Monday, March 24, 2025
Six o'clock p.m.
North Little Rock City Hall Council Chambers
300 Main Street
North Little Rock, Arkansas

The regular meeting of the North Little Rock City Council scheduled for Monday, March 24, 2025, was called to order at 6:00 p.m. by the Honorable Mayor Terry C. Hartwick.

Council Members had the option to attend the council meeting in person or participate virtually. The Council Chambers were open to the public.

The roll was called and the following Council Members answered to their names: DEBI ROSS, NATHAN HAMILTON, NICOLE HART, LINDA ROBINSON, STEVE BAXTER, RON HARRIS, and VINCE INSALACO, III (7/0). Note: COUNCIL MEMBER SCOTT FOWLER was absent. City Clerk/Treasurer Diane Whitbey, Deputy City Clerk/Treasurer Talor Shinn, and Deputy City Clerk/Treasurer Sheila Mendez Quiroz and City Attorney Amy Fields were also present.

The prayer and pledge of allegiance were led by IT Director John Barber.

On the motion of Council Member Ross and seconded by Council Member Baxter, and by consent of all members present, the minutes from the North Little Rock City Council meeting held on Monday, March 10, 2025, were approved, accepted, and filed as prepared by City Clerk Diane Whitbey (7/0).

On the motion of Council Member Baxter and seconded by Council Member Ross, and by consent of all members present, communications #2, 3, 4 and 5 were accepted and filed (7/0).

2. Stacia Chastain, Mayor's Office memorandum re: Realtime Crime Center first year operation - total 715 cameras in use as of 12-31-2024.
3. Anita Paul, Mayor's Office email re: Electronic Recycling event April 8 and 9, 2025 from 7:00 a.m. until 2:00 p.m. at Simmons Bank Arena, North Little Rock, Arkansas.
4. Katie Smith via email – Argenta Downtown Central Business Improvement District No. 31, 2024 Annual Financial Report.
5. North Little Rock Chief Financial Officer Ember Strange memorandum re: December 2024 Financial Update.

On the motion of Council Member Ross and seconded by Council Member Baxter, and by consent of all members present, communication #1 was read, accepted and filed (7/0).

1. North Little Rock Chief City Engineer David Cook email re: Right of Way Drainage issues at 408 College Park – summary of investigation and mitigation.

PRESENTATIONS
None.

SCHEDULED PUBLIC HEARING
None.

UNFINISHED BUSINESS
None.

CONSENT AGENDA
By voice vote and all members present having voted "aye", consent agenda item R-25-57 was adopted (7/0). R-25-61 was held. *Note: R-25-60 (consent item) voice vote was expunged and item called under new business.* R-25-58, R-25-59 and R-25-60 were called under new business.

R-25-57 (RESOLUTION NO. 11049 – MAYOR HARTWICK)
A RESOLUTION DECLARING CERTAIN CITY-OWNED ITEMS AND OTHER EQUIPMENT AS SURPLUS; PROVIDING FOR AUCTION THEREOF; AND FOR OTHER PURPOSES, was adopted (7/0).

R-25-61
A RESOLUTION WAIVING BIDS AND AUTHORIZING THE CITY TO PARTICIPATE IN A VOLUNTARY SUPPLEMENTAL HEALTHCARE PLAN WITH CHAMPION HEALTH; AND FOR OTHER PURPOSES, was held.

