

# City of Fayetteville, Arkansas

*113 West Mountain Street  
Fayetteville, AR 72701  
479-575-8323*



## City Council Meeting

**October 4, 2016  
5:30 p.m.**

**City Hall Room 219  
113 West Mountain**

### **City Council**

*Adella Gray Ward 1  
Sarah Marsh Ward 1  
Mark Kinion Ward 2  
Matthew Petty Ward 2  
Justin Tennant Ward 3  
Martin W. Schoppmeyer, Jr. Ward 3*

*John S. La Tour Ward 4  
Alan Long Ward 4*

***ELECTED OFFICIALS:  
Mayor Lioneld Jordan  
City Attorney Kit Williams  
City Clerk Treasurer Sondra Smith***

**Call To Order**

**Roll Call**

**Pledge of Allegiance**

**Mayor's Announcements, Proclamations and Recognitions**

1. 2016-0366 DEVELOPMENT SERVICES PRESENTATION - JEREMY PATE

Legislation Text

**City Council Meeting Presentations, Reports and Discussion Items:**

**Agenda Additions:**

**A. Consent:**

- A. 1 2015-0656 APPROVAL OF THE SEPTEMBER 20, 2016 CITY COUNCIL MEETING MINUTES.

Legislation Text

- A. 2 2016-0431 SPRINGDALE TRACTOR CO.: A RESOLUTION TO AUTHORIZE THE PURCHASE OF A KUBOTA 60-INCH PRO DECK MOWER WITH CANOPY IN THE AMOUNT OF \$13,175.00 FROM SPRINGDALE TRACTOR CO. OF SPRINGDALE, ARKANSAS FOR USE BY THE TRANSPORTATION SERVICES DEPARTMENT, AND TO APPROVE A BUDGET ADJUSTMENT

Legislation Text

SPRINGDALE TRACTOR CO.

BA \_SPRINGDALE TRACTOR CO.:

- A. 3 2016-0424 BID NO. 16-54 LEWIS FORD SALES, INC. TRANSPORTATION DEPARTMENT: A RESOLUTION TO AWARD BID NO. 16-54 AND AUTHORIZE THE PURCHASE OF A FORD F550 CREW CAB 4X4 WITH DAVIS DUMP BODY FROM LEWIS FORD SALES, INC. OF FAYETTEVILLE, ARKANSAS IN THE AMOUNT OF \$54,670.88 FOR USE BY THE TRANSPORTATION DEPARTMENT

Legislation Text

BID NO. 16-54 LEWIS FORD SALES, INC. TRANSPORTATION DEPARTMENT

- A. 4 2016-0425 BID NO. 16-54 LEWIS FORD SALES, INC. PARKS AND RECREATION DEPARTMENT: A RESOLUTION TO AWARD BID NO. 16-54 AND AUTHORIZE THE PURCHASE OF A FORD F350 CREW CAB 4X4 WITH DAVIS DUMP BODY FROM LEWIS FORD SALES, INC. OF FAYETTEVILLE, ARKANSAS IN THE AMOUNT OF \$44,947.88 FOR USE BY THE PARKS AND RECREATION DEPARTMENT

Legislation Text

BID NO. 16-54 LEWIS FORD SALES, INC. PARKS AND RECREATION DEPARTMENT

- A. 5 2016-0426 BID NO. 16-54 LEWIS FORD SALES, INC. WATER AND SEWER OPERATIONS DIVISION: A RESOLUTION TO AWARD BID NO. 16-54 AND AUTHORIZE THE PURCHASE OF A FORD F550 STANDARD CAB WITH DAVIS DUMP BODY FROM LEWIS FORD SALES, INC. OF FAYETTEVILLE, ARKANSAS IN THE AMOUNT OF \$48,397.88 FOR USE BY THE WATER AND SEWER OPERATIONS DIVISION

Legislation Text

BID NO. 16-54 LEWIS FORD SALES, INC. WATER AND SEWER OPERATIONS DIVISION

- A. 6 2016-0430 BID NO. 16-56 LEWIS FORD SALES, INC. WATER AND SEWER OPERATIONS DIVISION: A RESOLUTION TO AWARD BID NO. 16-56 AND AUTHORIZE THE PURCHASE OF A FORD F550 4X4 WITH READING UTILITY BODY FROM LEWIS FORD SALES, INC. OF FAYETTEVILLE, ARKANSAS IN THE AMOUNT OF \$48,005.00 FOR USE BY THE WATER AND SEWER OPERATIONS DIVISION

