

Monday, October 27, 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, October 27, 2025, was called to order at 6:01 p.m. by the Honorable Mayor Terry C. Hartwick.

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, SCOTT FOWLER and VINCE INSALACO, III (8/0). City Clerk/Treasurer Diane Whitbey, Deputy City Clerk/Treasurer Sheila Mendez Quiroz, and City Attorney Amy Beckman 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 Fowler, and by consent of all members present, the minutes from the North Little Rock City Council meeting held on Monday, October 13, 2025, were approved, accepted, and filed as prepared by City Clerk Diane Whitbey (8/0).

On the motion of Council Member Hart and seconded by Council Member Ross, and by consent of all members present communications #1, 2, 3 and 4 were accepted and filed (8/0).

1. North Little Rock Electric Department General Manager Ryan Wilson memorandum re: Power Cost Adjustment (PCA) Rate for November 2025 (\$0.0128/kWh [positive]).
2. Alan C. King, Assessor for the District, memorandum re: City of North Little Rock Municipal Property Owners' Multipurpose Improvement District No. 41 (River Rock Estates Project).
3. Ember Strange, North Little Rock Chief Financial Officer memorandum re: June 2025 Financial Update.
4. Ember Strange, North Little Rock Chief Financial Officer memorandum re: July 2025 Financial Update.

### **PRESENTATIONS**

*None.*

### **SCHEDULED PUBLIC HEARING**

*None.*

## **UNFINISHED BUSINESS**

*None.*

## **CONSENT AGENDA**

By voice vote and all members present having voted “aye”, consent agenda items R-25-173, R-25-175, R-25-176, and R-25-177 were adopted (8/0). R-25-172 and R-25-174 were pulled and called under new business.

R-25-173 (RESOLUTION NO. 11158 – MAYOR HARTWICK)

A RESOLUTION APPOINTING MEGAN WILLMES TO THE NORTH LITTLE ROCK HISTORIC DISTRICT COMMISSION; AND FOR OTHER PURPOSES, was adopted (8/0).

R-25-175 (RESOLUTION NO. 11159 – MAYOR HARTWICK)

A RESOLUTION AUTHORIZING THE MAYOR AND CITY CLERK TO ENTER INTO AN AGREEMENT TO REHABILITATE PROPERTY FOR CERTAIN REAL PROPERTY LOCATED AT 1420 FRANKLIN STREET IN THE CITY OF NORTH LITTLE ROCK; AND FOR OTHER PURPOSES, was adopted (8/0). (\$4,223.61)

R-25-176 (RESOLUTION NO. 11160 – MAYOR HARTWICK)

A RESOLUTION AUTHORIZING THE MAYOR AND CITY CLERK TO ENTER INTO AN AGREEMENT TO REHABILITATE PROPERTY FOR CERTAIN REAL PROPERTY LOCATED AT 1719 HIGHWAY 161 IN THE CITY OF NORTH LITTLE ROCK; AND FOR OTHER PURPOSES, was adopted (8/0). (\$9,664.52)

## **NEW BUSINESS**

R-25-172 (RESOLUTION NO. 11161 – MAYOR HARTWICK)

A RESOLUTION APPOINTING STEPHEN BENTLEY TO THE NORTH LITTLE ROCK PARKS AND RECREATION COMMISSION; AND FOR OTHER PURPOSES, was read. A motion to adopt was made by Council Member Hamilton and seconded by Council Member Hart. On the motion of Council Member Hamilton and seconded by Council Member Fowler, and by consent of all members present, the resolution was amended as follows: *Section 1: strike through October 27, 2030 and insert APRIL 26, 2026* (8/0). On the motion of Council Member Baxter and seconded by Council Member Ross, and by consent of all members present, the resolution was unanimously adopted as amended (8/0).