NEW BUSINESS
R-25-58 (RESOLUTION NO. 11050 – MAYOR HARTWICK)
A RESOLUTION AMENDING THE 2025 BUDGET FOR THE CITY OF NORTH LITTLE ROCK TO INCLUDE ADDITIONAL EXPENSES IN CERTAIN BUDGETS; AND FOR OTHER PURPOSES, was read. A motion to adopt was made by Council Member Baxter and seconded by Council Member Hamilton. Council Member Hamilton asked the (dollar) amount in the amendment. Chief Financial Officer Strange said it was approximately $3.6 million. $3 million was allocated in the 2024 Budget. Outstanding purchase orders (PO) will be on the council agenda April 14 (2025). This will include (PO) funds not used. $6 million has been included in the 2025 budget. The total amount set aside for the project is $12,641,032.00. Council Member Hamilton asked if this was the total project cost of the conference center. Ms. Strange said the amount should cover the construction. Council Member Hamilton asked where the building would be located. Ms. Strange said it would be across the street at 120 Main (former City Services site). Council Member Hamilton asked how a downtown conference center would benefit the city as a whole. Mayor Hartwick said the city started talking about an event center when Mayor Patrick Henry Hays was in office. He said he had been approached by many groups over the years looking for a place to hold a meeting or sit-down dinner for 400

people. He had to refer people across the river to the City of Little Rock in the past. The Argenta Downtown Council, North Little Rock Chamber of Commerce and others support it. The city has been receiving calls from people wanting to book rentals. CBM Construction is the Construction Manager. The event center will serve residents across the city and could be open by March 2026. Council Member Hamilton asked how investing in the downtown area benefits other areas like Lakewood. Mayor Hartwick said when people eat out, buy gas, stay in hotels, etc., it creates tax revenue. Council Member Hamilton said he supported the project and noted downtown investment benefits Lakewood, Amboy and other areas. Residents do not pay for sanitation service in our city. Little Rock residents pay over $23.00 per month. On the previous motion, and by consent of all members present, the resolution was adopted (7/0). (*General Fund – Conference Center $3,641,032.00*)

R-25-59
A RESOLUTION AUTHORIZING THE MAYOR AND CITY CLERK TO ENTER INTO AN AGREEMENT TO REHABILITATE PROPERTY FOR CERTAIN REAL PROPERTY LOCATED AT 4509 HAYWOOD STREET IN THE CITY OF NORTH LITTLE ROCK; AND FOR OTHER PURPOSES, was read. A motion to adopt was made by Council Member Baxter and seconded by Council Member Ross. Council Member Ross asked if the owner or a respresentative was present. Mayor Hartwick asked if anyone was present regarding R-25-59. No one responded. City Attorney Fields advised she had called and requested the contractor attend the meeting. Council Member Ross said the same owner and contractor were on R-25-60. City Attorney Fields said the current motion was on this item. On the previous motion, and all members present having voted no, with the exception of Council Member Hart who voted yes, the resolution failed (1/6).

On the motion of Council Member Ross and seconded by Council Member Hamilton, and by consent of all members present, the roll call vote on R-25-60 was expunged (7/0).

R-25-60 was called.

R-25-60
A RESOLUTION AUTHORIZING THE MAYOR AND CITY CLERK TO ENTER INTO AN AGREEMENT TO REHABILITATE PROPERTY FOR CERTAIN REAL PROPERTY LOCATED AT 4503 HAYWOOD STREET IN THE CITY OF NORTH LITTLE ROCK; AND FOR OTHER PURPOSES, was read. A motion to adopt was made by Council Member Hamilton and seconded by Council Member Ross. Council Member Robinson said both locations are in Ward 2. City Attorney Fields said a sponsor could bring legislation back to be reconsidered. On the previous motion and all members present having voted no, with the exception of Council Member Hart who voted yes, the resolution failed (1/6).

R-25-62
A RESOLUTION DECLARING CERTAIN BUILDINGS, HOUSES AND OTHER STRUCTURES LOCATED AT 3011 EAST 4TH STREET IN THE CITY OF NORTH LITTLE ROCK, ARKANSAS, TO CONSTITUTE A PUBLIC NUISANCE AND CONDEMNING SAID STRUCTURES; PROVIDING A PERIOD OF TIME FOR PROPERTY OWNER TO ABATE SAID NUISANCE; AND FOR OTHER PURPOSES, was called and withdrawn by the sponsor, Mayor Hartwick, the owner has taken care of the nuisance.

