

**Little Rock Board of Directors Meeting  
February 20, 2018  
6:00 PM**

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

**DEFERRAL:**

**16. RESOLUTION:** To grant a Franchise to McCain Lodging Downtown, LLC, for a portion of Lots 4, 5 & 6 of Block 38 of the Original City of Little Rock, Arkansas, for the maintenance of a decorative fence; and for other purposes. *Staff recommends approval. (Deferred until March 6, 2018, at the applicant's request)*  
**Synopsis:** To grant a Franchise to the owners of Pinnacle Hotel, commonly known as the Hilton Garden Inn, to place a fence in the public right-of-way

Director Adcock made the motion, seconded by Director Hines, to defer Item 16 at the applicant's request until March 6, 2018. By unanimous voice vote of the Board Members present, **Item 16 was deferred until March 6, 2018.**

**CONSENT AGENDA (Items 1 – 8)**

Mayor Stodola indicated that he would like to hold the vote separate for Item 8.

- 1. MOTION:** To approve the minutes of the November 7, 2017, and November 21, 2017, Little Rock City Board of Directors Meetings.
- 2. RESOLUTION NO. 14,721; G-23-468:** To set March 6, 2018, as the date of public hearing on the consideration of the abandonment of an unnamed street right-of-way, located west of South University Avenue; and for other purposes.
- 3. RESOLUTION NO. 14,722; G-25-221:** To change the name of Chenal Heights Circle to Chenal Village Drive; and for other purposes. *Staff recommends approval.*  
**Synopsis:** Silver Development Company, developer of Chenal Village, is requesting that the name of Chenal Heights Circle be changed to Chenal Village Drive.
- 4. RESOLUTION NO. 14,723:** To authorize the City Manager to enter into a contract with North American Fire Equipment Company, Inc., renewable for two (2) years, at an annual cost of \$163,600.00, for the purchase of Firefighting Protective Coats and Pants, for the Little Rock Fire Department; and for other purposes. *Staff recommends approval.*  
**Synopsis:** Approval of a resolution authorizing the City Manager to enter into a contract with North American Fire Equipment Company, Inc., for the purchase of Firefighting Protective coats and pants for the Little Rock Fire Department.

**5. RESOLUTION NO. 14,724:** To authorize the City Manager to enter into a contract with Redstone Construction Group, Inc., in an amount not to exceed \$2,507,619.74, for street resurfacing within the City of Little Rock, Arkansas; and for other purposes. *(Funding from the 2012 3/8-Cent Capital Improvement Sales Tax) Staff recommends approval.*  
**Synopsis:** Authorizes the City Manager to execute an agreement with the low bidder, Redstone Construction Group, Inc., for asphalt resurfacing within the City of Little Rock.

Public Works Department Assistant Director Ronny Loe stated that all the streets contained in the 2018 Resurfacing Contract were located in Wards 4 & 5, and that the 2017 Resurfacing Contract contained streets located in Wards 1, 2, 3, 6 & 7. Mr. Loe explained that the reason the Wards were split up was to group the streets together geographically in order to stretch the monies further.

**6. RESOLUTION NO. 14,725:** To authorize the City Manager to execute an amendment to the Construction Observation Contract with McClelland Consulting Engineers, in an amount not to exceed \$250,000.00, for the 2017 Street Resurfacing Program to include Construction Observation Services for the 2018 Street Resurfacing Program; and for other purposes. *(Funding from the 2013 Limited Tax General Obligation Capital Improvement Bonds) Staff recommends approval.*  
**Synopsis:** Authorizes the City Manager to execute a contract amendment with McClelland Consulting Engineers, Inc., to include Construction Observation Services for the 2018 Street Resurfacing Program to the existing 2017 Street Resurfacing Program Construction Observation Services Contract.

**7. RESOLUTION NO. 14,726:** To set March 20, 2018, as the date of public hearing to consider the issuance of Hotel Gross Receipts Tax Bonds for the purpose of financing MacArthur Park Improvements; and for other purposes.

Director Adcock made the motion, seconded by Director Wright, to approve Items 1 – 7 of the Consent Agenda. By unanimous voice vote of the Board Members present, **Items 1 – 7 of the Consent Agenda were approved.**

**8. RESOLUTION NO. 14,727:** To ratify the appointment of Jim McKenzie to the Central Arkansas Water Board of Commissioners; and for other purposes. *(Deferred from February 6, 2018)*  
**Synopsis:** Appointment of Jim McKenzie to fill the unexpired term of John Braune, said term to expire on June 30, 2020.

