

MINUTES
BOARD OF DIRECTORS MEETING
City Hall – 500 W. Markham
November 1, 2005 - 6:00 PM

The Board of Directors of the City of Little Rock, Arkansas met in regular session with Mayor Jim Dailey presiding. City Clerk, Nancy Wood called the roll with the following Directors Present: Pugh, Keck, Hinton, Stewart, Wyrick, Adcock, Mayor Dailey, and Vice Mayor Graves. Director Wyrick and Cazort were absent. Director Hurst enrolled at 6:50PM, and Director Kumpuris enrolled at 6:03PM. Director Kumpuris gave the invocation, which was followed by the Pledge of Allegiance.

USCM City Livability Award – George Wheatley

Little Rock Planning Commission Interviews - Lucas Hargraves and Rebecca Chandler-Fisher
Doug Smith was scheduled for an interview but was not present.

The Consent agenda consisting of Items 1-14

1. **MOTION** - To approve minutes of regular Board of Directors Meeting: October 4, 2005.
2. **MOTION - Z-3960-A** - To set the date of Public Hearing for November 15, 2005 to repeal Ordinance No. 19374, revoking a temporary Planned Commercial District titled **Southern Automotive Short Form PD-C** located at **7305 Cantrell Road** and restoring the previous zoning classifications of C-3, General Commercial. *Staff recommends approval.*
Synopsis: The applicant is requesting that the ordinance which established the Southern Automotive Short Form PD-C located at 7305 Cantrell Road be revoked and the previous zoning of C-3 General Commercial be restored.
3. **RESOLUTION 12,120** - To authorize the City Manager to enter into a contract with **Motorola, Inc** to purchase a 3-1-1 General Information/Customer Relations Management System. *Staff recommends approval.* **2004 Bond Project. Synopsis: The Police Department is requesting approval to authorize the City Manager to enter into a contact with Motorola to purchase a 3-1-1 General Information/Customer Relations Management System. Motorola, Inc. was one (1) of two (2) bidders and submitted the lowest bid for the project.**
4. **RESOLUTION 12,121** - To authorize the City Manager to renew the contract for employee dental insurance with **Delta Dental Plan of Arkansas** for two (2) additional years; and for other purposes. *Staff recommends approval.* **Synopsis: The Delta Dental Plan of Arkansas has proposed a renewal of the current policy with a (2) two-year rate guarantee.**
5. **RESOLUTION 12,122** - To authorize the City Manager to execute contracts for the purchase of **Lot 3-R, Block 40, Original City Addition** to construct a downtown police service center. *Staff recommends approval.* **2004 Bond Project. Synopsis: Authorizing the City Manger to execute contracts for the purchase of Lot 3R, Block 40, Original City Addition to construct a downtown police service center.**

6. **RESOLUTION 12,123** - To authorize the City Manager to execute an agreement with **Township Builders, Inc.** in the amount of \$644,461.40 for street and drain reconstruction of **Maryland Avenue** (Brown Street to Cedar Street). *Staff recommends approval.* **Synopsis: Street and drain reconstruction of Maryland Avenue (Brown Street to Cedar Street). Bid No. 05-326. Funding is from the 2005 CDBG Program.**

7. **RESOLUTION 12,124** - To approve the **2006 Annual Action Plan** delineating the uses of the CDBG, HOME, and ADDI entitlements for the 2006 Program Year (January 1, 2006 through December 31, 2006). **Synopsis: The approval of the resolution approves the submission of the Action Plan to the Department of Housing and Urban Development.**

8. **RESOLUTION 12,125** - Extending the contract for Interstate Lighting Repair Project 2005, within the City of Little Rock, Arkansas. *Staff recommends approval.* **Synopsis: A contract for the repair of the Interstate Lighting System was bid on April 4, 2005 as an annual contract. The original PO was established at \$42,090. Damage to the street light system resulting from automobile crashes has resulted in damages in excess of the original PO. In order to continue maintaining the Interstate Lighting System, the PO must be extended to cover the expenses to reinstall the light poles that have been knocked down.**

