

REGULAR CALLED MEETING BOARD OF DIRECTORS

Boardroom

October 5, 2021

5:30 p.m.

AGENDA

1. Call to Order Mayor Byrd
2. Invocation
3. Approval of Minutes from September 7, 2021 – Mayor Byrd
4. Second Reading of Ordinance Assessing a Five Mill Rate – Gary Brinkley
5. First Reading of Ordinance to Rezone 215 N 24th St, 227 N 24th St and a Portion of 2410 Pine St – Gary Brinkley
6. Arkadelphia Festival of the Arts 2021 – Gary Brinkley/Julie Lacy
7. City Manager's Report – Gary Brinkley
8. Routine Business – Mayor Byrd
9. Adjournment – Mayor Byrd

Recess into Board Workshop on 2022 Budget :15 following adjournment of Regular Board Meeting

Regular Meeting: Citizens speaking to the Board of Directors shall have a speaking time limit of **10 minutes**. The Board of Directors may ask follow up questions which may extend the time limit.

Open Session Forum: Speaking time limit is **5 minutes** a speaker may not yield his or her time to another speaker

**REGULAR CALLED MEETING
BOARD OF DIRECTORS**

Board Room

September 7, 2021

5:30 P.M.

MEMBERS:

Taylor Chaney, *Ward 1 Director*
Chris Porter, *Ward 2 Director (Absent)*
Keith Crews, *Ward 3 Director*
Reo Cummings, *Ward 4 Director*
Jason Jones, *Ward 5 Director*
Roland Gosey, *Assistant Mayor*
Scott Byrd, *Mayor (Absent)*

OTHERS:

Gary Brinkley, *City Manager*
Samantha Roybal, *City Clerk*

CALL TO ORDER

The Assistant Mayor called the meeting to order at 5:30 p.m.

INVOCATION

Director Reo Cummings

APPROVAL OF BOARD MINUTES FROM AUGUST 17, 2021

A motion was made by Director Chaney, seconded by Director Cummings to approve the minutes from the August 17, 2021 Board Meeting.

The motion passed on a roll call vote and the vote was as follows:

Taylor Chaney	"Aye"	Roland Gosey	"Aye"
Chris Porter	"Absent"	Jason Jones	"Aye"
Reo Cummings	"Aye"	Mayor Byrd	"Absent"
Keith Crews	"Aye"		

REQUEST TO SPEAK TO THE BOARD

Mr. Henry Wilson & Mrs. Joyce Johnson requested to be removed from the agenda.

SECOND READING OF ORDINANCE TO REZONE 346 N. 10TH STREET

The Assistant Mayor called for the Clerk to read the Ordinance title only.

The Clerk read the Ordinance:

AN ORDINANCE TO REZONE CERTAIN PROPERTY BEING GENERALLY DESCRIBED AS 346 N 10TH STEET IN THE CITY OF ARKADELPHIA AND DESCRIBED AS A PART OF LOT 16 AND 21 OF THE HARDY & BARKMAN'S ADDITION, AMENDING THE ZONING MAP OF THE CITY OF ARKADELPHIA, ARKANSAS; AND FOR OTHER PURPOSES.

REQUEST TO SUSPEND THE RULES FOR 3RD AND FINAL READING 346 N. 10TH STREET

Mr. Brinkley requests the Board to Suspend the Rules.

The Assistant Mayor called for the Clerk to read the Ordinance title only.

The Clerk read the Ordinance:

AN ORDINANCE TO REZONE CERTAIN PROPERTY BEING GENERALLY DESCRIBED AS 346 N 10TH STEET IN THE CITY OF ARKADELPHIA AND DESCRIBED AS A PART OF LOT 16 AND 21 OF THE HARDY & BARKMAN'S ADDITION, AMENDING THE ZONING MAP OF THE CITY OF ARKADELPHIA, ARKANSAS; AND FOR OTHER PURPOSES.

A motion was made by Director Crews, seconded by Director Jones to suspend the rules.

The motion passed on a roll call vote and the vote was as follows:

Taylor Chaney	"Aye"	Roland Gosey	"Aye"
Chris Porter	"Absent"	Jason Jones	"Aye"
Reo Cummings	"Aye"	Mayor Byrd	"Absent"
Keith Crews	"Aye"		

The Assistant Mayor called for a motion to Adopt the Ordinance.

A motion was made by Director Crews, seconded by Director Jones to adopt the ordinance.