Legislation Text

BID NO. 16-56 LEWIS FORD SALES, INC. WATER AND SEWER OPERATIONS DIVISION

- A. 7 2016-0429 BID NO. 16-57 LEWIS FORD SALES, INC. WATER AND SEWER OPERATIONS DIVISION: A RESOLUTION TO AWARD BID NO. 16-57 AND AUTHORIZE THE PURCHASE OF A FORD F550 DIESEL 4X4 WITH READING UTILITY BODY FROM LEWIS FORD SALES, INC. OF FAYETTEVILLE, ARKANSAS IN THE AMOUNT OF \$55,243.00 FOR USE BY THE WATER AND SEWER OPERATIONS DIVISION

Legislation Text

BID NO. 16-57 LEWIS FORD SALES, INC. WATER AND SEWER OPERATIONS DIVISION

- A. 8 2016-0438 BID NO. 16-60 ART THURESON INC.: A RESOLUTION TO AWARD BID NO. 16-60 AND AUTHORIZE THE PURCHASE OF A PREFABRICATED BRIDGE IN THE AMOUNT OF \$31,500.00 FROM ART THURESON, INC. OF WATERFORD, MICHIGAN FOR INSTALLATION ON THE CATO SPRINGS TRAIL

Legislation Text

BID NO. 16-60 ART THURESON INC.

- A. 9 2016-0442 GARVER, LLC AMENDMENT NO. 1: A RESOLUTION TO APPROVE AMENDMENT NO. 1 TO THE CONTRACT WITH GARVER, LLC IN THE AMOUNT OF \$32,200.00 TO ADD CONSTRUCTION PHASE SERVICES RELATED TO THE INSTALLATION OF A TUNNEL AND BRIDGES ON A PORTION OF THE CATO SPRINGS TRAIL WITHIN THE ARKANSAS HIGHWAY AND TRANSPORTATION DEPARTMENT RIGHT OF WAY

Legislation Text

GARVER, LLC AMENDMENT NO. 1

- A. 10 2016-0441 WALTON ARTS CENTER COUNCIL, INC. RESTATED ARTICLES OF INCORPORATION: A RESOLUTION TO APPROVE THE RESTATED ARTICLES OF INCORPORATION OF THE WALTON ARTS CENTER COUNCIL, INC.

Legislation Text

Agenda Packet WAC Restates Articles of Incorporation

**B. Unfinished Business:**

- B. 1 2016-0328 RZN 16-5442 (2514 W. LORI RD./RAZORBACK GOLF COURSE): AN ORDINANCE TO REZONE THAT PROPERTY DESCRIBED IN REZONING PETITION RZN 16-5442 FOR APPROXIMATELY 99.10 ACRES LOCATED AT 2514 WEST LORI ROAD FROM R-A, RESIDENTIAL AGRICULTURAL; RSF-1, RESIDENTIAL SINGLE FAMILY, ONE UNIT PER ACRE AND RSF-4, RESIDENTIAL SINGLE FAMILY, 4 UNITS PER ACRE TO NC, NEIGHBORHOOD CONSERVATION; R-A, RESIDENTIAL AGRICULTURAL AND NS, NEIGHBORHOOD SERVICES SUBJECT TO THE ATTACHED BILL OF ASSURANCE (LEFT ON SECOND READING)

Legislation Text

RZN 16-5442 (2514 W. LORI RD./RAZORBACK GOLF COURSE).

BILL OF ASSURANCE

**C. New Business:**

- C. 1 2016-0403 BID NO. 16-53 BOULDER CONSTRUCTION, INC.: A RESOLUTION TO AWARD BID NO. 16-53 AND AUTHORIZE A CONTRACT WITH BOULDER

CONSTRUCTION, INC. IN THE AMOUNT OF \$3,753,369.40 FOR CONSTRUCTION OF PORTIONS OF THE CATO SPRINGS TRAIL FROM THE TOWN BRANCH TRAIL TO KESSLER MOUNTAIN REGIONAL PARK, TO APPROVE CHANGE ORDER NO. 1 TO REFLECT VALUE ENGINEERING ITEMS AND REDUCE THE CONTRACT AMOUNT BY \$880,253.40, AND TO APPROVE A PROJECT CONTINGENCY IN THE AMOUNT OF \$287,311.16

Legislation Text

BID NO. 16-53 BOULDER CONSTRUCTION, INC.:

- C. 2 2016-0433 RZN 16-5543 (3434 N CROSSOVER RD./VILLAGES ASSISTED LIVING): AN ORDINANCE TO REZONE THAT PROPERTY DESCRIBED IN REZONING PETITION RZN 16-5543 FOR APPROXIMATELY 21.40 ACRES LOCATED AT 3434 NORTH CROSSOVER ROAD FROM R-A, RESIDENTIAL AGRICULTURAL TO RT-12, RESIDENTIAL TWO AND THREE FAMILY; P-1, INSTITUTIONAL AND CS, COMMUNITY SERVICES

