

**Little Rock Board of Directors Meeting
February 4, 2020
6:00 PM**

The Board of Directors of the City of Little Rock, Arkansas, met in a regular meeting with Mayor Frank Scott, Jr., presiding. City Clerk Susan Langley called the roll with the following Directors present: Hendrix; Richardson; Webb; Peck; Hines; Wright; Kumpuris; Fortson; Adcock; Vice-Mayor Wyrick; and Mayor Scott. Director Kathy Webb delivered the invocation followed by the Pledge of Allegiance.

Mayor Scott recognized Melody Chenaults, a student at Job Corp, who was shadowing Vice-Mayor B.J. Wyrick for the day.

PRESENTATIONS

Dr. Victoria Ramirez, Arkansas Arts Center

CONSENT AGENDA (Items 1 – 3 and Items 9 - 10)

Director Adcock asked that Items 4 – 8 be read separately.

1. RESOLUTION NO. 15,153: To set February 18, 2020, as the date of public hearing regarding the sources and uses of funds provided in the 2020 CDBG, HOME and HOWPA Funds from the United States Government; and for other purposes.

2. RESOLUTION NO. 15,154: To authorize the City Manager to approve an amendment to the contract between the City of Little Rock, Arkansas, and Friday, Eldredge & Clark, LLP, to provide legal counsel to represent the City before the Civil Service Commission; and for other purposes. *Staff recommends approval.*

Synopsis: The City has a contract with Friday, Eldredge & Clark to provide legal counsel to represent the City before the Civil Service Commission. The contract states that in no event shall total remuneration exceed the sum of \$45,000 per year unless the both parties agree to an amendment to the contract. Due to an unexpected increase in Civil Service Commission appeals, an amendment to the contract has been requested.

3. RESOLUTION NO. 15,155: To donate title to properties to Odistene Fuller and Dana Fuller via Quitclaim Deed for properties donated by the City of Little Rock, Arkansas, to be used for Neighborhood Revitalization Programs; and for other purposes. *Land Bank Commission: 8 ayes and 1 nay. Staff recommends approval.*

Synopsis: In an effort by the Land Bank to maximize the City's revitalization efforts, staff would like to transfer by donation, the lot located at 8312 Colonel Glenn Road, a 19,530 square-foot vacant lot (Parcel No. 44L1500003900), to Odistene Fuller and Dana Fuller for \$25,000.00 cash.

9. RESOLUTION NO. 15,161: To authorize the City Manager to enter into a contract with Clark Equipment Company, d/b/a as Bobcat Company, in an amount not to exceed

\$59,668.48, for the purchase of one (1) Bobcat Tracked Excavator for the Public Works Department Street Operations Division; and for other purposes. *Staff recommends approval.*
Synopsis: To authorize the City Manager to enter into a contract with Clark Equipment Company, d/b/a Bobcat Company, for the purchase of one (1) Bobcat Tracked Excavator for the Public Works Department Street Operations Division.

10. RESOLUTION NO. 15,162: To authorize the Mayor and City Clerk to enter into a Purchase Agreement with I-440 River Port Investments, in the amount of \$352,000.00, for the purchase of approximately seventeen (17) acres of land by the City of Little Rock, Arkansas, for the benefit of the Little Rock Port Authority; and for other purpose. *Staff recommends approval.*

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

CITIZEN COMMUNICATION

There were no cards received from individuals wanting to speak during Citizen Communication.

GROUPED ITEMS (Items 11 - 15)

11. ORDINANCE NO. 21,832; A-336: To accept the Bear Den Annexation, to add certain lands to the City of Little Rock, Arkansas; and for other purposes. *Planning Commission: 10 ayes; 0 nays; and 1 absent. Staff recommends approval.*
Synopsis: Accept the annexation of approximately eighty (80) acres, north of Chenal Valley Drive at Gordon Road (north of the Germa and Sologne Neighborhoods) to the City of Little Rock, Arkansas. (Located within the City's Extraterritorial Jurisdiction)

12. ORDINANCE NO. 21,833; Z-6912-A: To repeal Ordinance No. 18,383 (October 17, 2000) and to revoke a Planned Office District titled Gray Short-Form POD, to reclassify property located in the City of Little Rock, Arkansas; and for other purposes. *Planning Commission: 10 ayes; 0 nays; and 1 absent. Staff recommends approval.*
Synopsis: The property owner is requesting that the POD, Planned Office District, zoning for 2001 North Arthur Street be revoked and the previous R-2, Single-Family District, zoning be restored. (Located in Ward 3)