9. **RESOLUTION 12,126** - Awarding a contract to Lasiter Construction, Inc. for **Reck Road Culvert Drainage Construction Project**. *Staff recommends approval.* **2004 Bond Project.** **Synopsis: Authorizes the City Manager to execute an agreement with Lasiter Construction, Inc. for drainage improvement for the Reck Road Culvert Drainage Project. Bid No. 05-319.**

10. **RESOLUTION 12,127** - Authorizing the use of up to \$250,000 in 2004 Bond Program **Traffic Signal Project Capital Funds** to Match \$250,000 Private Contributions for intersection improvements at **Chenal Parkway at Wellington Hills**. *Staff recommends approval.* **2004 Bond Project.** **Synopsis: Authorizes the expenditure of \$250,000 of 2004 Bond Capital Improvement Program funds for intersection improvements at Chenal Parkway at Wellington Hills Road.**

11. **RESOLUTION 12,128** - Awarding a contract to Building and Utility Contractors, Inc. for Stonewall (Spruce to County Club) Drainage Construction Project. *Staff recommends approval.* **2004 Bond Project.** **Synopsis: Authorizes the City Manager to execute an agreement with Building & Utility Contractors, Inc. for drainage improvements Stonewall (Spruce to Country Club) Drainage. Bid No. 05-321.**

12. **RESOLUTION 12,129** - To authorize the City Manager to enter into a contract with **Pierce Construction, Inc.** to supply personnel to perform overflow heat and air repairs. *Staff recommends approval.* **Synopsis: Authorizes Pierce Construction, Inc. to supply personnel to perform heat and air repairs on an hourly basis when the limited City HVAC Staff can not respond in a timely manner.**

13. **RESOLUTION 12,130** - To set the date of public hearing for November 15, 2005 on a petition for the formation of the **Covenant Cove Municipal Multi-purpose Improvement District No. 640** of Little Rock, Arkansas.

14. **RESOLUTION 12,131** - To authorize the City Manager to enter into a contract with **Harris Construction Management** for the 2005 Sidewalk Replacement Program providing for concrete sidewalk repairs citywide.

A motion was made by Director Adcock, seconded by Director Pugh, to adopt the Consent Agenda. Directors Hurst, Wyrick, and Cazort were absent at time of vote. By unanimous voice vote of the Board members present, being two-thirds in number, **the Consent Agenda was adopted.**

CITIZENS COMMUNICATIONS

Speaker: Ed Jaros
Topic: Firefighter Staffing

Speaker: Allen Kerr
Topic: Pulaski County Jail reform

PLANNING & DEVELOPMENT

The grouped items consisting of Items 15 – 21 were read the first time.

15. ORDINANCE 19,422 - LU-05-04-02 – To amend the Land Use Plan (16,222) in the **Heights Hillcrest Planning District** from Single Family to Suburban Office; and for other purposes. *Staff recommends approval. Planning Commission: 10 ayes, 0 nays, 1 absent.* **Synopsis: Land Use Plan Amendments in the Heights Hillcrest Planning District from Single Family to Suburban Office for future development.**

16. ORDINANCE 19,423 - Z-7350-B – Approving a Planned Zoning Development and establishing a Planned Office District titled **Hillcrest Vista Short-Form PD-O** located at **5100 A Street**, Little Rock, Arkansas, amending Ordinance 18,856 and the Official Zoning Map of the City of Little Rock, and for other purposes. *Staff recommends approval. Planning Commission 10 ayes, 0 nays, 1 absent.* **Synopsis: Rezoning from PD-C to PD-O to allow the redevelopment of the site utilizing the existing apartment buildings.**

17. ORDINANCE 19,424 - LU-05-06-02 – To amend the Land Use Plan (16,222) in the **East Little Rock Planning District** from Park/Open Space to Mixed Use; and for other purposes. *Staff recommends approval. Planning Commission: 9 ayes, 0 nays, 2 absent.* **Synopsis: Land Use Plan Amendments in the East Little Rock Planning District from Levee to Arkansas River, John to Fletcher Streets, changing an area of Park/Open Space to Mixed Use. This is allowed for development along the river which includes a trail connection for the River Edge Trail.**

