

City of Fayetteville, Arkansas

113 West Mountain Street

Fayetteville, AR 72701

(479) 575-8323



City Council Tentative Agenda

Tuesday, May 14, 2024

4:30 PM

City Hall Room 219

City Council Members

Council Member Robert B. Stafford Ward 1

Council Member D'Andre Jones Ward 1

Council Member Sarah Moore Ward 2

Council Member Mike Wiederkehr Ward 2

Council Member Scott Berna Ward 3

Council Member Sarah Bunch Ward 3

Council Member Teresa Turk Ward 4

Council Member Holly Hertzberg Ward 4

Mayor Lioneld Jordan

City Attorney Kit Williams

City Clerk Treasurer Kara Paxton

MEETING INFORMATION:

1. **WEBINAR ID: 864 6276 4193**
PUBLIC REGISTRATION LINK: [HTTPS://US06WEB.ZOOM.US/WEBINAR/REGISTER/WN_I4LFW-PSSAMH7BURNV74GQ](https://us06web.zoom.us/join/86462764193)

AGENDA ITEM COMMENT - AGENDAITEMCOMMENT@FAYETTEVILLE-AR.GOV

CALL TO ORDER**ROLL CALL****PLEDGE OF ALLEGIANCE****MAYOR' S ANNOUNCEMENTS, PROCLAMATIONS AND RECOGNITIONS****CITY COUNCIL MEETING PRESENTATIONS, REPORTS AND DISCUSSION ITEMS****A. CONSENT****A.1. HWY 112 CONDEMNATION (IV GENERATION PROPERTIES):**

A RESOLUTION TO AUTHORIZE THE CITY ATTORNEY TO SEEK CONDEMNATION AND POSSESSION OF CERTAIN LANDS OWNED BY IV GENERATION PROPERTIES, LLC NEEDED FOR THE HIGHWAY 112 (GARLAND AVENUE) WIDENING PROJECT (2024-70)

A.2. HWY 112 CONDEMNATION (OSMENT INVESTMENTS):

A RESOLUTION TO AUTHORIZE THE CITY ATTORNEY TO SEEK CONDEMNATION AND POSSESSION OF CERTAIN LANDS OWNED BY OSMENT INVESTMENTS, LLC; DUNN & DAVIS TOWNHOMES, LLC; AND MAE HOLDINGS, LLC NEEDED FOR THE HIGHWAY 112 (GARLAND AVENUE) WIDENING PROJECT (2024-71)

A.3. ARKANSAS DIVISION OF AERONAUTICS (GRANT APPLICATION):

A RESOLUTION TO AUTHORIZE AN APPLICATION FOR AN ARKANSAS DIVISION OF AERONAUTICS GRANT TO FUND 80% OF PROJECT COSTS FOR A PROPOSED HANGAR INFRASTRUCTURE IMPROVEMENTS PROJECT AT DRAKE FIELD (2024-95)

A.4. WATER TECHNOLOGY, INC. (SERVICE CONTRACT):

A RESOLUTION TO AUTHORIZE A CONTRACT WITH WATER TECHNOLOGY, INC. IN AN AMOUNT NOT TO EXCEED \$151,591.00,

PURSUANT TO RFQ 24-01, FOR CONSULTING SERVICES TO DEVELOP AN AQUATIC FEASIBILITY STUDY, TO APPROVE A PROJECT CONTINGENCY OF \$5,000.00, AND TO APPROVE A BUDGET ADJUSTMENT (2024-52)

A.5. WATER & SEWER STREET CUTS (BUDGET ADJUSTMENT):

A RESOLUTION TO APPROVE A BUDGET ADJUSTMENT TRANSFERRING ADDITIONAL FUNDS INTO THE WATER & SEWER OPERATIONS BUDGET TO COVER THE COSTS OF STREET CUTS FOR THE REMAINDER OF 2024 (2024-63)

A.6. POLICE IMPACT FEES (BUDGET ADJUSTMENT):

A RESOLUTION TO APPROVE A BUDGET ADJUSTMENT IN THE AMOUNT OF \$73,395.00 RECOGNIZING POLICE IMPACT FEES COLLECTED THROUGH MARCH 2024 FOR THE EXPANSION OF POLICE DEPARTMENT OPERATIONS TO THE ENTERTAINMENT DISTRICT POLICE SUBSTATION (2024-19)

B. UNFINISHED BUSINESS

B.1. VACATION-2024-0006: (151 W. DICKSON ST./151 DICKSON DEVELOPMENT, 484):

AN ORDINANCE TO APPROVE VAC-24-006 FOR PROPERTY LOCATED AT 151 WEST DICKSON STREET IN WARD 2 TO VACATE A 273 SQUARE FEET PORTION OF ACCESS EASEMENT (2024-6)

AT THE MAY 7, 2024 CITY COUNCIL MEETING THIS ITEM WAS LEFT ON THE SECOND READING.

B.2. REZONING-2024-0011: (VARIOUS EXPIRED PZD LOCATIONS/ EXPIRED PZDS, PP VARIES):

AN ORDINANCE TO REZONE THE PROPERTIES DESCRIBED IN REZONING PETITION RZN 2024-0011 FOR APPROXIMATELY 90.65 ACRES LOCATED IN WARDS 1, 2, AND 4 FROM PLANNED ZONING DISTRICTS TO VARIOUS STANDARD ZONING DISTRICTS (2024-26)

AT THE MAY 7, 2024 CITY COUNCIL MEETING THIS ITEM WAS LEFT ON THE FIRST READING.