By voice vote of the Board Members present, with Director Hines voting in opposition, **Item 9 was approved.**

#### **GROUPED ITEMS (Items 9 – 15)**

**9. ORDINANCE NO. 21,545; Z-6555-B:** To repeal Ordinance No. 19,871 (December 4, 2017) and revoke a Planned Zoning District titled Lot 5 Evergreen Industrial Park Short-Form PID, located at the southwest corner of Mablevale Pike and Mablevale Circle, Little Rock, Arkansas, and an ordinance reclassifying property located at the southwest corner of Mabelvale Pike and Mabelvale Circle in the City of 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 owner of the 5.8-acre property located at the southwest corner of Mabelvale Pike and Mabelvale Circle is requesting that the property be reclassified from I-2, Light Industrial District, and PID, Planned Industrial Development/ to O-2, Office and Institutional District. (Located in Ward 7)

**10. ORDINANCE NO. 21,546; Z-9297:** To reclassify property located in the City of 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 owner of the 0.32-acre property located at 1917 Wilson Road/10120 West 20<sup>th</sup> Street is requesting that the property be reclassified from R-2, Single-Family District, to R-4, Two-Family District. (Located in Ward 6)

**11. ORDINANCE NO. 21,547; Z-9298:** To reclassify property located in the City of 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 owner of the 1.555-acre property located at 8420 Scott Hamilton Drive is requesting that the property be reclassified from R-2, Single-Family District, to I-2, Light Industrial District. (Located in Ward 2)

**12. ORDINANCE NO. 21,548:** To condemn certain structures in the City of Little Rock, Arkansas, as structural, fire and health hazards; to provide for summary abatement procedures; to direct City Staff to take such action as is necessary to raze and remove said structures; **to declare an emergency;** and for other purposes. *Staff recommends approval.*

**Synopsis:** Six (6) residential structures are in a severely dilapidated, deteriorated and/or burned condition causing a negative environmental impact on the residential neighborhoods in which it is located. All Notices have been mailed in accordance with Arkansas State Law.

**13. ORDINANCE NO. 21,549:** To authorize the Mayor to enter into a renewal Interlocal Agreement to recognize and to continue the Rock Region Metropolitan Transit Authority (formally the Central Arkansas Transit Authority); to amend the membership of the Transit Authority's Board of Directors; and for other purposes. *Staff recommends approval.*

**Synopsis:** The ordinance authorizes the Mayor to enter into an Interlocal Agreement with Pulaski County, North Little Rock, Maumelle and Sherwood to renew and amend the Central Arkansas Transit Authority Interlocal Agreement in order to recognize the Transit Authority as Rock Region Metropolitan Transit and to amend the membership of the Transit Authority's Board of Directors. Authorization to enter into the agreement is contingent upon Arkansas Attorney General's approval of the amended agreement or determination that review is not required.

**14. ORDINANCE NO. 21,550:** To dispense with the requirement of a competitive selection process and authorize the City Manager to extend a one (1)-year sole-source Memorandum of Understanding with the Board of Trustees of the University of Arkansas and the Little Rock School District Partner Schools for a project relative to the City's Love Your School Initiative; and for other purposes. *Staff recommends approval*

**Synopsis:** To authorize the City Manager to dispense with the requirement of a competitive selection process and authorize the City Manager to enter into a one (1)-year-sole source Memorandum of Understanding with the Board of Trustees of the University of Arkansas and the Little Rock School District relative to the City's Love Your School Initiative.

**15. ORDINANCE NO. 21,551:** To amend Chapter 17, Article IV of the Little Rock Code (1988), to clarify the scope of the gross receipts and gross proceeds subject to taxation and update the rates of taxation; **to declare an emergency;** and for other purposes. *Staff recommends approval.*

**Synopsis: To update the terms of the Advertising & Promotion Commission Gross Receipts Taxes that are collected.**

The ordinances were read a first time. Director Adcock made the motion, seconded by Director Wright, to read the ordinances a second time. By unanimous voice vote of the Board Members present, 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 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 12 was approved.** By unanimous voice vote of the Board Members present, **the emergency clause for Item 15 was approved.**

Mayor Stodola recognized Boy Scout Troop 12 from Pulaski Heights United Methodist Church that was present in the audience working on their Citizenship Badges.