18. ORDINANCE 19,425 - Z-7919 – To approve a Planned Zoning Development and establishing a Planned Commercial District titled **Lighthouse Point Long Form PCD** located **north of East 3rd Street, east of Bond Street**, Little Rock, Arkansas, amending the Official Zoning Map of the City of Little Rock, and for other purposes. *Staff recommends approval. Planning Commission 9 ayes, 0 nays, 1 recusal, and 1 absent.* **Synopsis: Proposing a rezoning of this site from R-4, Two (2) Family District and I-2 Light Industrial District to PCD to allow a Mixed Use development containing a marina, retail and residential.**

19. **ORDINANCE 19,426 - Z-5223-C** – To approve a Planned Zoning Development and establishing a Planned Office District titled **Stubblefield Revised Short Form POD**, located at **1400 Bishop Street**, Little Rock, Arkansas, amending Ordinance No. 18,046 and the Official Zoning Map of the City of Little Rock; and for other purposes. *Staff recommends approval. Planning Commission 10 ayes, 0 nays, 1 absent.* **Synopsis: Revision to the previously approved POD zoning to include a barbershop/beauty salon as an allowable use for the site along with office and residential uses.**

20. **ORDINANCE 19,427 - Z-6809-A**- Approving a Planned Zoning Development and establishing a Planned Residential District titled **Marchant and Reese Short Form PD-R** located at **700 South Cedar Street**, Little Rock, Arkansas, amending Ordinance No. 18,287 and the Official Zoning Map of the City of Little Rock, and for other purposes. *Staff recommends approval. Planning Commission 10 ayes, 0 nays, 1 absent.* **Synopsis: Rezoning from PD-C to PD-R to allow the redevelopment of the site utilizing the existing apartment buildings.**

Items 15 – 21 were read the first time. Director Adcock made the motion, seconded by Director Pugh to suspend the rules and place only Items 15-21 on second reading. Mr. Carpenter, City Attorney, stated that because there were not enough board members present to suspend the rules, for Item 21, because of Director Kumpuris' recusal, it should be kept on first reading until Dr. Hurst enrolled later in the meeting. Mr. Carpenter stated he understood that Director Hurst would be enrolling later in the meeting. By unanimous voice vote of the Board members present, being two-thirds in number, the rules were suspended and the ordinances (Items 15 – 20) were read the second time. Director Adcock seconded by Director Hinton made the motion to suspend the rules and place Items 15-20 on third reading. By unanimous voice vote of the Board members present, being two-thirds in number, the rules were suspended and the ordinance was read the third time. Directors Cazort and Wyrick and Hurst were absent. By unanimous voice vote of the Board members present, being two thirds in number, **the ordinances (Items 15-20) passed.**

21. **ORDINANCE 19,428 - Z-7921** - Approving a Planned Zoning Development and establishing a Planned Office District titled **Kumpuris Short Form PD-O** located at **5921 Lee Street**, Little Rock, Arkansas, amending the Official Zoning Map of the City of Little Rock, and for other purposes. *Staff recommends approval. Planning Commission: 11 ayes, 0 nays.* **Synopsis: The applicant is proposing the rezoning of this site from R-3, Single Family to PD-O to allow the construction of a parking lot to serve an adjacent medical office facility. (See Item 23).**

SEPARATE ITEMS (22 - 25)

22. **ORDINANCE 19,429 - Z-7917** – Approving a Planned Zoning Development and establishing a Planned Commercial District titled **Verizon Wireless Short Form PCD** located at **12018 Chenal Parkway**, Little Rock, Arkansas; amending the Official Zoning Code of the City of Little Rock; and for other purposes. *Staff recommends denial. Planning Commission: 7 ayes, 3 nays, 1 absent.* **Synopsis: The applicant is proposing a rezoning of the site from C-3, General Commercial District to PCD to allow the placement of a one hundred (100) square foot sign along the western façade of the building. The request includes C-3 uses as alternative uses for the site.**