Legislation Text

RZN (3434 N CROSSOVER RD./VILLAGES ASSISTED LIVING)

- C. 3 2016-0428 RZN 16-5548 (1211 W JAMES ST./HAVEN CAMPUS): AN ORDINANCE TO REZONE THAT PROPERTY DESCRIBED IN REZONING PETITION RZN 16-5548 FOR APPROXIMATELY 0.63 ACRES LOCATED AT 1211 WEST JAMES STREET FROM R-O, RESIDENTIAL OFFICE TO CS, COMMUNITY SERVICES SUBJECT TO THE ATTACHED BILL OF ASSURANCE

Legislation Text

RZN 16-5548 (1211 W JAMES ST./HAVEN CAMPUS)

- C. 4 2016-0432 RZN 16-5550 (2155 N. RUPPLE RD./HAZEN): AN ORDINANCE TO REZONE THAT PROPERTY DESCRIBED IN REZONING PETITION RZN 16-5550 FOR APPROXIMATELY 73.37 ACRES LOCATED EAST AND WEST OF RUPPLE ROAD AND SOUTH OF MOUNT COMFORT ROAD FROM RSF-1, RESIDENTIAL SINGLE FAMILY, 1 UNIT PER ACRE; RSF-4, RESIDENTIAL SINGLE FAMILY, 4 UNITS PER ACRE AND R-A, RESIDENTIAL AGRICULTURAL TO CS, COMMUNITY SERVICES AND R-A, RESIDENTIAL AGRICULTURAL

Legislation Text

RZN 16-5550 (2155 N. RUPPLE RD./HAZEN)

ADDITIONAL: RZN 16-5550 (2155 N. RUPPLE RD./HAZEN)

- C. 5 2016-0434 RZN 16-5560 (103 N PLAINVIEW AVE./MCMAHON): AN ORDINANCE TO REZONE THAT PROPERTY DESCRIBED IN REZONING PETITION RZN 16-5560 FOR APPROXIMATELY 3.34 ACRES LOCATED AT 103 NORTH PLAINVIEW AVENUE FROM R-O, RESIDENTIAL OFFICE TO RT-12,

## RESIDENTIAL TWO AND THREE FAMILY

### Legislation Text

RZN 16-5560 (103 N PLAINVIEW AVE./McMAHON)

- C. 6 2016-0436 ADM 16-5564 (1530 GOLF CLUB DR./THE LINKS PZD AMENDMENT): AN ORDINANCE TO AMEND ORDINANCE NO. 5015 WHICH ENACTED RESIDENTIAL PLANNED ZONING DISTRICT 07-2452 (THE LINKS) TO ALLOW A CLUBHOUSE AND SWIMMING POOL TO BE CONSTRUCTED ON A 0.4 ACRE PARCEL OF THE R-PZD

### Legislation Text

ADM 16-5564 (1530 GOLF CLUB DR./THE LINKS PZD AMENDMENT)

- C. 7 2016-0404 STARTUP JUNKIE CONSULTING, LLC: A RESOLUTION TO APPROVE A TWO (2) YEAR CONTRACT WITH STARTUP JUNKIE CONSULTING, LLC TO PROVIDE ECONOMIC DEVELOPMENT CONSULTING SERVICES IN THE AREAS OF ENTREPRENEURSHIP AND INNOVATION IN THE AMOUNT OF \$300,000.00, AND TO APPROVE A BUDGET ADJUSTMENT

### Legislation Text

STARTUP JUNKIE CONSULTING, LLC

BA \_STARTUP JUNKIE CONSULTING, LLC

- C. 8 2016-0405 FAYETTEVILLE CHAMBER OF COMMERCE ECONOMIC DEVELOPMENT CONSULTING SERVICES: A RESOLUTION TO APPROVE A TWO (2) YEAR CONTRACT WITH THE FAYETTEVILLE CHAMBER OF COMMERCE TO PROVIDE ECONOMIC DEVELOPMENT CONSULTING SERVICES IN THE AREAS OF BUSINESS RECRUITMENT, RETENTION, AND EXPANSION IN THE AMOUNT OF \$360,000.00, AND TO APPROVE A BUDGET ADJUSTMENT

