



BENTONVILLE CITY COUNCIL AGENDA

**Committee of the Whole
Community Development
Planning Commission Meeting Room**

**Tuesday, October 14, 2014 6:00 p.m.
305 SW "A" Street**

**Regular City Council Meeting
Community Development
Planning Commission Meeting Room**

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**Pledge of Allegiance
Moment of Silence – For our Military Forces
Roll Call
Approval of Minutes: September 23, 2014
Swear in Police Officer – Marci King**

AGENDA

1. Recognition by City Council of Old High Middle School located at 406 NW 2nd Street. The property was nominated and won the September Commercial Landscaping of the Month award. Please refer to memo.

2. Planning:

- 2a. **Marrs Developing, LLC: Rezoning, R-1, Single Family Residential to R-C2, Central Residential-Moderate Density, 410 Southwest 'C' Street**

The planning commission voted 5-0 recommending approval.

The applicant has requested a rezoning from R-1 to RC-2, the property is currently a residence. The surrounding property is currently zoned R-1, D-E and RC-2.

- 2b. **Phillip and Dayna Martz: Rezoning, A-1, Agricultural to R-E, Residential Estate, 1501 McCollum Road, Hancock Subdivision.**

The planning commission voted 5-0 recommending approval.

The applicant has requested a rezoning from A-1 to R-E, future use for the area of said Lot 1 is to remain undeveloped.

- 2c. **Phillip and Dayna Martz: Rezoning, R-1, Single Family Residential to A-1, Agricultural, Lot 1 Martz Pond Addition.**

The planning commission voted 5-0 recommending approval.

All of the adjacent property to the existing Lot 1, Martz Pond Addition is currently zoned A-1. Rezoning said Lot 1 to A-1 conforms to the existing adjacent zoning. Future use for the area of said Lot 1 is to remain undeveloped and wooded.

- 2d. **Cornerstone Ridge, LLC: Rezoning, PUD, Planned Unit Development to R-1, Single Family Residential, Southwest Rhinestone Boulevard and Southwest Morning Star Road.**

The planning commission voted 5-0 recommending approval.

The applicant has requested a rezoning from PUD to R-1, to allow some 60' wide lots.

- 2e. **Tiffany Bacon: Lot Split, Lot 25 Railroad Addition, 310 Southeast 'A' Street, Zoned D-E, Downtown Edge**

The planning commission voted 5-0 recommending approval.

The applicant has submitted a Lot split for the north half of the lot 15 Railroad Addition. After the dedication of right of way along Southeast A Street the new lot will be known as Lot 25 Railroad Addition. A 20' easement is being dedicated along the front property line on the .20 acre tract.

- 2f. **BCCL, Bentonville, LLC: Final Plat, Central Park Addition Phase 5, North of Windmill Road, West of Highway 112, Zoned R-1, Single Family Residential.**

The planning commission voted 5-0 recommending approval.

The applicant has submitted a Final Plat for a 26 acre R-1, Single Family Residential subdivision. The subdivision will consist of 64 buildable lots, 2 detention lots and a common open space lot (.80 ac. The proposed subdivision will be known as Central Park Addition Phase 5. Traffic calming has been installed on all streets exceeding 660' in length. Lot 1 and 67 will be the site of detention. Improvements are currently under construction along windmill Road as part of larger joint road project. All easements are in place to facilitate water and sewer access to each lot.

3. Appointment by City Council of Rick Simmons and Elizabeth Keck to the Airport Advisory Board with terms expiring on September 27, 2017. Reappointment by City Council of Pat Carroll to the Airport Advisory Board filling Brian Baldwin's unexpired term that will expire September 27, 2015.
4. SE 6th Street Sidewalk Improvements is now complete. To reconcile the quantities used and the final price of the contract, a reconciliation change order is needed. The final project cost is \$1,730.25 less than the currently contracted amount of \$132,384.28.
5. A resolution for the Mayor and City Clerk to enter into a ground lease for the aircraft hangar at 2420 SW Aviation Street. The hangar is currently leased to Trust and Transit LLC. The proposed owner group consisting of Tony Steele, Rex Grimsley, and Bill Simon would like to enter into a new 35 year lease with

3 five year extensions at a lease rate of \$0.21 per square foot with an inflation adjustment. Airport Advisory Board voted unanimously to forward the lease to Council with a recommendation for approval.

6. Adopt Resolution certifying the rate of taxation levied on real and personal property in the City of Bentonville. This Resolution is required by the Quorum Court and County Clerk in order to facilitate the millage levy to be collected in 2015.
7. Request the City Council award competitive bid number 14-48 to Carnahan White. The bid is in the amount of \$65,000 and would provide for perimeter fencing of our police department facility. The amount budgeted in 2014 for this project is \$75,000. This project will not include gate systems.
8. Approval of a resolution expressing the willingness of the city of Bentonville to apply to the "Tourism Attraction Feasibility Study Matching Grant Program" administered by the Arkansas Department of Parks and Tourism.
9. Parks and Recreation Staff seeks City Council approval of a budget adjustment in the amount of \$19,920, to fund a professional services agreement for the design, develop bid documents and construction oversight for parking lots at the Community Center sports fields.
10. Parks and Recreation Staff seeks City Council approval of a bid award to Pick-It Construction, in the amount of \$23,260 for the construction of new park entry signs at two parks.
11. Approve a Waiver of bid to continue telecommunication services with AT&T and upgrade to HVS. Please see memorandum for additional details.