R-25-174 (RESOLUTION NO. 11162 – MAYOR HARTWICK)

A RESOLUTION AUTHORIZING THE MAYOR AND CITY CLERK TO EXECUTE A MEMORANDUM OF UNDERSTANDING BETWEEN THE CITY OF NORTH LITTLE ROCK, ARKANSAS, AND MAIN STREAM TECHNOLOGIES, INC. FOR SPONSORSHIP AND NAMING RIGHTS OF THE NORTH LITTLE ROCK EVENT CENTER MEETING ROOMS; AND FOR OTHER PURPOSES, was read. A motion to adopt was made by Council

Member Ross and seconded by Council Member Hamilton. Council Member Hamilton asked the process used to obtain this sponsor. Mayor Hartwick advised he asked the vendor if they would support (sponsor) the two (2) outside rooms. The contract would be for a period of five (5) years at \$20,000.00 per year. Council Member Hamilton asked if anyone else had expressed an interest. On the previous motion and by consent of all members present, with the exception of Council Member Hamilton, who passed, the resolution was adopted (7/1). (*\$100,000.00 over a period of 5 years*)

R-25-177

A RESOLUTION WAIVING BIDS AND AUTHORIZING THE CITY OF NORTH LITTLE ROCK TO PARTICIPATE IN A VOLUNTARY SUPPLEMENTAL HEALTHCARE PLAN WITH CHAMPION HEALTH; AND FOR OTHER PURPOSES, was read. A motion to adopt was made by Council Member Harris and seconded by Council Member Hamilton. Council Member Ross asked if information was provided regarding the vendor's IRS status. City Attorney Fields advised it had not. The proposal came to her attention in April (2025). The (city) Administration chose not to proceed with the Champ Health Plan due to concerns regarding the nontaxable status of deductions and payments made under the fixed indemnity health benefit. The vendor came back to the city and offered to get an IRS opinion letter. The City Council approved a resolution in September authorizing the Mayor to sign a Letter of Intent which included the city would pursue a contract with the vendor upon Champ providing an IRS opinion letter. Ms. Fields said Council Member Harris asked her to draft this legislation, which he sponsored to move ahead without the IRS opinion letter. Ms. Camille LaGrossa is affiliated with Affordicare Insurance, the exclusive Marketing Partner for Champion Health Champ Land. Council Member Robinson asked if \$234.00 per month, per employee was for the individual employee only or a family plan. Ms. LaGrossa compared this to the current insurance group health provider's list bill which included each employee and how much is due to the vendor. Champ Plan does the same, \$234.00 was the combined amount between the employee and employer contribution. Because this is a Section 125 – which generates a tax savings for both the city and the employee, it is not extra money coming from the city or employee. It benefits the city by not paying payroll taxes. Approximately one (1) year ago, 883 city employees would have benefited from the plan as their paycheck would go up because the tax savings would leave extra money for them. Council Member Robinson referenced the portion the employee and city would pay monthly. The city's current employee insurance coverage is going to go up this year. She provided an example of a current payment for a family plan, which will go up in January and this proposal as additional. Ms. LaGrossa said Section 125 is an IRS (pretax) program an employee pays health insurance (premium or 401K) into. The funds are not taxed. A Champ Plan is also a Section 125 – pretax program. Each month, for each employee enrolled, the city would save \$47.60 on payroll taxes. Both the city and employee would save money monthly through tax savings. She referred to it as a zero-net cost. They have to show a cost for the plan. Council Member Insalaco, III said the program was voluntary and referenced state employees, contract employees and others and asked if an opt-in was required before any withholdings were