The motion passed on a roll call vote and the vote was as follows:

Taylor Chaney	"Aye"	Roland Gosey	"Aye"
Chris Porter	"Absent"	Jason Jones	"Aye"
Reo Cummings	"Aye"	Mayor Byrd	"Absent"
Keith Crews	"Aye"		

ADOPTION OF EMERGENCY CLAUSE

Mr. Brinkley requested the Board to read and adopt the Emergency Clause for the Rezone 346 N. 10th Street.

The Assistant Mayor called for the Clerk to read the Emergency Clause.

The Clerk read the Emergency Clause:

SECTION 5: Emergency Clause

NOW, THEREFORE, AN EMERGENCY IS HEREBY DECLARED TO EXIST, to ensure the delivery of student education facilities necessary to fulfill the needs within the community by the Fall semester of 2022 for public health and safety, this ordinance shall take effect and be in force from and after its passage and approval.

A motion was made by Director Crews, seconded by Director Jones to adopt the Emergency Clause.

The motion passed on a roll call vote and the vote was as follows:

Taylor Chaney	“Aye”	Roland Gosey	“Aye”
Chris Porter	“Absent”	Jason Jones	“Aye”
Reo Cummings	“Aye”	Mayor Byrd	“Absent”
Keith Crews	“Aye”		

RIGHT OF WAY ACQUISITION FROM ARDOT

With the expansion of Pine Street, ArDOT had two proposals for right of way acquisition for the Board to consider. The first parcel is known as Tract 71 which is a piece of the property that is in front of the future MLK Memorial Park. ArDOT offered \$9,350.00 right of way. Staff recommended accepting the offer and place the proceeds the MLK Park fund. The second Parcel is known as Tract 2 which is the piece of property that is located at the corner of Pine & 26th Street. ArDOT offered \$1,725.00 for the right of way. Staff recommended accepting the offer.

A motion was made by Director Crews, seconded by Director Cummings to accept staffs recommendation.

The motion passed on a roll call vote and the vote was as follows:

Taylor Chaney	“Aye”	Roland Gosey	“Aye”
Chris Porter	“Absent”	Jason Jones	“Absent”
Reo Cummings	“Aye”	Mayor Byrd	“Aye”
Keith Crews	“Aye”		

APPROVAL OF CHANGE ORDER AND ACCEPTANCE FOR AWU-GUM SPRINGS REHABILITATION

Mr. Brinkley requested the Board approve Change Order Number 2 for Contract No. 3 in the amount of \$2,330.44 for the change out of pump pressure switches.

A motion was made by Director Jones, seconded by Director Cummings to approve the Change Order Number 2 for Contract No. 3 in the amount of \$2,330.44.

The motion passed on a roll call vote and the vote was as follows:

Taylor Chaney	“Aye”	Roland Gosey	“Aye”
Chris Porter	“Absent”	Jason Jones	“Absent”
Reo Cummings	“Aye”	Mayor Byrd	“Aye”
Keith Crews	“Aye”		

LAND PURCHASE FOR AWU- GUM SPRINGS MAINTENANCE FACILITY

Mr. Brinkley requested the Board approve the purchase of 1.5 acres from the CCIC for the AWU- Gum Springs Maintenance Facility at the cost of \$10,000.00 for the land. The City will be purchasing a Title Insurance Policy and will be paying for the closing costs.

A motion was made by Director Crews, seconded by Director Chaney to approval the purchase of the Land for the AWU- Gum Springs Maintenance Facility as requested.

The motion passed on a roll call vote and the vote was as follows:

Taylor Chaney	“Aye”	Roland Gosey	“Aye”
Chris Porter	“Absent”	Jason Jones	“Absent”
Reo Cummings	“Aye”	Mayor Byrd	“Aye”
Keith Crews	“Aye”		

UPDATE / CONSIDERATION CADDO/27TH STREET DRAINAGE MITIGATION PROJECT

Mr. Brinkley updated the Board on the Drainage Mitigation Project.

No action was taken.

CONSIDERATION OF ACCEPTANCE OF BID FOR FEASTER TRAIL REHABILITATION

Bids were opened on September 7, 2021, at 10:00 a.m. for the Feaster Trail Rehabilitation. The engineers estimated the budget for the project to be \$203,751.00. Only two bids were received, the low bid for \$331,717.00 which was 163% over the estimated budget. Mr. Brinkley requested the Board reject all bids and consider rebidding at a later time.

A motion was made by Director Crews, seconded by Director Chaney to reject all bids for the Feaster Trail Rehabilitation.

