

**Little Rock Board of Directors Meeting
June 21, 2016
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; Webb; Cazort; Wright; Wyrick; Kumpuris; Adcock; and Mayor Stodola. Directors absent: Richardson; Fortson; and Vice-Mayor Hines. Rev. Dr. Kate Alexander, Associate Rector Christ Episcopal Church delivered the invocation, which was followed by the Pledge of Allegiance.

Mayor Stodola stated that there was not a quorum present; therefore, the meeting would have to be recessed until June 28, 2016, in order to vote on the ordinances.

PRESENTATIONS

Little Rock Police Department Citizen's Police Academy Clergy Class

ADDITIONS:

M-1 ORDINANCE: To amend Section 1 of Little Rock, Ark., Ordinance No. 21,224 (May 3, 2016) to correct the property description for the Villas at Chenal Revised Long-Form PD-R, located on Chenal Valley Drive at LaMarche Drive; **to declare an emergency**; and for other purposes. *Staff recommends approval.*

Director Cazort made the motion, seconded by Director Adcock, to add Item M-1 to the Grouped Items. By unanimous voice vote of the Board Members present, **Item M-1 was added to the Grouped Items.**

CONSENT AGENDA (Items 1 - 15)

1. RESOLUTION NO. 14,359; Z-8829-A: To set July 5, 2016, as the date of hearing on an appeal of the Planning Commission's recommendation of denial for a requested rezoning of 0.53 acres, from R-2, Single-Family District, to C-3, General Commercial District (with condition), located at 8216 Cantrell Road, in the City of Little Rock, Arkansas; and for other purposes.

2. RESOLUTION NO. 14,360; Z-9094: To set July 5, 2016, as the date of hearing on an appeal of the Planning Commission's recommendation of denial for a requested PCD, Planned Commercial Development, titled Neil Short-Form PD-C, located at 1215 Dennison Street, in the City of Little Rock, Arkansas; and for other purposes.

3. RESOLUTION NO. 14,361: To authorize the City Manager to enter into a contract with Steve Landers Toyota, in the amount of \$127,585.00, for the purchase of five (5)

Toyota Camry Hybrid Vehicles for the Little Rock Police Department, utilizing the Arkansas State Contract Purchasing Agreement; and for other purposes. *Staff recommends approval.*

Synopsis: Approval of a resolution authorizing the City Manager to enter into a contract with Steve Landers Toyota for the purchase of five (5) Toyota Camry Hybrid Vehicles for the Little Rock Police Department.

4. RESOLUTION NO. 14,362: To authorize the City Manager to enter into a contract with Landers Dodge Jeep, in the amount of \$284,593.21, for the purchase of eleven (11) Dodge Charger V8 Vehicles for the Little Rock Police Department, utilizing the Arkansas State Contract Purchasing Agreement; and for other purposes. *Staff recommends approval.*

Synopsis: Approval of a resolution authorizing the City Manager to enter into a contract with Landers Dodge Jeep for the purchase of eleven (11) Dodge Charger V8 Vehicles for the Little Rock Police Department.

5. RESOLUTION NO. 14,363: To authorize the City Manager to enter into a contract with North Point Ford, in the amount of \$83,692.00, for the purchase of three (3) Ford F-150 4x4 Crew Cab Vehicles for the Little Rock Police Department, utilizing the Arkansas State Contract Purchasing Agreement; and for other purposes. *Staff recommends approval.*

Synopsis: Approval of a resolution authorizing the City Manager to enter into a contract with North Point Ford for the purchase of three (3) Ford F-150 4x4 Crew Cab vehicles for the Little Rock Police Department.

6. RESOLUTION NO. 14,364: To authorize the City Manager to enter into a contract with North Point Ford, in the amount of \$186,319.00, for the purchase of seven (7) Ford Interceptor Utility Vehicles for the Little Rock Police Department, utilizing the Arkansas State Contract Purchasing Agreement; and for other purposes. *Staff recommends approval.*

Synopsis: Approval of a resolution authorizing the City Manager to enter into a contract with North Point Ford for the purchase of seven (7) Ford Interceptor Utility Vehicles for the Little Rock Police Department.

7. RESOLUTION NO. 14,365: To authorize the City Manager to award a contract to Burkhalter Technologies, Inc., in an amount not to exceed \$1,037,041.20, for the Zoo Drive Roundabout Improvement Project; 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 Burkhalter Technologies, Inc., for the Zoo Drive Roundabout, Project No. 13-B-3D, Bid No. 16014. (Located in Ward 3)

8. RESOLUTION NO. 14,366: To authorize the City Manager to award a contract to Junkin Construction Company, Inc., in an amount not to exceed \$207,540.00, for sidewalk construction 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, Junkin Construction Company, Inc., for sidewalk construction within the City of Little Rock.