13. ORDINANCE NO. 21,834; Z-9480: To approve a Planned Zoning Development and establish a Planned Office District titled Integrated Psych Solutions Short-Form POD, located at 218 North McKinley 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 absent. Staff recommends approval.*
Synopsis: The applicant is requesting that the property at 218 McKinley Street be rezoned from R-2, Single Family District, to POD, Planned Office District, to permit use of the existing residential structure as a professional therapist office/clinic and general office. (Located in Ward 3)

14. ORDINANCE NO. 21,835: To declare it impractical and unfeasible to bid; to authorize the City Manager to enter into a Sole-Source Purchase Order with G & W Diesel, in an amount not to exceed \$612,387.50, plus a contingency reserve, to refurbish

one (1) 2003 Pierce Dash Tiller Truck for the Little Rock Fire Department; **to declare an emergency**; and for other purposes. *Staff recommends approval.*

Synopsis: To authorize the City Manager to enter into a contract with G & W Diesel for the refurbishing of one (1) 2003 Pierce Dash Tiller Truck for the Little Rock Fire Department (Truck 7 (Unit 03D099) Station 7: Markham Street and Elm Street).

15. ORDINANCE NO. 21,836: To further amend Little Rock, Ark., Ordinance No. 21,750 (June 9, 2019), to institute an appeal procedure; **to declare an emergency**; and for other purposes. *Staff recommends approval.*

The ordinances were read the first time. Director Adcock made the motion, seconded by Director Hines, to suspend the rules and place the ordinances on second reading. By voice vote of the Board Members present, with Director Richardson voting in opposition, the rules were suspended and the ordinances were read a second time. Director Adcock made the motion, seconded by Director Wright, to suspend the rules and place the ordinances on third reading. By voice vote of the Board Members present, with Director Richardson voting in opposition, the rules were suspended and the ordinances were read a third time. By voice vote of the Board Members present, with Director Richardson voting Present, **the ordinances were approved**. By voice vote of the Board Members present, with Director Richardson voting Present, **the emergency clause for Item 14, was approved**. By voice vote of the Board Members present, with Director Richardson voting Present, **the emergency clause for Item 15, was approved**.

SEPARATE ITEMS (Items 4 – 8 and Item 16)

4. RESOLUTION NO. 15,156: To authorize the Mayor and City Clerk to execute a contract with the Arkansas State Highway Commission to sell approximately 0.07 acres of property located in part of the Southwest Quarter of the Northeast Quarter of Section 21, Township 2 North, Range 13 West, Pulaski County, Arkansas, for improvements to Highway 10 (Cantrell Road), from Interstate 430 to Sam Peck Road; and for other purposes. *Staff recommends approval.*

Synopsis: To authorize the Mayor and City Clerk to execute agreements and deeds for the sale of property to the Arkansas Department of Transportation for road improvements along Highway 10 (Cantrell Road), from Interstate 430 to Sam Peck Road.

5. RESOLUTION NO. 15,157: To authorize the Mayor and City Clerk to execute a contract with the Arkansas State Highway Commission to sell approximately twenty-eight (28) square-feet of a Drainage Easement located in part of the Southwest Quarter of the Northeast Quarter of Section 21, Township 2 North, Range 13 West, Pulaski County, Arkansas, for improvements to Highway 10 (Cantrell Road), from Interstate 430 to Sam Peck Road; and for other purposes. *Staff recommends approval.*

Synopsis: To authorize the Mayor and City Clerk to execute agreements and deeds for the sale a Drainage Easement to the Arkansas Department of Transportation for road improvements along Highway 10 (Cantrell Road), from Interstate 430 to Sam Peck Road.

6. RESOLUTION NO. 15,158: To authorize the Mayor and City Clerk to execute a contract with the Arkansas State Highway Commission to sell approximately 0.05 acres of property located in part of the Southwest Quarter of the Northeast Quarter of Section 21, Township 2 North, Range 13 West, Pulaski County, Arkansas, for improvements to

Highway 10 (Cantrell Road), from Interstate 430 to Sam Peck Road; and for other purposes. *Staff recommends approval.*

Synopsis: To authorize the Mayor and City Clerk to execute agreements and deeds for the sale of property to the Arkansas Department of Transportation for road improvements along Highway 10 (Cantrell Road), from Interstate 430 to Sam Peck Road.

7. RESOLUTION NO. 15,159: To authorize the Mayor and City Clerk to execute a contract with the Arkansas State Highway Commission to sell approximately 0.15 acres of property located in part of the Southwest Quarter of the Northeast Quarter of Section 21, Township 2 North, Range 13 West, Pulaski County, Arkansas, for improvements to Highway 10 (Cantrell Road), from Interstate 430 to Sam Peck Road; and for other purposes. *Staff recommends approval.*

Synopsis: To authorize the Mayor and City Clerk to execute agreements and deeds for the sale of property to the Arkansas Department of Transportation for road improvements along Highway 10 (Cantrell Road), from Interstate 430 to Sam Peck Road.