The motion passed on a roll call vote and the vote was as follows:

Taylor Chaney	“Aye”	Roland Gosey	“Aye”
Chris Porter	“Absent”	Jason Jones	“Absent”
Reo Cummings	“Aye”	Mayor Byrd	“Aye”
Keith Crews	“Aye”		

**CONSIDER THE CHANGE ORDER TO EJECTION TRAILER
MANUFACTURING CONTRACT**

Mr. Brinkley requested the Board approve Spector’s requested change order to increase the purchase price by \$4,631.00 (5.6%) for the new Sanitation ejector trailer. The increase request was due to increased material costs since the order was placed.
Discussion followed.

A motion was made by Director Jones, seconded by Director Cummings to approve Spector’s request in the amount of \$4,631.00.

The motion passed on a roll call vote and the vote was as follows:

Taylor Chaney	“Aye”	Roland Gosey	“Aye”
Chris Porter	“Absent”	Jason Jones	“Absent”
Reo Cummings	“Aye”	Mayor Byrd	“Aye”
Keith Crews	“Aye”		

FIRST READING OF ORDINANCE ASSESSING A FIVE MILL TAX

Mr. Brinkley requested the Board place the Ordinance on its first reading and following that, place it on its second reading, title only at the next scheduled Board meeting.

A motion was made by Director Crews, seconded by Director Chaney to place the Ordinance on its first reading.

The motion passed on a roll call vote and the vote was as follows:

Taylor Chaney	“Aye”	Roland Gosey	“Aye”
Chris Porter	“Absent”	Jason Jones	“Aye”
Reo Cummings	“Aye”	Mayor Byrd	“Absent”
Keith Crews	“Aye”		

The Assistant Mayor called for the Clerk to read the Ordinance in its entirety.

The Clerk read the Ordinance.

AN ORDINANCE ASSESSING A FIVE MILL TAX AGAINST THE REAL AND PERSONAL PROPERTY WITHIN THE CORPORATE LIMITS OF THE CITY OF ARKADELPHIA, ARKANSAS, FOR THE TAXABLE YEAR 2021 COLLECTIBLE IN 2022 AND FOR OTHER PURPOSES

ORDINANCE O-21-

AN ORDINANCE ASSESSING A FIVE MILL TAX AGAINST THE REAL AND PERSONAL PROPERTY WITHIN THE CORPORATE LIMITS OF THE CITY OF ARKADELPHIA, ARKANSAS, FOR THE TAXABLE YEAR 2021 COLLECTIBLE IN 2022 AND FOR OTHER PURPOSES

BE IT ORDAINED BY THE CITY BOARD OF DIRECTORS OF THE CITY OF ARKADELPHIA, ARKANSAS:

Section 1. That a tax of five (5) mills on the dollar is hereby levied by the City Board of Directors of the City of Arkadelphia, Arkansas on all the real and personal property within the corporate limits of the City of Arkadelphia, for the taxable year 2021, collectible in 2022.

Section 2. That a certified copy of this ordinance be delivered by the City Clerk to the County Clerk of Clark County, Arkansas to be certified to the Quorum Court.

The Assistant Mayor called for a motion to place the Ordinance on its second reading, title only, at the next scheduled Board meeting.

A motion was made by Director Crews, seconded by Director Chaney to place the Ordinance on its second reading, title only at the next Board meeting.

The motion passed on a roll call vote and the vote was as follows:

Taylor Chaney	“Aye”	Roland Gosey	“Aye”
Chris Porter	“Absent”	Jason Jones	“Aye”
Reo Cummings	“Aye”	Mayor Byrd	“Absent”
Keith Crews	“Aye”		

**ARKANSAS GOVERNMENT FINANCE OFFICERS ASSOCIATION
CERTIFICATION**

City Treasurer, Ms. Wilson, recently completed a 16 hour course as part of her professional development with AFOA. The Certification of Profession Development from the Arkansas Financial Officers Association was acknowledged by the Board.

CITY MANAGER'S REPORT

September 7, 2021

- The Aquatic Park is done for the season. There will be a doggie dip from 10 a to 1 pm this Saturday. Highest attendance 2016 17,566 our attendance in 2016 was 18,075. This will be the highest revenue total since the Aquatic Park opened 2002.
- The basketball court has been sanded and sealed. They will begin painting the strips & logo this week. After completing they will apply the oil base poly urethane top coat. The last coat is what takes so long to set up and dry.
- The Street Dept recently addressed issues on the north side of Walnut and expanded the surface some on the south side for the Perritt school pick up lane.
- Kenny Myers, Head of the Street Dept. reports the striping company is scheduled to begin work this week.
- Thanks to those who were able to participate in the Henderson State Street Fair.
- We received the 30% drawings on the MLK Memorial Park and are reviewing them. In light of the widening of Pine, they will be modified and to what degree will be worked out in the near future.
- We are 5 weeks out from the Arkadelphia Festival of Arts Event. We are looking for a few more sponsors and volunteers. Please check out our website at <https://arkadelphiafestivalofthearts.org> for the artist, musical line up and more.