C. NEW BUSINESS

C.1. INTENT TO ENACT STORMWATER UTILITY FEE (RESOLUTION OF INTENT):

A RESOLUTION OF INTENT TO ENACT A STORMWATER UTILITY ORDINANCE AND ESTABLISH A STORMWATER MANAGEMENT AND

WATER QUALITY FUND, AUTHORIZE ADDITIONAL SERVICES RELATED TO IMPLEMENTATION AND PUBLIC OUTREACH, AND TO APPROVE A BUDGET ADJUSTMENT (2024-1836)

C.2. TEMPORARY POSITION REQUEST (SHORT-TERM RENTAL ENFORCEMENT):

A RESOLUTION TO AUTHORIZE THE ADDITION OF A TEMPORARY SHORT-TERM RENTAL CLERK POSITION IN THE DEVELOPMENT SERVICES DEPARTMENT FOR A TERM OF SIX MONTHS FOR PROACTIVE SHORT-TERM RENTAL ENFORCEMENT (2024-94)

C.3. ADMINISTRATIVE-2024-0019: (AMEND UDC CHAPTERS 166.04):

AN ORDINANCE TO AMEND §166.04(B)(4)(L) PARKLAND DEDICATION OF THE UNIFIED DEVELOPMENT CODE TO MODIFY THE APPLICABILITY SECTION FOR PARKLAND DEDICATION REQUIREMENTS (2024-56)

C.4. VACATION-2024-0007: (EAST OF 1074 E. SAIN ST/TRAILS ON THE CREEK, 174):

AN ORDINANCE TO APPROVE VAC-24-07 FOR PROPERTY LOCATED EAST OF 1074 EAST SAIN STREET IN WARD 3 TO VACATE A 0.076 ACRE PORTION OF DRAINAGE EASEMENT (2024-62)

C.5. REZONING-2024-0015: (4600 E. HUNTSVILLE RD./STONE STREET RENTALS LLC., 565):

AN ORDINANCE TO REZONE THE PROPERTY DESCRIBED IN REZONING PETITION RZN 2024-15 FOR APPROXIMATELY 1.94 ACRES LOCATED AT 4600 EAST HUNTSVILLE ROAD IN WARD 1 FROM R-A, RESIDENTIAL AGRICULTURAL TO RSF-4, RESIDENTIAL SINGLE-FAMILY, FOUR UNITS PER ACRE (2024-58)

C.6. REZONING-2024-0016: (2460 N. OLD WIRE RD./FAYETTEVILLE NATURE SCHOOL, 292):

AN ORDINANCE TO REZONE THE PROPERTY DESCRIBED IN REZONING PETITION RZN 2024-16 FOR APPROXIMATELY 1.95 ACRES LOCATED AT 2640 NORTH OLD WIRE ROAD IN WARD 3 FROM CPZD, COMMERCIAL PLANNED ZONING DISTRICT TO P-1, INSTITUTIONAL (2024-59)

C.7. REZONING-2024-0017: (512 N. MISSION BLVD./ZWEIG, 446):

AN ORDINANCE TO REZONE THE PROPERTY DESCRIBED IN REZONING PETITION RZN 2024-17 FOR APPROXIMATELY 0.90 ACRES LOCATED AT 512 NORTH MISSION BOULEVARD WARD 1 FROM RSF-4, RESIDENTIAL SINGLE-FAMILY, FOUR UNITS PER ACRE TO NS-G, NEIGHBORHOOD SERVICES - GENERAL (2024-60)

C.8. REZONING-2024-0018: (SOUTHWEST OF W. TREADWELL ST. AND S. HILL AVE./SUBTEXT ACQUISITIONS, LLC. AND MODUS STUDIO, 522):

AN ORDINANCE TO REZONE THE PROPERTY DESCRIBED IN REZONING PETITION RZN 2024-18 FOR APPROXIMATELY 2.9 ACRES LOCATED SOUTHWEST OF WEST TREADWELL STREET AND SOUTH HILL AVENUE IN WARD 2 FROM RMF-40, RESIDENTIAL MULTIFAMILY, 40 UNITS PER ACRE TO MSC, MAIN STREET CENTER, SUBJECT TO A BILL OF ASSURANCE (2024-57)

C.9. INTENT TO APPROVE EXTENSION OF WATER & SEWER SERVICE (RESOLUTION OF INTENT):

A RESOLUTION TO EXPRESS THE CITY COUNCIL'S INTENTION TO APPROVE AN EXTENSION OF WATER AND SEWER SERVICE TO A PROPOSED DEVELOPMENT OUTSIDE OF THE CITY LIMITS AT 1011 SOUTH MALLY WAGNON ROAD AT THE OWNER/DEVELOPER'S EXPENSE (2024-98)

C.10. REQUEST TO APPROPRIATE FUNDS - TO FUND THE HOUSING CRISIS TASK FORCE:

A RESOLUTION TO APPROPRIATE \$1,000,000.00 IN GENERAL FUND REVENUE RECEIVED AS ARPA GENERAL REVENUE LOSS TO FUND THE HOUSING CRISIS TASK FORCE EARLY RECOMMENDATIONS IN RESPONSE TO THE DECLARED HOUSING CRISIS (2024-69)

PROPOSED AGENDA ADDITIONS**1. AMEND 157.03 (NOTIFICATION REQUIREMENTS):****D. CITY COUNCIL AGENDA SESSION PRESENTATIONS****E. CITY COUNCIL TOUR****F. ANNOUNCEMENTS****G. ADJOURNMENT**