#### **SEPARATE ITEMS (Items 17 – 18)**

**17. RESOLUTION NO. 14,728:** To authorize the City Manager to extend a contract with the Little Rock Regional Chamber of Commerce, in an amount not to exceed \$300,000.00, to provide Economic Development Consulting Services; and for other purposes.

Jay Chesshir: Stated that he was the CEO and President of the Little Rock Regional Chamber of Commerce and provided an overview of economic development projects and prospect visits that the Chamber had been a part of in 2017. Mr. Chesshir reported that in 2017, over 1,100 jobs had been announced, representing \$47,000,000.00 in new annual payroll.

Russ Racop, 301 Alamo Drive: Urged the Board to not support the extension of the contract without the provision of transparency.

Mr. Chesshir reported that the original contract between the City and the Chamber called for significant accounting of activities related to services provided and quarterly reports that were sent to the Board. Mr. Chesshir stated that since 2007, the Chamber had provided audited financial statements to the City regarding all economic development service activity.

Director Adcock made the motion, seconded by Director Hines to approve the resolution. By roll call vote, the vote was as follows: Ayes: Peck; Hines; Wright; Fortson; Adcock; and Mayor Stodola. Nays: Vice-Mayor Webb. Present: Hendrix and Richardson. Absent: Wyrick and Kumpuris. When asked if they would like to change their Present vote, both Directors Hendrix and Richardson indicated that they did not want to change their Present vote. The final roll call vote was as follows: Ayes: Peck; Hines; Wright; Fortson; Adcock; and Mayor Stodola. Nays: Vice-Mayor Webb. Present: Hendrix and Richardson. Absent: Wyrick and Kumpuris. By a vote of six (6) ayes, one (1) nay, two (2) present and two (2) absent, **the resolution was approved.**

**18. ORDINANCE NO. 21,554; Z-9296:** To reclassify property located in the City of 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 owner of the 0.64-acre property located in the 6300 block of South University Avenue (west side) is requesting that the property be reclassified from C-3, General Commercial District, and C-4, Open Display District, to C-4. (Located in Ward 7)

The ordinance was read a first time. Director Adcock made the motion, seconded by Director Wright, to read the ordinance a second time. By unanimous voice vote of the Board Members present, 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. By unanimous voice vote of the Board Members present, **the ordinance was approved.**

#### **PUBLIC HEARINGS (Items 19 – 20)**

**19. ORDINANCE NO. 21,552:** To authorize the issuance of Industrial Development Revenue Bonds under the Municipalities and Counties Industrial Development Revenue Bond Law for the purpose of securing and developing industry; to authorize the sale of the Bonds and the approval of a Bond Purchase Agreement and a Payment in Lieu of Taxes Agreement in connection therewith; to authorize the execution and delivery of a trust indenture securing the Bonds; to authorize and prescribe certain matters pertaining to the project, the acquisition, construction and equipping thereof, and the financing thereof; to authorize the execution and delivery of a Lease Agreement relating to the project; **to declare an emergency;** for other purposes. *Staff recommends approval.*

Mayor Stodola opened the public hearing.

The ordinance was read a first time. Director Adcock made the motion, seconded by Director Wright, to read the ordinance a second time. By unanimous voice vote of the Board Members present, 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.

Mayor Stodola asked if there were individuals present that wished to speak for or against the item. There being none present, Mayor Stodola 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 was approved.**

**20. ORDINANCE NO. 21,553:** To authorize the construction of betterments and improvements to the Water Reclamation System of the City of Little Rock, Arkansas; authorizing the issuance of a Water Reclamation System Revenue Bond Series 2018, for the purpose of financing the cost thereof; providing for the payment of the principal and interest on the Bond; and for other purposes. *Staff recommends approval.*

Mayor Stodola opened the public hearing.

The ordinance was read a first time. Director Adcock made the motion, seconded by Director Wright, to read the ordinance a second time. By unanimous voice vote of the Board Members present, 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.

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

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

### **CITIZEN COMMUNICATION**

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

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

**ATTEST:**

**APPROVED:**

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**Susan Langley, City Clerk**

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**Mark Stodola, Mayor**