Dates to Remember:

- Saddened to report the 20th Anniversary celebration of the Community Family Enrichment Center has been postponed until a future date when it can be done in person.

- The Motorcycle Cannonball event will be here on Sept 22nds downtown Arkadelphia. These pre-1930 bikes and the folks who ride them will be on display from approximately 4:30 pm to 6:00 pm. They will leave in mass and parade to Caddo Valley hotels where, as I understand it, they'll spend most of the evening working on the machines so they can ride in the am.
- October 2nd is the date scheduled for our annual Board Retreat.

ROUTINE BUSINESS

Taylor Chaney, Ward 1 – Asked when the MLK Jr. Park plans will be amended. He requested that Ms. Johnson drainage issued to be added to the Board Retreat.

Chris Porter, Ward 2 – Absent.

Keith Crews, Ward 3 – Nothing.

Reo Cummings, Ward 4 – Nothing.

Jason Jones, Ward 5 – Nothing.

Roland Gosey, Assistant Mayor – Asked when the lines of the road would be painted.

Scott Byrd, Mayor – Absent

ADJOURNMENT

There being no further business to discuss, Director Crews made the motion, seconded by Director Cummings to adjourn. **The motion passed unanimously, and the meeting adjourned at 6:15 p.m.**

Scott Byrd, Mayor

Samantha Roybal, City Clerk

ADDITIONAL ATTENDEES

Chief Jason Jackson

Dr. Lewis Shepherd

DeAnna Graves

Keldon Henley

Julie Lacy

David Green

Joel Phelps

Bryee Bell

Dr. Lewis Shepherd

Rosboro Hendrix

DRAFT



MEMORANDUM

To: Mayor Byrd & Board of Directors
From: Gary Brinkley, City Manager
Date: September 30, 2021
Re: Ordinance for Five Mill Tax

A handwritten signature in blue ink, appearing to read 'Gary Brinkley', is positioned to the right of the 'From:' field.

Following the second reading, staff recommends placing the Ordinance on its third reading, title only at the next scheduled meeting.

THIS IS NOT A NEW TAX.

Thank you.

ORDINANCE O-21-_____

AN ORDINANCE ASSESSING A FIVE MILL TAX AGAINST THE REAL AND PERSONAL PROPERTY WITHIN THE CORPORATE LIMITS OF THE CITY OF ARKADELPHIA, ARKANSAS, FOR THE TAXABLE YEAR 2021 COLLECTIBLE IN 2022 AND FOR OTHER PURPOSES

BE IT ORDAINED BY THE CITY BOARD OF DIRECTORS OF THE CITY OF ARKADELPHIA, ARKANSAS:

Section 1. That a tax of five (5) mills on the dollar is hereby levied by the City Board of Directors of the City of Arkadelphia, Arkansas on all the real and personal property within the corporate limits of the City of Arkadelphia, for the taxable year 2021, collectible in 2022.

Section 2. That a certified copy of this ordinance be delivered by the City Clerk to the County Clerk of Clark County, Arkansas to be certified to the Quorum Court.

PASSED ON THE 19TH DAY OF OCTOBER, 2021.

APPROVED:

Scott Byrd, Mayor

ATTEST:

Samantha Roybal, City Clerk



MEMORANDUM

To: Mayor Byrd & Board of Directors
From: Gary Brinkley, City Manager
Date: September 30, 2021
Re: Ordinance to Rezone 215 N 24th St, 227 N 24th St, and a portion of 2410 Pine Street.

A handwritten signature in blue ink, appearing to read 'Gary Brinkley', is written over the 'From:' line of the memorandum.

Attached for your review and approval please find an ordinance to rezone 215 N 24th St, 227 N 24th St, and a portion of 2410 Pine Street. The Building Dept. staff report detailing the request and public hearing by the Zoning Commission is also attached for your perusal.

This is the former Parkhill Baptist Church property and most recently the Ascent Children's Health Services.

Greenleaf Properties, LLC requests the rezoning for future development between Pine and Haddock and 24th and 25th Street.

Staff requests you place this ordinance on its first reading, excluding tract descriptions as you have done in the past.

Following the reading, staff recommends you place the item on its second reading, title only, at the next meeting.

Thank you.