made. Ms. LaGrossa said Champ Health would do the enrollment so HR (Human Resources) would not have to. It is an automatic enrollment. Every employee who is eligible would have the option to opt-out. History indicates close to 90% of employees would participate in the program. She said this program can also fill gaps in other plans. Council Member Insalaco, III asked how that would be communicated to employees. Ms. LaGrossa advised she would work with HR employees and contact employees through an “easy-enroll”. An employee would be able to call or follow other instructions if they did not want to participate in the program. If an employee decided two (2) or three (3) months later they did not want to be in the program, they could opt-out. Council Member Insalaco, III asked if an employee waited a few months to opt-out would the employee receive a reimbursement. Ms. LaGrossa said the employee would have benefited from the tax savings (extra income) through the plan. Council Member Harris said he, City Attorney Fields and a Champs attorney had a (zoom meeting) call last week at which time he received additional questions, which he shared with council. This is an optional supplemental plan. Council Member Harris advised he sponsored the legislation to get the item before the council so they could vote on it and move forward, which would allow HR time to begin planning its implementation. The city would not implement an illegal health plan. Council Member Ross asked about the opt-in/opt-out. Ms. LaGrossa said city salaries could go up \$1.2 million. She said a typical enrollment would include the vendor meeting with every individual. Champion Health wants employees to benefit from the program. Employees are given an easy way to opt-out. She referenced the current health plan for city employees and said she did not think employees could opt-out at any time of the year, only during enrollment. Ms. LaGrossa advised there are benefits that include family members. Council Member Ross asked if the pretax would affect employees (city) retirement since it is based on ending salary. Ms LaGrossa said it would not affect retirement with the city. City Attorney Fields advised she had communicated with Ms. LaGrossa, Council Member Harris and the attorney for Champion Health and received a legal opinion from the vendor’s attorney. She and Chief Financial Officer Ember Strange spent a lot of time the past few months going through the proposed plan. She said she was not comfortable with proceeding with this plan without an IRS opinion letter and recommended not doing so to the council. Ms. Fields referenced the \$190.00 monthly fee and claims funding. The employee would pay \$1,200.00 per month pretax plus \$120.00 post tax. The total would then be \$1,320.00 per month. An employee would be able to watch a video or do a prescribed action to get a non-taxable benefit of \$1,010.00. There have been similar plans like this for 20 years, which the IRS has advised did not qualify as a pretax eligible premium. The benefits do not qualify as a non-taxable net benefit to the employee. There are differences in this proposed plan. Similarities are more pronounced. She said she was not comfortable with the proposal and advised employees in her department who reviewed the proposal indicated they would not participate. In April (2025), Champ offered to indemnify the city in the event the city ended up owing payroll taxes. City employees would not be covered by that indemnification and could have a tax bill in the future. Ms. LaGrossa said Ms. Emily Langdon is the attorney previously mentioned representing Champ. Companies hire an attorney that specializes in a certain area like acquisition or sale. She referenced ERISA (Employee Retirement Income