R-25-63 (RESOLUTION NO. 11051 – MAYOR HARTWICK)
A RESOLUTION CERTIFYING THE AMOUNT OF A CLEAN UP LIEN TO BE FILED WITH THE PULASKI COUNTY TAX COLLECTOR AGAINST CERTAIN REAL PROPERTY LOCATED AT 411 MEADOW PARK DRIVE IN THE CITY OF NORTH LITTLE ROCK, ARKANSAS; AND FOR OTHER PURPOSES, was read. Mayor Hartwick convened a public hearing. There being no one present wishing to be heard, the public hearing was adjourned. On the motion of Council Member Baxter and seconded by Council Member Insalaco, III, and by consent of all members present, the resolution was adopted (7/0). (*amount - $7054.87*)

O-25-23 (ORDINANCE NO. 9757 – COUNCIL MEMBER ROSS)
AN ORDINANCE ACCEPTING THE ANNEXATION OF CERTAIN TERRITORY TO THE CITY OF NORTH LITTLE ROCK, ARKANSAS; APPROVING THE SCHEDULE OF SERVICES TO BE EXTENDED TO SAID AREA; ASSIGNING SAID TERRITORY TO WARD 1; DECLARING AN EMERGENCY; AND FOR OTHER PURPOSES, was read. On the motion of Council Member Ross and seconded by Council Member Robinson, and by consent of all members present, the readings were suspended (7/0). A motion to adopt was made by Council Member Ross and seconded by Council Member Baxter. Council Member Ross asked Mr. J. D. Ashley, Jr. to share information about the proposal. Mr. Ashley is a partner in Protrho Junction at Mid-State Truck Plaza. He advised a truck facility from Chicago - Road Ranger wanted to purchase 10 acres of the property. The company will invest $17 million in the site. There would be 25 – 30 full time jobs and 15 – 20 part time positions. Gross sales will be $25 - $30 million a year. Council Member Hart asked who would put in streetlights. Mr. Thomas Pownall with Thomas Engineering said this request went before the (city) Planning Commission that included standard road improvements, streetlights and sidewalks. The developer will be responsible for the streetlights. Council Member Hamilton said Fairfax Crossing over East McCain opened up the area. On the previous motion, and all members present having voted in the affirmative, the ordinance was adopted (7/0). Emergency clause adopted (7/0). (*Mid State Truck Plaza – J. D. Ashley, Jr., Thomas Pownall*)

O-25-24 (ORDINANCE NO. 9758 – COUNCIL MEMBER ROSS)
AN ORDINANCE REZONING CERTAIN REAL PROPERTY LOCATED ON EAST 13TH STREET IN THE CITY OF NORTH LITTLE ROCK, ARKANSAS, FROM I2 TO R3 ZONING

CLASSIFICATION, BY AMENDING ORDINANCE NO. 9263; DECLARING AN EMERGENCY; AND FOR OTHER PURPOSES, was read. On the motion of Council Member Ross and seconded by Council Member Hamilton, and by consent of all members present, the readings were suspended (7/0). A motion to adopt was made by Council Member Ross and seconded by Council Member Baxter. Council Member Robinson asked if new homes would be built on the sites. Council Member Ross said the Dark Hollow CDC had been working towards increasing housing in the area. Mrs. Belinda Burney, Dark Hollow CDC said the intent was to build homes. Council Member Baxter had concerns about Dark Hollow CDC being the applicant on these properties. He said the city had written instruments on file stating the property owners were aware of the rezone request and the new opportunities that came with it. Mrs. Burney said they (the CDC) had contacted each property owner who then agreed to Dark Hollow CDC representing them on the zoning request. Mrs. Burney said one woman who lives in Clarksville is ready to move back. On the previous motion, and the roll having been called, and all members present having voted in the affirmative, the ordinance was adopted (7/0). Emergency clause adopted (7/0). (*applicant: Belinda Burney – Dark Hollow CDC*)

