

**REGULAR CALLED  
MEETING  
BOARD OF DIRECTORS**

**Boardroom**

**August 19<sup>th</sup>, 2004**

**7:00 P.M.**

**MEMBERS PRESENT:**

**OTHERS PRESENT:**

Ann Kelly, *Ward 1*  
Don Hager, *Ward 2*  
Joe Phelps, *Ward 3*  
James Calhoun, *Director at Large*  
Ann Sanders, *Vice-Mayor, Ward 4*  
C. T. Hollingshead, *Mayor*

Barbara Coplen, *City Manager*  
Rendi Currey, *City Clerk*  
Donna Hilton, *Press*  
Jimmy Bolt, *Public Works Director*  
Nancy Anderson, *Treasurer*

**CALL TO ORDER**

Mayor Hollingshead called the meeting to order at 7:00 p.m.

**INVOCATION**

Director Calhoun

**APPROVAL OF MINUTES**

Director Calhoun made the motion seconded by Director Hager to approve the August 5<sup>th</sup>, minutes as presented. **The motion passed unanimously on a roll call vote. The vote was as follows:**

Ann Kelly	“Aye”	Don Hager	“Aye”
Joe Phelps	“Aye”	James Calhoun	“Aye”
Vice Mayor Sanders	“Aye”	Mayor Hollingshead	“Aye”

**CONSIDER CATASTROPHIC LEAVE POLICY**

Jim Pumphrey, Safety Director, presented the policy to the Board. This policy would be a program where employees can donate leave and sick hours to a bank. Employees who have a catastrophic illness in their immediate family and have exhausted all their available time can apply to the leave bank for additional paid leave. After a brief discussion, Vice Mayor Sanders made the motion seconded by Director Kelly to approve the catastrophic leave policy. **The motion passed unanimously on a roll call vote.**

**CONSIDER CELL TOWER LEASE AGREEMENT**

In the May 6<sup>th</sup>, 2004 meeting Director Calhoun made the motion seconded by Director Rudolph to approve the negotiation on the concept of a land lease for a cell tower. Jimmy Bolt, Public Works Director came before the Board to present a contract with Cingular for a lease for a monopole cell tower located at the Street Department. Staff recommends approval of lease with the revenues generated placed in the Street Department Capital Improvement Account. Director Calhoun made the motion seconded by Vice Mayor Sanders to approve the lease with Cingular for the cell tower and authorize the City Manager and City Clerk to sign lease. **The motion passed unanimously on a roll call vote.**

**CONSIDER BIDS FOR THE AIRPORT HANGER PROJECT**

Ads were run in the State and local papers. Bids were open at 2 p.m. Wednesday August 18<sup>th</sup>, 2004. The bids are as follows:

<b>Bidder</b>	<b>Location</b>	<b>Amount</b>	<b>Totalwith Deductions</b>
Stroud Builders	Arkadelphia, AR	\$336,447	\$83,600
Gerald Prince Const	Bryant, AR	\$240,690	\$184,895

Stroud Builders made a mistake filling out the form. Staff recommends allowing them to dishonor the bid as submitted. Staff recommends approving the Gerald Prince Construction, Inc. bid and authorizing the City Manager and City Clerk to execute the contract. Director Calhoun made the motion seconded by Vice Mayor Sanders to approve the bid of Gerald Prince Construction with deductions in the amount of \$184,895 and authorize the City Manager and City Clerk to execute the contract. **The motion passed unanimously on a roll call vote.**

**SECOND READING OF THE STANDARD CODES ORDINANCE**

In the August 5<sup>th</sup> meeting Vice Mayor Sanders made the motion seconded by Director Hager to place the ordinance on its second reading title only at this meeting. The Mayor called for the Clerk to read the ordinance title only.

**AN ORDINANCE TO ADOPT VARIOUS STANDARD CODES RELATING TO THE FABRICATION, ERECTION, CONSTRUCTION, ENLARGEMENT, ALTERATION, REPAIR, LOCATION, AND USE OF RESIDENTIAL, BUSINESS, COMMERCIAL, AND INDUSTRIAL STRUCTURES, THEIR APPURTENANCES AND ACCESSORY STRUCTURES, ALSO CONCERNING THE INSPECTION ACTIVITY OF THE CITY OF ARKADELPHIA, ARKANSAS, AND ENFORCEMENT OF BUILDING PROVISIONS AS PROVIDED IN SAID CODES, INCLUDING THE ISSUANCE OF PERMITS THEREFORE PROVIDING PENALTIES FOR VIOLATIONS THEREOF, REPEALING ALL ORDINANCES AND PARTS OF ORDINANCES IN CONFLICT HEREWITH, AND FOR ALL OTHER PURPOSES**

Vice Mayor Sanders made the motion seconded by Director Kelly to place the ordinance on its third reading title only at the next Board meeting. **The motion passed unanimously on a roll call vote.**

**CONSIDER FEES AND PERMITS ORDINANCE**

In the August 5<sup>th</sup> meeting Vice Mayor Sanders made the motion seconded by Director Hager to place the ordinance on its second reading title only at this meeting. The Mayor called for the Clerk to read the ordinance title only.