Securities Act) of 1974. ERISA is a Federal Law, which sets minimum standards for most voluntary established employee benefit plans in the private industry, which protects retirement savings and health benefits of employees by requiring transparency, setting fiduciary standards, and establishing processes for claims and appeals. It also requires plan administrators to act in the best interest of plan participants. Ms. Langdon reviewed a 75 page plan document, which she summarized and provided a legal opinion regarding the same. Ms. Langdon has International and National clients and specializes in ERISA. Ms. LaGrossa said Council Members were provided documents prior to the meeting that included a summary, which addressed everything City Attorney Fields mentioned. The Champ plan has been around for 12 years. Multiple attorneys have addressed and reviewed it and it is compliant and legal. This is not a wellness plan. Ms. Fields said ERISA does not apply to municipalities or if something is subject to taxes. Council Member Ross asked if the plan covered wellness checks only. Ms. LaGrossa said it does cover preventative medicine. Council Member Harris said he was glad of the discussion and asked to hold the legislation until the next meeting. Council Member Ross asked CFO Strange for the city's perspective. Ms. Strange referenced conversations with Ms. LaGrossa. She said a benefit would be added to employees when they watch required videos. She had reached out to people in different municipalities across the United States. One of them provided IRS opinions. After consulting with Ms. Fields, they agreed the program was too risky for North Little Rock city employees. The IRS refers to these plans as a double-dip plan. The city already offers group health insurance and wellness checks which are covered under our current pre-tax health insurance premiums. The proposed plan would be a voluntary plan (with automatic enrollment). She advised it was manipulating the FICA tax to have a savings, and based on everyone enrolling. Everyone would not enroll as some would not have enough FICA taxes to cover the in and out funds. If the city had \$500,000.00 in FICA tax and the IRS comes in the following year with an issue, it could put our employees and the city at risk. There are no other Arkansas government agencies participating at this time. Ms. Strange said the plan reimburses for a medical claim the individual did not have. She referenced a Flex card where employees can put \$3,000.00 on it. She also spoke with the city's health care consultant, Stephens, Inc. Stephens had some opinions on file and advised against the plan as well. Council Member Robinson asked for names of other cities participating in the plan. Ms. LaGrossa said she did not have that information. In 2024, the seventh largest county in the United States voted to implement this program for 26,000 employees. Council Member Robinson asked what would happen if the city decided not to participate. Ms. LaGrossa said it cannot (just) be dropped at any time. She referenced how the city's current plan works. Council Member Hamilton made a motion to table the discussion to the next meeting, which was seconded by Council Member Hart. On the motion, and the following members having voted yes: Hamilton, Hart, Harris, and Insalaco, III; and the following members having voted no: Ross, Robinson, Baxter and Fowler, the motion to table failed (4/4). City Attorney Fields advised a 2/3 vote was needed to table an item. Council Member Harris asked to withdraw the item. City Attorney Fields said the item was before the body for discussion, which required either tabling the motion or withdrawing it.

The legislation can be refiled for the next meeting. Council Member Harris then withdrew the legislation. (\$190.00 employee / \$44 employer = \$234.00)

R-25-178 (RESOLUTION NO. 11163 – MAYOR HARTWICK)

A RESOLUTION DECLARING CERTAIN BUILDINGS, HOUSES AND OTHER STRUCTURES LOCATED AT 813 NORTH F 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 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 Ross and seconded by Council Member Ross, and by consent of all members present, the resolution was unanimously adopted (8/0). (owner: VJ3 Prime Luxe LLC)

*Note: Council Member Hamilton left Council Chambers at 6:40 p.m.*

R-25-179 (RESOLUTION NO. 11163 – MAYOR HARTWICK)

A RESOLUTION DECLARING CERTAIN BUILDINGS, HOUSES AND OTHER STRUCTURES LOCATED AT 1704 NORTH BEECH 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 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 Ross, and by consent of all members present, with the exception of Council Member Hamilton who was not present in the Council Chambers, the resolution was adopted (7/0). (owner: Mt. Zion Baptist Church)

R-25-180 (RESOLUTION NO. 11165 – MAYOR HARTWICK)

A RESOLUTION DECLARING CERTAIN BUILDINGS, HOUSES AND OTHER STRUCTURES LOCATED AT 411 (415 SPRIGGS ROAD) 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 read. Mayor Hartwick convened a public hearing. Mr. Jerry Cox owns the property. He advised he had someone who wanted the frame from the mobile home and will haul off the whole thing. It was supposed to be moved the past weekend but it rained. Mr. Ward Reese, Code Enforcement advised code had encouraged Mr. Cox to remove the trailer within 30 days from the adoption of this resolution. There being no one else present wishing to be heard, the public hearing was adjourned. On the motion of Council Member Ross and seconded by Council Member Hart, and by consent of all members

present, with the exception of Council Member Hamilton who was not present in the Council Chambers, the resolution was adopted (7/0). (*owner: Jerry Cox*)

R-25-181 (RESOLUTION NO. 11166 – MAYOR HARTWICK)

A RESOLUTION DECLARING CERTAIN BUILDINGS, HOUSES AND OTHER STRUCTURES LOCATED AT 806 EAST 14<sup>TH</sup> 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 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 Ross and seconded by Council Member Baxter, and by consent of all members present, with the exception of Council Member Hamilton who was not present in the Council Chambers, the resolution was adopted (7/0). (*owner: Jimmy Reed*)

