

**OFFICE OF THE CITY MANAGER  
LITTLE ROCK, ARKANSAS**

**BOARD OF DIRECTORS COMMUNICATION  
JANUARY 23, 2024 AGENDA**

<p><b>Subject:</b></p> <p>Authorization to purchase the property located at 7020 Colonel Glenn Road, for the construction of the Tri-Creek Greenway Project.</p> <p><b>Submitted By:</b></p> <p>Parks &amp; Recreation Department</p>	<p><b>Action Required:</b></p> <p style="text-align: center;">Ordinance √ <b>Resolution</b></p>	<p><b>Approved By:</b></p> <p style="text-align: center;">Emily Cox Acting City Manager</p>
<p><b>SYNOPSIS</b></p>	<p>A resolution to authorize the City Manager to enter into a contract with MNK, Inc., to purchase the property located at 7020 Colonel Glenn Road, for the construction of the Tri-Creek Greenway Project.</p>	
<p><b>FISCAL IMPACT</b></p>	<p>The purchase of property, recording fees and closing costs are not to exceed \$65,000.00, and funding for project is available from the Tri-Creek Greenway Account No. 326459-TS45C18.</p>	
<p><b>RECOMMENDATION</b></p>	<p>Approval of the resolution.</p>	
<p><b>BACKGROUND</b></p>	<p>This property is one of the larger and more important pieces that is needed for the construction of the Tri-Creek Greenway Project. The Tri-Creek Greenway is a trail project to connect several parks in the central area of the City between Hindman Park and War Memorial Park.</p> <p>Funding reimbursement for property purchase will be provided by grant funds received for this project. A title search was performed by Reed &amp; Associates, Inc., a Phase 1, Environmental Report has been completed and there are no Outstanding Liens on the property.</p>	

**BACKGROUND  
CONTINUED**

Owner: MNK, Inc.

Legal Description: A PERMANENT CONSTRUCTION EASEMENT BEING A PART OF NORTHEAST 1/4 THE SOUTHWEST 1/4 OF SECTION 13, TOWNSHIP 1 NORTH, RANGE 13 WEST, IN THE CITY OF LITTLE ROCK, PULASKI COUNTY, ARKANSAS, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCING AT THE INTERSECTION OF THE WEST LINE OF SAID NORTHEAST 1/4 OF THE SOUTHWEST 1/4, AND THE SOUTH RIGHT-OF-WAY LINE OF WEST 36TH STREET, THENCE ALONG THE WEST LINE OF SAID NORTHEAST 1/4 OF THE SOUTHWEST 1/4, S0°06'00"E 490.38' TO THE NORTHWEST CORNER OF A PARCEL OF LAND HAVING A PARCEL IDENTIFICATION NO. OF 44L1150001700 AND BEING DESCRIBED IN RECORD DEED BOOK 2011; PAGE 040412, FILED AT THE PULASKI COUNTY COURTHOUSE, THENCE ALONG THE NORTH LINE OF SAID PARCEL THE FOLLOWING (4) FOUR COURSES AND DISTANCES S70°24'06"E 62.31'; THENCE S69°06'34"E 21.18'; THENCE S69°06'33"E 247.80'; THENCE S70°32'52"E 48.38' TO THE POINT OF BEGINNING; THENCE CONTINUING ALONG SAID NORTH PARCEL LINE S70°32'52"E 337.51' TO A POINT ON THE NORTH RIGHT-OF-WAY LINE OF COLONEL GLEN ROAD; THENCE ALONG SAID NORTH RIGHT-OF-WAY LINE S65°23'05"W 242.19'; THENCE CONTINUING ALONG SAID NORTH RIGHT-OF-WAY LINE S63°21'20"W 4.91'; THENCE LEAVING SAID NORTH RIGHT-OF-WAY LINE N40°51'50"W 147.63'; THENCE N1°36'26"E 103.87' TO THE POINT OF BEGINNING CONTAINING 0.78 ACRES (34,178.17 SQUARE-FEET), MORE OR LESS.

Parcel No.: 44L1150001700

Ward: 6