Ashish Tikotekar, is appealing the Planning Commission's recommendation of denial of the CozySpot Rentals Short-Term Rental PD-C, located at 319 North Summit Street. (Located in Ward 3)

Mayor Scott opened the public hearing.

The ordinance was read the first time. Director Adcock made the motion, seconded by Director Wright, to suspend the rules and place the ordinance on second reading. By unanimous voice vote of the Board Members present, the rules were suspended and the ordinance was read a second time. Director Adcock made the motion, seconded by Vice-Mayor Hines, to suspend the rules and place the ordinance on third reading. By unanimous voice vote of the Board Members present, the rules were suspended and the ordinance was read a third time.

Mayor Scott asked if there were individuals present that wished to speak for or against the item. There being none present, Mayor Scott closed the public hearing.

Director Webb stated that the neighborhood association was scheduled to have a meeting on the following Monday to discuss the application. Director Webb made a motion, seconded by Director Richardson, to defer the item until August 16, 2022. By unanimous voice vote of the Board Members present, **item was deferred until August 16, 2022.**

SEPARATE ITEMS (Item 2)

2. ORDINANCE; Z-7069-C: To approve a Planned Zoning Development and to establish a Planned Development – Commercial, titled Tisdale Properties Self-Storage PD-C, located at 8500 West Markham Street, Little Rock, Arkansas, amending the Official Zoning Map of the City of Little Rock, Arkansas; and for other purposes. *(Planning Commission: 10 ayes; 0 nays; and 1 open position) Staff recommends approval.*
Synopsis: The applicant is requesting that the 1.95-acre property, located at 8500 West Markham Street, be rezoned from O-3, General Office District, to PD-C, Planned Development – Commercial, to allow for an existing office building to be converted to a Climate-Controlled Self-Storage Facility. (Located in Ward 4)

The ordinance was read the first time. Director Adcock made the motion, seconded by Vice-Mayor Hines, to suspend the rules and place the ordinance on second reading. By unanimous voice vote of the Board Members present, the rules were suspended and the ordinance was read a second time. Director Adcock made the motion, seconded by Vice-Mayor Hines, to suspend the rules and place the ordinance on third reading. By unanimous voice vote of the Board Members present, the rules were suspended and the ordinance was read a third time.

Olan Asbury: Stated that the project was an adaptive reuse of an existing structure. Mr. Asbury stated that the owner was seeking a zoning change in order to convert the building into a fully-enclosed, climate-controlled self-storage facility.

Michael Hall: Stated that he represented the Developer of another proposed self-storage located nearby that had been approved by the Board in 2017. Mr. Hall stated that development of the project had been delayed due to the COVID-19 Pandemic. Mr. Hall stated that he thought it would be an over-saturation of self-storage in the area if the proposed application was approved.

By roll call vote, the vote was as follows: Ayes: Richardson Webb; Phillips; and Vice-Mayor Hines. Nays: Miller; Peck; Wright; Wyrick; and Adcock. Absent: Kumpuris . By a vote of four (4) ayes, five (5) nays and one (1) absent, **the ordinance failed.**

EXECUTIVE SESSION (Item 12)

Director Phillips made the motion, seconded by Director Richardson, for the Board to go into Executive Session for the purpose of making Board & Commission Appointments. By unanimous voice vote of the Board Members present, **the Board went into Executive Session for the purpose of Board & Commission Appointments.**

12. RESOLUTION NO. 15,738: To make appointments and reappointments to various City of Little Rock Boards and Commissions; and for other purposes.

Synopsis: Animal Services Advisory Board (5 Positions); City Beautiful Commission (2 Positions); Historic District Commission (1 Position); Little Rock Parks & Recreation Commission (1 Position); Little Rock Port Authority (1 Position); Little Rock Sustainability Commission (1 Position); Little Rock Zoo Board of Governors (1 Position); Little Rock Water Reclamation Commission (1 Position); MacArthur Military History Museum Commission (2 Positions); Oakland and Fraternal Historic Cemetery Park Board (2 Positions); Racial & Cultural Diversity Commission (2 Positions); River Market District Design Review Committee (5 Positions); and Rock Region Metropolitan Transit Authority Board of Directors (1 Position).

Animal Services Advisory Board: Appointment of Jackie Fowler to serve her first three (3)-year Ward 6 Representative term, said term to expire on November 11, 2025. Appointment of Megan Heard to serve her first three (3)-year Ward 4 Representative term, said term to expire on November 11, 2025. By unanimous voice vote of the Board Members present, **the appointments were approved.**

City Beautiful Commission: Appointment of Steve Homeyer to fill the unexpired term of Kimberly Glover, said term to expire on October 19, 2024. Appointment of Michael Meniere to serve his first three (3)-year At-Large term, said term to expire on October 19, 2025. By unanimous voice vote of the Board Members present, **the appointments were approved.**

Historic District Commission: Appointment of Amber Haugen to serve her first three (3)-year Quapaw Quarter Association Representative term, said term to expire on June 15, 2025. By unanimous voice vote of the Board Members present, **the appointment was approved.**

Little Rock Parks & Recreation Commission: Appointment of James T. Ferstl to fill the unexpired term of Alexandria Washington, said term to expire on January 31, 2024. By unanimous voice vote of the Board Members present, **the appointment was approved.**

Little Rock Water Reclamation Commission: Reappointment of Chris March, to serve his second five (5)-year term, said term to expire on August 1, 2027. By unanimous voice vote of the Board Members present, **the appointment was approved.**

Little Rock Zoo Board of Governors: Appointment of Ginny Blankenship to serve her first three (3)-year term, said term to expire on February 16, 2025. By unanimous voice vote of the Board Members present, **the appointment was approved.**

MacArthur Military History Museum Commission: Appointment of James Leech, to serve his first three (3)-year term, said term to expire on February 21, 2025. By unanimous voice vote of the Board Members present, **the appointment was approved.**

Oakland & Fraternal Historic Cemetery Park Board: Appointment of Rhonda Stewart to serve her first three (3)-year term, said term to expire on June 1, 2025. By unanimous voice vote of the Board Members present, **the appointment was approved.**

Racial & Cultural Diversity Commission: Appointment of Ross Owyong to fill the unexpired term of Christopher Harvey, said term to expire on March 31, 2024. By unanimous voice vote of the Board Members present, **the appointment was approved.**

River Market Design Review Committee: Reappointment of Lance Ivy to serve his second (3)-year Property Owner Representative term, said term to expire on August 16, 2025. Reappointment of James Sullivan to serve his second three (3)-year Design Professional term, said term to expire on August 16, 2025. By unanimous voice vote of the Board Members present, **the appointments were approved.**

Rock Region Metropolitan Transit Authority Board of Directors: Appointment of Michael D. Mason appointed to serve his second four (4)-year term, said term to expire on August 26, 2026. By unanimous voice vote of the Board Members present, **the appointment was approved.**

Director Phillips made the motion, seconded by Director Richardson, to adjourn the meeting. By unanimous voice vote of the Board Members present, **the meeting was adjourned.**

ATTEST:

APPROVED:

Susan Langley, City Clerk

Frank Scott, Jr., Mayor