



BENTONVILLE CITY COUNCIL AGENDA

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

**Tuesday, December 9, 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: November 25, 2014**

AGENDA

1. Planning:
 - 1a. **Robert Cessario: Property Line Adjustment, Dimmit/Evans Addition, 1102 Northeast 'J' Street, Zoned A-1.**

The planning commission voted 5-0 recommending approval.

The applicant is proposing to adjust the property line that currently divides the Dimmit and Evans Addition. The existing subdivision line will be removed to create new Lot 3 (4.03 acres) and Lot 4 (7.85 acres) of the Dimmit Addition subdivision. All easements and right of way per the master street plan are being dedicated along Northeast J Street.

- 1b. **HCL, LLC: Rezoning, Southwest Regional Airport Boulevard and Southwest 'H' Street, Rezoning from A-1, Agricultural to C-3 Central Commercial.**

The planning commission voted 5-0 recommending approval.

The applicant has requested a zone change from A-1, Agricultural to C-3, Central Commercial with plans to split the property into smaller commercial lots.

- 1c. **Daniel Hintz and Bike Rack Re-Development: Rezoning, 404 & 406 Southwest 'B' Street, Zoned R-1.**

The planning commission voted 5-0 recommending approval.

The applicants have requested a rezoning from R-1, Single Family Residential to DE, Downtown Edge in order to support the growing Arts District in this location by providing housing, to attract residents to this district.

- 1d. **Lamplighter Restorations: Rezoning, 200 SE 'B' Street, Zoned R-1, Single Family Residential.**

The planning commission voted 5-0 recommending approval.

The applicants have requested a rezoning from R-1, Single Family Residential to DE, Downtown Edge, to accommodate the plans to remove the existing home and build a mixed use building on the property.

- 1e. **Lamplighter Restoration: Lot Split, Lots 12 & 13, Block 4 Railroad Addition, 200 Southeast 'B' Street, Zoned R-1.**

The planning commission voted 5-0 recommending approval.

The applicant as submitted a lot split of Lot 1 Block 4 Railroad Addition. The applicant is proposing to create two lots to be known as Lot 12 (0.40 acres) and Lot 13 (0.136 acres) of Block 4, Railroad Addition from existing Lot 1. Additional right of way is being dedicated along Southeast 'B' Street and Southeast 2nd Street per the Master Street Plan.

- 1f. **HCL, LLC: Lot Split, Lots 12 & 13 Eversole Addition, Southwest Regional Airport Boulevard and Southwest 'H' Street, Zoned A-1.**

The planning commission voted 5-0 recommending approval.

The applicant has submitted a Lot Split of Lot 3 Eversole Addition to be known as Lot 12 (1.75 acres) and Lot 13 (2.15 acres) of the Eversole Addition. The applicant is proposing to dedicate a 20 foot utility easement in the southwest corner of Lot 12 and a 24 foot access easement running along the west side of Lot 12. Another 20 foot utility easement and a 24 foot cross-access easement between Lots 12 and 13 are being provided in the southeast corner of Lot 12. Right of Way currently exists per the Master Street Plan.

2. A resolution certifying the amount of liens to be placed on certain properties for the City of Bentonville's costs associated with mowing and weed removal on said properties.
3. Approve resolution setting public hearing regarding the placement and amount of liens to be placed on certain properties for mowing and remediating unsanitary and unsightly conditions. This process is mandated by State law. The City has been forced to take action to remediate weeds and tall grass and other unsightly conditions at the subject properties. Code Enforcement advised

the property owners of the violation and requested that they take action prior to the City stepping in to take action. Property owners have also been advised of the costs and that a lien would be placed on the properties if the costs were not paid. All property owners have been invoiced and failed to pay as of the date this item is submitted.

4. Council approval of a resolution authorizing the Mayor and City Clerk to enter into a professional services agreement with McClelland Consulting Engineers, Inc. to provide engineering design services for intersection improvements at North Walton Boulevard and Tiger Boulevard/12th Street to meet traffic demand and capacity for a ceiling price of \$151,815.67. The services to be provided include engineering design, environmental review, and preliminary utilities. This is funded in part by a federal grant from the Surface Transportation Program – Attributable (STP-A) program in the amount up to \$132,444.00. The federal grant requires the City to contribute 20% toward the total costs, which is \$30,363.13.
5. Staff is seeking a resolution for the Mayor and City Clerk to enter into an amendment with CEI Engineering Associates, Inc. This amendment is for Construction Observation Services for the North Walton Multi-Use Trail Project.
6. Recommend Mayor and City Council award the 6-month blanket bid for electric material to the lowest bidder as shown on the attached bid tabulation in the amount of \$329,150.36. Items will be ordered on an 'as needed' basis.
7. Recommend Mayor and City Council award the 6-month blanket bid for switchgears to the lowest bidder as shown on the attached bid tabulation in the amount of \$51,076.00. Items will be ordered on an 'as needed' basis.
8. Recommend Mayor and City Council award the 6-month blanket bid for water materials to the lowest bidder as shown on the attached bid tabulation in the amount of \$222,612.39. Items will be ordered on an 'as needed' basis.
9. Recommend Mayor and City Council award the 1-year blanket bid for street materials to the lowest bidder as shown on the attached bid tabulation in the amount of \$165,025.00. Items will be ordered on an 'as needed' basis.
- 10a. Request for approval of a waiver of bid for the Mayor and City Clerk to enter into a contract with Foster Roofing for the replacement of the roof of the District Court building in the amount of \$30,268.00.
- 10b. District Court requests a budget adjustment to cover the cost of replacement of the District Court roof.
- 11a. Staff requests Council approval of Change Order #2 for Rosetta Construction, LLC for a total increase of \$248,712.00 and an increase of 180 days contract time for the Bella Vista Bypass utility relocation project.
- 11b. Council approval of a budget adjustment to cover cost increase of Change Order #2 for Rosetta Construction, LLC in an amount of \$248,712.00. Funds are

from Wastewater set-aside, Electric Department funds and AHTD reimbursements.

12. Council approval of Mayor McCaslin's recommendation to appoint Chad Evans (Term to expire 12/31/17) and Thomas Butrynski (Filling Jeff Genova's unexpired term to expire 12/31/15) as new appointments to Parks and Recreation Advisory Board. Mayor McCaslin also recommends reappointment of Amy Davis and Holly Hook to the Parks and Recreation Advisory Board. (Terms to expire on 12/31/17)
13. Request the City Council approval the 2015 City of Bentonville Pay Plan. Attached is the list of changes to the pay plan, plus the budgeted COLA and Merit Increase numbers. There are no additional costs associated with these pay plan changes. All cost adjustments were contained in the 2015 City budget.
14. Approval of waiver of bid for vehicle insurance premiums through the Arkansas Municipal League at no increase in the premium cost. Coverage period is January 1, 2015 through December 31, 2015 at the rate of .5% of insured value plus \$100 for liability per vehicle, \$200 for ambulance.