R-25-182 (RESOLUTION NO. 11167 – 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 1307 PARKER STREET 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 Fowler and seconded by Council Member Hart, and by consent of all members present, with the exception of Council Member Hamilton who was not present in the Council Chambers, the resolution was adopted (7/0). (*amount: \$7,091.45*)

R-25-183 (RESOLUTION NO. 11168 – 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 600 WEST 33<sup>RD</sup> STREET 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 Ross and seconded by Council Member Fowler, and by consent of all members present, with the exception of Council Member Hamilton who was not present in the Council Chambers, the resolution was adopted (7/0). (*amount: \$7,291.45*)

R-25-184 (RESOLUTION NO. 11169 – 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 607 WEST 21ST STREET 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 Ross and seconded by Council Member Fowler,

and by consent of all members present, with the exception of Council Member Hamilton who was not present in the Council Chambers, the resolution was adopted (7/0). (*amount: \$10,800.13*)

*Note: Council Member Hamilton reentered the City Council chambers at 6:46 p.m.*

**R-25-185 (RESOLUTION NO. 11170 – MAYOR HARTWICK)**

A RESOLUTION APPROVING AND CERTIFYING AMOUNTS OF LIENS TO BE FILED WITH THE PULASKI COUNTY TAX COLLECTOR AGAINST CERTAIN REAL PROPERTIES IN THE CITY OF NORTH LITTLE ROCK, ARKANSAS, AS A RESULT OF GRASS CUTTING EXPENSES AND ABATEMENT OF OTHER NUISANCES; 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 Insalaco, III and seconded by Council Member Fowler, and by consent of all members present, the resolution was unanimously adopted (8/0).

**O-25-86 (ORDINANCE NO. 9814 – COUNCIL MEMBERS ROSS AND HAMILTON)**

AN ORDINANCE ESTABLISHING AN ENTERTAINMENT DISTRICT TO BE KNOWN AS THE LAKEHILL ENTERTAINMENT DISTRICT; 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 (8/0). A motion to adopt was made by Council Member Hamilton and seconded by Council Member Fowler. Mr. Jess McMullen, his wife Tina Boone and his cousin Brayon McFadden own Brood and Barley restaurant. They also own the Pizza Pub with Conan (William C.) Robinson and his wife Gina Robinson who own Four Quarter Bar. He referenced approval of the Argenta Entertainment District during COVID. They are not facing the same challenges but a lot of his friends in the restaurant business are struggling. There is an opportunity in the Lakehill parking lot, along with North Bar to establish an Entertainment District where they could hold outdoor events. He said he did not know much about the area but learned it included 3,500 homes between Lakewood Heights, Lakewood, and Park Hill. In Park Hill there is a neighborhood vibe where families can go and spend time together while enjoying local businesses and restaurants. He encouraged the council to vote for the legislation. Council Member Ross said she is excited. She said Lake Hill should be Lakehill, one-word. City Attorney Fields said it would be corrected as a scrivener's error. On the previous motion, and the roll having been called, and all members present having voted in the affirmative, the ordinance was unanimously adopted (8/0). Emergency clause unanimously adopted (8/0).