**AN ORDINANCE PROVIDING FOR FEES AND PERMITS FOR THE CONSTRUCTION, ALTERATION OR REMOVAL OF BUILDINGS; FOR FEES AND PERMITS FOR ELECTRICAL, GAS, PLUMBING AND MECHANICAL WORK, AND FOR OTHER PURPOSES.**

Director Kelly made the motion seconded by Director Hager to place the ordinance on its third reading title only at the next Board meeting. **The motion passed unanimously on a roll call vote.**

### **CONSIDER STORM WATER ORDINANCE**

Mr. Bolt reminded the Board that staff had presented this ordinance to the Board August of last year. The proposed ordinance passed two readings; it was tabled at that time because of objections to certain parts of the ordinance by the local chapter of the Home Builders. Staff presented the proposed ordinance at a public hearing, to the Planning Commission on August 12, 2004. The Planning Commission voted to recommend this to the Board of Directors. This ordinance is defined as a technical ordinance and therefore is not necessary to read it in its entirety. Director Calhoun made the motion seconded Director Kelly to place the ordinance on its first reading title only

### **A STORM WATER MANAGEMETN AND DRAINAGE ORDINANCE ADOPTING REGULATIONS DESIGN TO LESSEN AND AVOID HAZARDS TO PERSONS ANS PROPERTY CAUSED BY OBSTRUCTION TO DRAINAGE AND TO OTHERWISE PROMOTE THE PUBLIC HEALTH; SAFETY AND GENERAL WELFARE; REPEALING ANY ORDINANCES IN CONFLICT HEREWITH AND FOR OTHER PURPOSES.**

Vice Mayor Sanders made the motion seconded by Director Calhoun to place the ordinance on its second reading title only. **The motion passed unanimously on a roll call vote.**

### **CONSIDER BIDS FOR THE POLICE FACILITY**

Ads were run in the State and local papers advertising for bid the Clear Span Hanger Project and bids were open at 2 p.m. August 10<sup>th</sup>, 2004. The following bids were received:

<b>Bidder</b>	<b>Location</b>	<b>Amount</b>	<b>Days</b>
<b>Seale Construction</b>	<b>Sparkman, AR</b>	<b>\$346,999</b>	<b>150</b>
Re-Stor-it	Hot Springs, AR	\$448,987	
Gerald Prince Const	Bryant, AR	\$374,529	180
Harrington Const	Arkadelphia, AR	\$347,400	180
Arrow Const	Benton, AR	\$418,305	270

Staff worked with the low bidder to negotiate the contract within the budgeted amount of \$333,960. The contract was negotiated to \$333,357. Staff recommends approving the Seale Construction Inc. bid as negotiated and authorizing the City Manager and City Clerk to execute the contract. Director Calhoun made the motion seconded by Vice Mayor Sanders to accept staff recommendation as stated above. **The motion passed unanimously on a roll call vote.**

### **DISCUSSION OF BUDGET 2005 PROCEDURES**

Mrs. Anderson prepared a memo for the Board with information gathered from other cities about their budget procedures. A survey was attached for the Board members to fill out and return. Mrs. Anderson is also getting feedback from the supervisors to ensure an improved budget system.

### **ROUTINE BUSINESS**

**Ann Kelly**-She reported that public school had started back and reminded everyone to drive safely. Also the universities would be starting back next week and she challenged everyone to an accident free semester.

**Don Hager**-He reported the water and sewer had both field crews out tonight with a water break and sewer main break. He also praised the Firemen for the great job they did fighting the devastating fire at Billy Bunn's office building.

**James Calhoun**-He asked Mr. Bolt to speak on the Highway Department and the project at Gildner's. Mr. Bolt reminded everyone of the flood problem that Gildner Autoplex experienced last year. The Highway Department agreed to replace a culvert to detour the water from flooding again. That will be a big improvement for that highway. Director Calhoun went on to thank the highway

department for putting the turn lanes back on 10<sup>th</sup> and Pine.

**CITY MANAGER'S REPORT**

- Ms. Coplen thanked the Fire Department for their outstanding job and no injuries at the fire at Mr. Bunn's.
- Monday there will be a free concert put on by Henderson State University with several rock bands. Extra security has been hired and her suggestion is to stay off of 10<sup>th</sup> Street due to the traffic unless you are attending the concert.

**ADJOURNMENT**

There being no more business to discuss, Vice Mayor Sanders made a motion seconded by Director Kelly to adjourn. **The motion passed unanimously and the meeting adjourned at 7:50 p.m.**

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C. T. Hollingshead, Mayor

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Rendi Currey, City Clerk

**REGULAR CALLED MEETING  
BOARD OF DIRECTORS  
August 5<sup>th</sup>, 2004**

**Boardroom**

**7:00 p.m.**

Kathy Phelps  
Glen Beedle  
Anita Wiley  
Jim Pumphrey  
Buddy Manning  
Dorinda Sutor  
Dick Rudolph  
Sarah Pettit