### Legislation Text

FAYETTEVILLE CHAMBER OF COMMERCE ECONOMIC DEVELOPMENT CONSULTING SERVICES

BA \_FAYETTEVILLE CHAMBER OF COMMERCE ECONOMIC DEVELOPMENT CONSULTING SERVICES

- C. 9 2016-0439 PARTNERS FOR BETTER HOUSING, INC. AGREEMENT: AN ORDINANCE TO WAIVE COMPETITIVE BIDDING AND TO APPROVE THE CONTRACTUAL AGREEMENT ATTACHED TO THE ENGINEERING DEPARTMENT'S AGENDA MEMO IN THE FORM OF A COST SHARE AGREEMENT WITH PARTNERS FOR BETTER HOUSING, INC. IN THE AMOUNT OF UP TO ONE MILLION DOLLARS (\$1,000,000.00) PURSUANT TO

Legislation Text

PARTNERS FOR BETTER HOUSING AGREEMENT

City Attorney Memo Willow Bend

ADDITIONAL: PARTNERS FOR BETTER HOUSING, INC. AGREEMENT

- C. 10 2016-0440 AMEND CHAPTER 6 PAVEMENT STRUCTURE AND MATERIALS: AN ORDINANCE TO AMEND CHAPTER 6 PAVEMENT STRUCTURE AND MATERIALS OF THE MINIMUM STREET STANDARDS MANUAL TO ALLOW ALLEYS TO BE CONSTRUCTED WITH GRAVEL PAVEMENT SECTIONS IN CERTAIN CIRCUMSTANCES

Legislation Text

AMEND CHAPTER 6 PAVEMENT STRUCTURE AND MATERIALS

**D. City Council Agenda Session Presentations:**

**E. City Council Tour:**

**F. Announcements:**

**G. Adjournment**

**NOTICE TO MEMBERS OF THE AUDIENCE**

*All interested persons may address the City Council on agenda items of New and Old Business. Please wait for the Mayor to request public comment and then come to the podium, give your name, address, and comments about the agenda item. Please address only the Mayor. Questions are usually answered by the Mayor, Aldermen or Staff after the public comment period is over. Please keep your comments brief and respectful. Each person is only allowed one turn at the microphone for discussion of an agenda item.*

*All cell phones must be silenced and may not be used within the City Council Chambers.*

*Below is a portion of the Rules of Order and Procedure of the Fayetteville City Council pertaining to City Council meetings:*

*Agenda additions: A new item which is requested to be added to the agenda at a City Council meeting should only be considered if it requires immediate City Council consideration and if the normal agenda setting process is not practical. The City Council may only place such new item on the City Council meeting's agenda by suspending the rules by two-thirds vote. Such agenda addition shall be heard prior to the Consent Agenda.*

*Consent Agenda: Consent Agenda items shall be read by the Mayor and voted upon as a group without discussion by the City Council. If an Alderman wishes to comment upon or discuss a Consent Agenda item, that item shall be removed and considered immediately after the Consent Agenda has been voted upon.*

*Old business and new business.*

*Presentations by staff and applicants. Agenda items shall be introduced by the Mayor and, if an ordinance, read by the City Attorney. City staff shall then present a report. An agenda applicant (city contractor, rezoning or development applicant, etc.) may present its proposal only during this presentation period, but may be recalled by an alderman later to answer questions. Staff and applicants may use electronic visual aids in a City Council meeting as part of their presentation.*

*Public comments. Public comment shall be allowed for all members of the audience on all items of old and new business and subjects of public hearings. No electronic visual aid presentations shall be allowed, but the public may submit photos, petitions, etc. to be distributed to the City Council. If a member of the public wishes for the City Clerk to distribute materials to the City Council before its meeting, such materials should be supplied to the City Clerk office no later than 9:00 a.m. on the day of the City Council meeting. Any member of the public shall first state his or her name and address, followed by a concise statement of the person's position on the question under discussion. Repetitive comments should be avoided; this applies to comments made previously either to the City Council or to the Planning Commission when those Planning Commission minutes have been provided to the Aldermen. All remarks shall be addressed to the Mayor or the City Council as a whole and not to any particular member of the City Council. No person other than the Aldermen and the person having the floor shall be permitted to enter into any discussions without permission of the Mayor. No questions shall be directed to an Alderman or city staff member except through the Mayor.*

*Courtesy and respect.*

*All members of the public, all city staff and elected officials shall accord the utmost courtesy and respect to each other at all times. All shall refrain from rude or derogatory remarks, reflections as to integrity, abusive comments and statements about motives or personalities. Any member of the public who violates these standards shall be ruled out of order by the Mayor, must immediately cease speaking and shall leave the podium.*

*Interpreters or TDD for hearing impaired are available for all City Council meetings, a 72 hour advance notice is required. For further information or to request an interpreter, please call 479-575-8330.*

*A copy of the complete City Council agenda is available at [www.fayetteville-ar.gov](http://www.fayetteville-ar.gov) or in the office of the City Clerk, 113 W. Mountain, Fayetteville, Arkansas.*