**O-25-87 (ORDINANCE NO. 9815 – COUNCIL MEMBER ROBINSON)**

AN ORDINANCE GRANTING A CONDITIONAL USE TO ALLOW AN ACCESSORY DWELLING UNIT IN AN R2 ZONE FOR CERTAIN REAL PROPERTY LOCATED AT 406 WEST 5<sup>TH</sup> 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 Fowler, and by consent of all members present, the readings were suspended (8/0). A motion to adopt was made by Council Member Robinson and seconded by Council Member Fowler. Council Member Ross referenced a bill adopted during the 2025 Legislative Session, which prohibited cities and towns from prohibiting accessory dwellings. The applicants, Shawn and Carrie Welch own the house and live there. Mrs. Welch said the structure is a two (2) car garage with an apartment above it. Mr. Shawn Spencer, Planning Director said this falls under the old ADU (Accessory Dwelling Unit) which required a Conditional Use. Council Member Hamilton asked if State Law covered this. The current ordinance allows it to be closer to the property line. State law requires it to be further away from the property line. On the previous motion, and the roll having been called, and all members present having voted in the affirmative, the ordinance was unanimously adopted (8/0). (*applicant: Woodgate Properties LLC*)

O-25-88 (ORDINANCE NO. 9816 – COUNCIL MEMBER HARRIS)  
AN ORDINANCE REZONING CERTAIN REAL PROPERTY LOCATED AT 7785  
NORTHSHORE DRIVE IN THE CITY OF NORTH LITTLE ROCK, ARKANSAS, FROM I2  
TO C3 ZONING CLASSIFICATION, BY AMENDING ORDINANCE NO. 9263, TO ALLOW  
A MEDICAL CLINIC; DECLARING AN EMERGENCY; AND FOR OTHER PURPOSES, was read. On the motion of Council Member Harris and seconded by Council Member Hamilton, and by consent of all members present, the readings were suspended (8/0). A motion to adopt was made by Council Member Harris and seconded by Council Member Hamilton. Council Member Baxter asked the applicant, Mr. Jacob White if he understood there was only one way in and out of the (business park) area. On the previous motion, and the roll having been called, and all members present having voted in the affirmative, the ordinance was unanimously adopted (8/0). Emergency clause unanimously adopted (8/0). (*applicant: Brian Dale of Joe White & Associates*)

O-25-89 (ORDINANCE NO. 9817 – COUNCIL MEMBER ROBINSON)  
AN ORDINANCE GRANTING A CONDITIONAL USE TO ALLOW OUTDOOR STORAGE  
IN AN I2 ZONE FOR CERTAIN REAL PROPERTY LOCATED AT 4545 WEST BETHANY  
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 Fowler, and by consent of all members present, the readings were suspended (8/0). On the motion of Council Member Robinson and seconded by Council Member Hart, and the roll having been called, and all members present having voted in the affirmative, the ordinance was unanimously adopted (8/0). Emergency clause unanimously adopted (8/0). (*applicant: Brian Dale of Joe White & Associates*)

O-25-90 (ORDINANCE NO. 9818 – COUNCIL MEMBER FOWLER)

AN ORDINANCE GRANTING A SPECIAL USE TO ALLOW AN EVENT CENTER IN AN I 1 ZONE FOR CERTAIN REAL PROPERTY LOCATED AT 5313 MCCLANAHAN DRIVE, SUITES G-1 AND G-2, IN THE CITY OF NORTH LITTLE ROCK, ARKANSAS;