9. RESOLUTION NO. 14,367: To authorize the City Manager to award a contract to Redstone Construction Group, Inc., in an amount not to exceed \$645,091.80, for McAdoo Street Improvements; and for other purposes. *(Funding from the 2012 3/8-Cent Capital Improvement Sales Tax and the 2013 Limited Tax General Obligation Capital Improvement Bonds) Staff recommends approval.*

Synopsis: Authorizes the City Manager to execute an agreement with Redstone Construction Group, Inc., for McAdoo Street Improvements Project No. 13-8-13G, Bid No. 16017. (Located in Ward 3)

10. RESOLUTION NO. 14,368: To authorize the City Manager to award a contract to Harper Construction, Inc., in an amount not to exceed \$1,731,945.00, for Street and Drainage Improvements to Taylor Loop Road; and for other purposes. *(Funding from the 2012 3/8-Cent Capital Improvement Sales Tax and the 2013 Limited Tax General Obligation Capital Improvement Bonds) Staff recommends approval.*

Synopsis: Authorizes the City Manager to execute an agreement with Harper Construction, Inc., for improvements to Taylor Loop Road, Project No. 13-B-5E & No. 13-5-014, Bid No. 16016. (Located in Ward 5)

11. RESOLUTION NO. 14,369: To authorize the City Manager to submit all necessary documents to the United States Department of Housing and Urban Development (HUD) to request an exception of a conflict of interest for a City employee, who is related to an applicant to utilize HUD Funds for assistance in the rehabilitation of the applicant's residence; and for other purposes. *Staff recommends approval.*

Synopsis: Approval to allow the City Manager to submit necessary documents to the United States Department of Housing and Urban Development (HUD) to request an exception of a conflict of interest for a City employee related to an applicant for assistance utilizing HUD Funds.

12. RESOLUTION NO. 14,370: To amend Little Rock, Ark., Resolution No. 13,954 (August 19, 2014) to property set out the various programs and amounts for the 2015 Community Development Block Grant Funds; to include a program for the West Central Senior Activity Center; and for other purposes. *Staff recommends approval.*

Synopsis: Amendment of sources and uses of 2015 CDBG, HOME, and HOPWA Funds included in the City's Annual Plan based on HUD final allocation.

13. RESOLUTION NO. 14,371: To amend Little Rock, Ark., Resolution No. 14,283 (February 2, 2016), which authorized the City Manager to enter into a contract with Bails and Associates, in an amount not to exceed \$89,920.00, plus any applicable taxes, for INFOR Lawson Upgrade and Installation Services; to authorize the expenditure of an additional amount of \$6,500.00, due to unexpected additional work; and for other purposes. *(Funding from the 2012 3/8-Cent Capital Improvement Sales Tax) Staff recommends approval.*

Synopsis: A resolution to amend Resolution No. 14,283 which authorized the contract with Bails and Associates for the INFOR/Lawson upgrade to include additional services.

14. RESOLUTION NO. 14,372: To authorize the City Manager to sell the Little Rock Police Department's retired Bell Jet Ranger OH-58A Helicopter, with a reserve selling prices of \$100,000.00; and for other purposes. *Staff recommends approval.*

Synopsis: The resolution authorizes the City Manager to sell a Bell Jet Ranger Helicopter ("Air-2") that is no longer needed by the Little Rock Police Department for its Airborne Patrol Program.

15. RESOLUTION NO. 14,373: To make appointments to the Central Arkansas Water Board of Commissioners; and for other purpose. *Staff recommends approval.*

Synopsis: Appointment of Kandi Hughes to fill the unexpired term of Marie-Bernarde Miller, said term to expire on June 30, 2022. Re-Appointment of Jay Hartman to his second seven (7)-year term, said term to expire on June 30, 2023.

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

GROUPED ITEMS (Items 16 – 19 and Item M-1)

16. ORDINANCE; Z-7517-A: To approve a Planned Zoning Development and establish a Planned Commercial District, titled Highway 10 Storage Center Long-Form PCD, located at 9300 Ferndale Cut-Off, Little Rock, Arkansas, amending the Official Zoning Map of the City of Little Rock, Arkansas; and for other purposes. *Planning Commission: 11 ayes; 0 nays; and 0 absent. Staff recommends approval.*

Synopsis: The applicant is proposing the rezoning of this site from C-3, General Commercial District, to PCD, Planned Commercial Development, to allow for the development of the site with mini-warehouses. (Located in the City's Extraterritorial Jurisdiction)

17. ORDINANCE; Z-8605-C: To approve a Planned Zoning Development and establish a Planned Commercial District, titled SRVC Kanis Revised Short-Form PD-C, located at 11601 Kanis Road, Little Rock, Arkansas, amending the Official Zoning Map of the City of Little Rock, Arkansas; and for other purposes. *Planning Commission: 11 ayes; 0 nays; and 0 absent. Staff recommends approval.*