8. RESOLUTION NO. 15,160: To authorize the Mayor and City Clerk to execute a Temporary Construction Easement with the Arkansas State Highway Commission for property described as Tract E-1 for ArDOT Job No. 061331, for improvements to Highway 10 (Cantrell Road), from Interstate 430 to Sam Peck Road; and for other purposes. *Staff recommends approval.*

Synopsis: To authorize the Mayor and City Clerk to execute agreements and deeds for a Temporary Construction Easement of Tract E-1 to the Arkansas Department of Transportation for road improvements along Highway 10 (Cantrell Road), from Interstate 430 to Sam Peck Road.

Director Adcock stated that the description for one of the tracts referenced Fire Station No. 16 and she would like clarification. Public Works Director Jon Honeywell stated that the Arkansas Department of Transportation (ArDOT) was not purchasing the Fire Station, but that they were acquiring right-of-way located in front of the Station for the Highway 10 Improvement Project.

Sam Bartolotta: Stated that he was an Acquisition Specialist at ArDOT. Mr. Bartolotta stated that ArDOT was in the process of acquiring right-of-way in front of the Fire Station and along Southridge Road. Mr. Bartolotta stated that ArDOT was also acquiring a Temporary Construction Easement around the Fire Station property so that they would be able to make improvements to the current employee parking lot. Mr. Bartolotta stated that the ingress and egress on Southridge Road into Walton Heights would be changed, as well, with the intersection of Southridge Road and Cantrell Road being changed to a right-turn in and right-turn out only. Mr. Bartolotta stated that the new ingress/egress for the area would be re-routed to the intersection at Rodney Parham Road and Cantrell Road.

Director Adcock asked if ArDOT had met with the residents of the Walton Heights Neighborhood. Mr. Bartolotta stated that there had been a series of Public Involvement Meetings over the previous two (2) years that had been well attended. Director Peck stated that ArDOT had been very flexible and attentive and that the residents in the neighborhood were satisfied.

By unanimous voice vote of the Board Members present, **the resolutions were approved.**

16. ORDINANCE NO. 21,837; Z-4320-A: To approve a Planned Zoning Development and establish a Planned Commercial District titled Pineda Callejas Short-Form PCD, located at 9811 Mabelvale Main Street, Little Rock, Arkansas, amending the Official Zoning Map of the City of Little Rock, Arkansas; and for other purposes. *Planning Commission: 9 ayes; 0 nays; and 2 absent. Staff recommends approval. (Deferred from January 21, 2020)*

Synopsis: The applicant is requesting approval of a PCD, Planned Commercial District, for the continued use of a nonconforming auto repair use as a tire shop. (Located in Ward 7)

The ordinance was read the first time. Director Adcock made the motion, seconded by Director 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 Wright, 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.

Director Adcock stated that there had been questions raised as to how the site would be prepared for the storage of the tires.

Jessica Pineda Callejas: Stated that she was the owner of DF Tire Shop and that the tires would be stored behind a gate. Ms. Callejas stated that the waste tires would be stored in a trailer until it was filled to capacity, at which time they would haul the tires off the property. Ms. Callejas stated that the trailer would be parked inside a garage. Ms. Callejas stated that during the day there would be a tire display; however, at night the tires would be placed inside.

By voice vote of the Board Members present, with Vice-Mayor Wyrick and Director Adcock voting in opposition, **the ordinance was approved.**

PUBLIC HEARINGS (Item 17)

17. ORDINANCE NO. 21,838; G-23-473: To abandon the Van Buren Street right-of-way, located between West 13th Street and West 14th Street, located in the East ½, Northwest ¼, Northwest ¼, Northeast ¼, Township-1-North, Range-7-West, Little Rock, Arkansas; and for other purposes. *Planning Commission: 9 ayes; 0 nays; and 2 absent. Staff recommends approval.*

Synopsis: Our Lady of Good Counsel Catholic Church is requesting the abandonment of the Van Buren Street right-of-way located between West 13th and West 14th Streets adjacent to Lots 1 and 12, Block 1, Metropolitan Addition, Plat of record dated April 24, 1906 and recorded in Plat Book 1, Page 122A and the unrecorded Good Counsel Church property described as the East ½, NW ¼, NW ¼, NE ¼, T-1-N, R-7-W, Pulaski County Assessor's Parcel No. 34L117000200. (Located within Ward 2)

Mayor Scott opened the public hearing and asked that the ordinance be read.

The ordinance was read the first time. Director Adcock made the motion, seconded by Director 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.**

Director Richardson made the motion, seconded by Vice-Mayor Wyrick, 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