Attachments



Building Department Manager
DeAnna Graves
700 Clay St.
Arkadelphia, AR 77923
Ph: (870) 246-1818
deanna.graves@arkadelphia.gov

Date: September 30, 2021

To: City Board of Directors

Cc: Gary Brinkley, City Manager and Ed McCorkle, City Attorney

From: DeAnna Graves, Building Department Manager *dg*

Re: Greenleaf Properties, LLC's request to rezone property from Medium Density Residential District (R-2) to Highway Commercial (C-2).

This property is generally known as 215 N 24th Street, 227 N 24th Street and a portion of 2410 Pine Street and more specifically described as Lots 13-26 of Block 2 in Park Hill Addition and also known as Parcels 74-02320-000, 74-02321-000, 74-2322-000 and 74-2323-000.

Greenleaf Properties, LLC wishes to rezone their properties from Medium Density Residential (R-2) to Highway Commercial (C-2) for future commercial development between Pine and Haddock and 24th and 25th Streets.

- Staff has reviewed the rezone request and believes that it is compatible with surrounding land uses.
- A legal notice was published in the Arkansas Democrat-Gazette on August 22, 2021 as required and on September 12, 2021 to fulfill the requirement.
- Property owners within 200 feet were notified of the hearing, date and subject matter of the hearing.
- The Planning Commission held a public hearing on September 28, 2021. There were no objections to the rezoning.
- The Planning Commission moved to recommend to the City Board of Directors the rezoning of Greenleaf Properties, LLC properties listed above to Highway Commercial District (C-2).

Staff is forwarding the Planning Commission's recommendation to approve the rezoning ordinance and place it on its first reading.

ORDINANCE NO. 0-21-_____

AN ORDINANCE TO REZONE CERTAIN PROPERTY BEING GENERALLY DESCRIBED AS 215 N 24th STREET, 227 N 24th STREET, AND PORTION OF 2410 PINE STREET IN THE CITY OF ARKADELPHIA AND DESCRIBED AS LOTS 13-26 OF BLOCK 2 IN THE PARK HILL ADDITION, AMENDING THE ZONING MAP OF THE CITY OF ARKADELPHIA, ARKANSAS; AND FOR OTHER PURPOSES.

WHEREAS, Greenleaf Properties, LLC requests to rezone property from Medium Density Residential District (R-2) to Highway Commercial (C-2), and;

WHEREAS, the Planning Commission of the City of Arkadelphia, Arkansas, held a public hearing to rezone certain property described hereinafter and having considered said request, recommended on September 28, 2021 that the property of Greenleaf Properties, LLC be rezoned from Medium Density Residential District (R-2) to Highway Commercial (C-2);

THEREFORE:

BE IT ORDAINED BY THE BOARD OF DIRECTORS OF THE CITY OF ARKADELPHIA, ARKANSAS:

SECTION 1: That the following property, to wit:

GREENLEAF PROPERTIES, LLC

This property is generally known as 215 N 24th Street, 227 N 24th Street and a portion of 2410 Pine Street and more particularly described as Lots 13-26 of Block 2 in Park Hill Addition and also known as Parcels 74-02320-000, 74-02321-000, 74-2322-000 and 74-2323-000.

The above-described property shall be hereby rezoned from Medium Density Residential District (R-2) to Highway Commercial (C-2). The zoning map to the City of Arkadelphia, Arkansas is hereby amended to show said classifications.

SECTION 2: Reversion - If the proposed use, or another use permitted in the new zoning classification, has not become operational or if a building permit has not been obtained in conjunction with substantial construction/development, within one year from the effective date of this ordinance, then said property shall revert to its previous zoning classification in effect prior to this ordinance.

SECTION 3: Severability – If any section of this ordinance shall be declared unconstitutional or unlawful, only that section of the ordinance shall be affected and all other provisions of the ordinance shall remain in full force and effect.

SECTION 4: Any ordinance or parts of ordinances in conflict herewith are hereby repealed and this ordinance shall be in full force and effect from and after its passage and publication.

PASSED AND APPROVED this _____ day of _____, 2021.

APPROVED: _____
Scott Byrd, Mayor

ATTEST: _____
Samantha Roybal, City Clerk



MEMORANDUM

To: Mayor Byrd & Board of Directors
From: Gary Brinkley, City Manager
Date: September 30, 2021
Re: Arkadelphia Festival of the Arts
October 15-16, 2021

A handwritten signature in blue ink, appearing to read 'Gary Brinkley', is positioned to the right of the 'From:' line.

This event celebrating the visual arts, culinary arts and music in SW Arkansas is coming together well.

Staff looks forward to updating you on the progress.

Thank you.