O-25-25 (ORDINANCE NO. 9759 – COUNCIL MEMBER ROSS)
AN ORDINANCE REZONING CERTAIN REAL PROPERTY LOCATED AT 3503 HIGHWAY 161 IN THE CITY OF NORTH LITTLE ROCK, ARKANSAS, FROM I2 TO R4 ZONING CLASSIFICATION, BY AMENDING ORDINANCE NO. 9263; DECLARING AN EMERGENCY; AND FOR OTHER PURPOSES, was read. On the motion of Council Member Ross and seconded by Council Member Harris, and by consent of all members present, the readings were suspended (7/0). A motion to adopt was made by Council Member Ross and seconded by Council Member Insalaco, III. Council Member Robinson asked what would go in on the property. The applicants, Mr. Dale Dague and Tony Burnett were present. Mr. Dague said the project would include multi-family apartments. Council Member Robinson asked if they would be low-income or market value (rentals). Mr. Dague advised they would be market value. Council Member Ross said this project benefited from the Fairfax Grade project. Ms. Dague said it could take up to six (6) months before they start building. Council Member Robinson asked how many apartments would be included. Mr. Dague said there would be five (5) buildings, with eight (8) (units) per building (40 total). He said the location consisted of a little over two (2) acres. On the previous motion, and the roll having been called, and all members present having voted in the affirmative, the ordinance was adopted (7/0). Emergency clause adopted (7/0). (*applicant: Dale Dague and Tony Burnett on behalf of Dalton Properties, LLC*)

O-25-26 (ORDINANCE NO. 9760 – COUNCIL MEMBER ROBINSON)
AN ORDINANCE GRANTING A SPECIAL USE TO ALLOW A PAWN SHOP IN A C3 ZONE FOR CERTAIN REAL PROPERTY LOCATED AT 2301 EAST BROADWAY STREET IN THE CITY OF NORTH LITTLE ROCK, ARKANSAS; DECLARING AN EMERGENCY; AND FOR OTHER PURPOSES, was read. On the motion of Council Member Robinson and seconded by Council Member Insalaco, III, and by consent of all members present, the readings

were suspended (7/0). A motion to adopt was made by Council Member Robinson and seconded by Council Member Insalaco, III. Mr. Fred Jackson said the council was doing a wonderful job. He was also glad to see all of the new development in the city. He has been on Broadway since 1999. On the previous motion, and the roll having been called, and all members present having voted in the affirmative, the ordinance was adopted (7/0). Emergency clause adopted (7/0). (*applicant: Fred Jackson*)

PUBLIC COMMENT

Mayor Hartwick thanked everyone who had been involved in rebuilding Funland (in Burns Park). He recently did several interviews in the park and said hundreds of people were visiting. The park looks good. Ms. Whitbey introduced Ms. Sheila Mendez Quiroz, Deputy City Clerk/Treasurer. Ms. Mendez Quiroz will be working with Mr. David Pettit in Revenue Enforcement in the City Clerk's Office. Ms. Mendez Quiroz is bilingual and speaks Spanish, which will be a great help for many of our city customers. Council Member Robinson asked how staff knows if a new business is what it says it will be. Ms. Whitbey said an application is required. A team member then goes over the form with the applicant and asks additional questions as to other types of business to be conducted. If the business requires a State License of any type (like a contractor, hair stylist, etc.) a copy is required with the application before a license will be issued. The same applies to other business types like restaurants and day care centers. Council Member Ross said the leaf vacuums have been stored for the season. All leaves left curbside for pickup must be bagged. People were reminded not to burn them.

There being no further business to come before the Council, and on the motion of Council Member Baxter and seconded by Council Member Ross and by consent of all members present, the meeting adjourned at 6:36 p.m. (7/0), until the next regularly scheduled meeting scheduled for Monday, April 14, 2025, at six o'clock p.m. in the City Council Chambers in City Hall, located at 300 Main Street, North Little Rock, Arkansas.

APPROVED:_____
MAYOR TERRY C. HARTWICK

ATTEST:_____
DIANE WHITBEY, CITY CLERK