Ellen Hancock, Project Manager for Verizon, spoke in favor of the one hundred (100) square foot sign. Tony Bozynski, Planning Director, stated that staff would not support a one hundred (100) square foot sign which would be located along the western façade of the building located at 12018 Chenal Parkway. Board members asked Mr. Bozynski, Planning Director, if staff was still recommending denial of the (100) one hundred foot sign and recommending the (50) fifty foot sign. Mr. Bozynski answered that they were. He indicated that the ordinance only allowed for a (50) fifty foot sign in this location. There was an informal consensus of the Board that they would not approve the 100 foot signage but would be in favor of the (50) fifty foot signage, and asked Ms. Hancock if she would be willing to amend the ordinance that is before the Board, to (50) fifty foot signage. Ms. Hancock said she would really like to have the 100 one hundred foot sign, but would be willing to amend the ordinance, and would accept the (50) fifty foot sign. By unanimous voice vote of the Board members present, being two thirds in number, **the ordinance passed as amended to fifty (50) square foot signage.**

23. ORDINANCE 19,430 - S-1428-B - Granting a variance for Various Lot Development Standards of Chapter 31 of the Code of Ordinances of the City of Little Rock, Arkansas, providing for a variance to allow a reduced lot depth, a variance to allow a reduced lot width and a variance to allow an increased lot depth to width ratio for the **Waters Edge Subdivision Preliminary Plat** located north of **David O Dodd Road, east of I-430**. *Staff recommends approval. Planning Commission 10 ayes, 0 nays, 1 absent.* **Synopsis: Revise a previously approved preliminary plat to add twenty (20) additional acres. The applicant is seeking variances from the Subdivision Ordinance to allow the development of the site with reduced lot widths, reduced lot depths, and an increased lot depth to width ratio.**

Item 23 was read the first time. Director Adcock, seconded by Director Hurst made the motion to suspend the rules and place the ordinance on second reading, and to add Item 21 to the second reading since Director Hurst was now present. By unanimous voice vote of the Board members present, being two-thirds in number, the rules were suspended and the ordinances (Items 21 and 23) were read the second time. Director Adcock, seconded by Director Hinton made the motion to suspend the rules and place the ordinance on third reading. By unanimous voice vote of the Board members present, being two-thirds in number, the rules were suspended and the ordinances were read the third time. By unanimous voice vote of the Board members present, being two thirds in number, **the ordinances (Item 21 and 23) were passed.** Director Kumpuris recused on Item 21 and Directors Cazort and Wyrick were absent.

24. ORDINANCE

Deferred (Nov. 15th)

To prohibit illegal laboratories, including clandestine methamphetamine laboratories; to provide for the dismantle and cleanup of illegal laboratories after notice to cease and desist; to provide for disposal of items involved in and located within the immediate area surrounding the laboratories; and for other purposes. **(Ordinance contains an emergency clause). 3rd reading.** (1st Reading: September 20, 2005. 2nd Reading: October 4, 2005).

Director Hurst made a motion seconded by Director Adcock to go into executive session. By unanimous voice vote of the Board members present, the meeting was recessed at 7:15PM and reconvened at 7:55PM.

25. EXECUTIVE SESSION & RESOLUTION NO. 12,132. Various Board and Commission Appointments.

City Manager, Bruce Moore, announced the newly appointed individuals that were to fill the Boards and Commission vacancies.

Americans with Disabilities Act Citizen Grievance Committee:

	Appointment -	Rev. Larry Gary
Animal Services Advisory Board:	Re-instatement -	John Seng
City Beautiful Commission:	Re-appointment -	John Beneke
	Re-appointment -	Jan Hicks
	Appointment -	Ross Piazza
Community Housing Advisory Board:	Appointment	Rebecca Chandler-Fisher
		(filling un-expired term; expires 6-2-06)
	Re-appointment -	Mark Ross

Housing Board of Adjustment and Appeals:

Appointment -	John Busby
Appointment -	Aaron Pettus

Little Rock Parks and Recreation Commission:

Appointment -	Jordan P. Johnson
Appointment -	Don Evans
Reappointments -	Randy Bynum
	Kristi Clark
	William G. Cobb
	Melinda Faubel
	Leonard Hawkins
	William Rahn

Little Rock Planning Commission:	Appointment -	Lucas Hargraves
	Re-appointment-	Gary Langlais

Little Rock Zoo Board of Governors:	Re-instatement	John Twyford
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ATTEST:

APPROVE:

Nancy Wood, CMC
City Clerk

Jim Dailey
Mayor