Synopsis: The applicant is proposing a revision to the previously-approved PD-C, Planned Development – Commercial, to allow the rear portion of this site to be sold to an adjacent property owner, Arkansas Urology. (Located in Ward 6)

18. ORDINANCE; Z-8632-B: To approve a Planned Zoning Development and establish a Planned Office District, titled Arkansas Urology Revised Short-Form POD, located at 1300 Centerview Drive, Little Rock, Arkansas, amending the Official Zoning Map of the City of Little Rock, Arkansas; and for other purposes. *Planning Commission: 11 ayes; 0 nays; and 0 absent. Staff recommends approval.*

Synopsis: The applicant is proposing a revision to the previously-approved POD, Planned Office Development, to expand the site area by 1.3 acres to the west of their existing facility. (Located in Ward 6)

19. ORDINANCE: 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: Eight (8) residential structures 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.

M-1 ORDINANCE: To amend Section 1 of Little Rock, Ark., Ordinance No. 21,224 (May 3, 2016) to correct the property description for the Villas at Chenal Revised Long-Form PD-R, located on Chenal Valley Drive at LaMarche Drive; **to declare an emergency;** and for other purposes. *Staff recommends approval.*

The ordinances were read a first time.

SEPARATE ITEMS (Item 20)

20. RESOLUTION NO. 14,374: A resolution to endorse the Master Plan for Little Rock's Children, Youth and Families; to encourage the prompt implementation of this plan; and for other purposes. *Staff recommends approval.*

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

PUBLIC HEARINGS (Item 21)

21. ORDINANCE: To authorize the construction of betterments and improvements to the sewer system of the City of Little Rock, Arkansas; authorizing the issuance of a Sewer Revenue Bond, Series 2016 for the purpose of financing the cost thereof; providing for the payment of the principal and interest on the Bond; and for other purposes.

Mayor Stodola opened the public hearing. The ordinance was read a first time.

OTHER BUSINESS

Mabel Kelly: Stated that on June 7, 2016, the Board had previously voted to condemn her property located at 2209 Boulevard Avenue. Ms. Kelly stated that she had arrived late and the issue had already been voted in on the meeting was in the process of being adjourned. Ms. Kelly stated that the material to fix the house was located within the structure and that the \$35,000 estimate given by staff to repair the house was inaccurate and that they were planning on doing the majority of the work themselves. Ms. Kelly stated that they wanted to repair the house; however, because the house had been condemned, they were not allowed to pull any permits. Ms. Kelly asked that the Board give them the chance to fix the house.

Director Cazort asked if Ms. Kelly or her husband were licensed contractors. Ms. Kelly stated that neither of them were licensed contractors; however, one (1) of their partners was a bonded and licensed contractor. In addition, Ms. Kelly stated that one of their partners was a Master Electrician and had offered to do the work for free. Director Cazort asked how much it would take to make the needed repairs on the house. Ms. Kelly stated that they had estimated it would take approximately \$3,000.00 to make the needed repairs. Director Cazort asked how long it would take to make the needed repairs. Ms. Kelly stated that they had estimated that the time needed would be six (6) months to bring the structure up to Code.

City Attorney Tom Carpenter stated that in order to cease condemnation action on the structure, a motion to expunge the vote would need to be made and the vote would have to be unanimous. City Attorney Carpenter stated that even though there was not a quorum present, as long as there was a unanimous vote by the Board Members present, the motion to expunge could be made and approved.

Director Cazort stated that if the Board was going to vote to expunge the vote that evening, his vote would be no; however, he would be willing to address it at the June 28, 2016, Reconvened Meeting and allow Ms. Kelly the opportunity to provide evidence that the remainder of the structure was in good condition and the materials that she stated that she already had were in condition to be utilized.

City Attorney Carpenter stated that if the announcement was made that a motion would be made at the next meeting, it would only take a majority vote; however, if there was no prior announcement, it would take a unanimous vote. Director Hendrix stated that she was making the announcement that a motion to expunge the vote would be made at the June 28, 2016, Reconvened Meeting.

City Clerk Susan Langley stated the Little Rock Police Department had received notification of eligibility to apply for funds from the FY2016 Edward Byrne Memorial Justice Assistance Grant Program and that the amount of the allocation for Little Rock and Pulaski County had been established at \$282,120.00. Ms. Langley stated that as part of the application process, the Little Rock Police Department, as the Fiscal Agent for the grant, was required to notify its governing body of the eligibility and that information needed to be read and included in the minutes of that evening's meeting.

Director Kumpuris made the motion, seconded by Director Adcock, to recess the meeting until June 28, 2016. By unanimous voice vote of the Board Members present, **the meeting was recessed until June 28, 2016.**

ATTEST:

APPROVED:

Susan Langley, City Clerk

Lance Hines, Vice-Mayor