DECLARING AN EMERGENCY; AND FOR OTHER PURPOSES, was read. On the motion of Council Member Fowler and seconded by Council Member Insalaco, III, and by consent of all members present, the readings were suspended (8/0). A motion to adopt was made by Council Member Insalaco, III and seconded by Council Member Fowler. Council Member Robinson asked if there would be enough parking. The applicant, Whitney Dobbins said there was enough parking. A business on the other side of the suite operates Monday through Friday until about 4:30 p.m. daily. Her business typically operates in the afternoon, evenings and weekends. Between those spaces, there is plenty of parking. Council Member Ross asked about the hours of operation. Ms. Dobbins advised if there was a special event outside those hours she would have to approve it. The latest time they might be open for an event would be 11:00 p.m. and out of the facility by midnight. Council Member Baxter said they could not operate outside the hours included within the ordinance. Ms. Dobbins said she normally hosts spa parties, which are over by 6:00 p.m. A birthday party could last longer. She said to include all potential needs the hours would need to be between 10:00 a.m. and 11:00 p.m. A motion to amend was made by Council Member Fowler and seconded by Council Member Hart. Council Member Ross asked if there were any businesses around Ms. Dobbins that would be open later hours. Ms. Dobbins advised her people do not arrive until 5:00 p.m. or later. Council Member Ross asked if Ms. Dobbins would be onsite for events. Ms. Dobbins said she is usually there to let them in and help with set up. She said she also has cameras. Council Member Hamilton referenced the proximity to residential neighborhoods. Council Member Ross asked if any of the other businesses stayed late. Ms. Dobbins did not believe they did. On the previous motion (to amend) and all members present having voted in the affirmative, with the exception of Council Member Hart who passed, the ordinance was amended as follows: *Section 2: item 5. strike through Wednesday and Thursday from 5 p.m. to 8 p.m., Friday from 5 p.m. to 9 p.m., Saturday from 10 a.m. to 6 p.m. and insert 10:00 A.M. UNTIL 11:00 P.M. DAILY (7/1).* On the motion of Council Member Insalaco, III and seconded by Council Member Fowler, and the roll having been called, and all members present having voted in the affirmative, with the exception of Council Member Hart who passed, the ordinance was adopted as amended (7/1). Emergency clause unanimously adopted (8/0). (applicant: Whitney Dobbins)

O-25-91 (ORDINANCE NO. 9819 – COUNCIL MEMBER ROBINSON)

AN ORDINANCE AMENDING ORDINANCE NO. 9752, WHICH GRANTED A SPECIAL USE FOR AN EVENT CENTER IN A C6 ZONE FOR CERTAIN REAL PROPERTY LOCATED AT 112 SMARTHOUSE WAY IN THE CITY OF NORTH LITTLE ROCK, ARKANSAS; DECLARING AN EMERGENCY; AND FOR OTHER PURPOSES, was read.

On the motion of Council Member Baxter and seconded by Council Member Hamilton, and by consent of all members present, the readings were suspended (8/0). On the motion of Council

Member Robinson and seconded by Council Member Fowler, and the roll having been called, and all members present having voted in the affirmative, with the exception of Council Member Hart who passed, the ordinance was adopted (7/1). On the emergency clause all members present voted in the affirmative, with the exception of Council Member Hart who passed (7/1). (*applicant: Thomas Pownall of Thomas Engineering*)

*Note: Council Member Hart left the Council Chambers at 7:05 p.m.*

O-25-92 (ORDINANCE NO. 9820 – MAYOR HARTWICK for consideration only)  
AN ORDINANCE GRANTING A CONDITIONAL USE TO ALLOW A TIRE STORE IN A C4 ZONE FOR CERTAIN REAL PROPERTY LOCATED AT 1601 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 Hamilton and seconded by Council Member Fowler, and by consent of all members present, with the exception of Council Member Hart who was not present in the Council Chambers, the readings were suspended (7/0). A motion to adopt was made by Council Member Hamilton and seconded by Council Member Harris. Council Member Robinson advised there were questions regarding this application. She said the parking area was gravel and grass and the building is 750 square feet. Council Member Hamilton asked Planning Director Shawn Spencer if paved parking was required. Mr. Spencer said a proper surface is normally required. Mr. Norman Clifton, applicant said the hard-packed gravel is a proper surface for this business. Mr. Spencer said it was discussed during the Planning Commission meeting but was not included in this legislation. Council Member Robinson advised she was concerned that had not been included if it was required for car lots and detail shops. She asked if the 100 tires were allowed for 1,500 square feet, would the number of tires be reduced to 50 due to the reduced size (750 square feet) of this building? Mr. Spencer said the number of tires would be reduced to 50. Council Member Robinson asked about outdoor storage and referenced a bin on the site. She asked the applicant what would happen to the waste tires. Mr. Leonardo Flores advised waste tires would be removed weekly. Council Member Ross said the ordinance indicated waste tires would be stored within the main structure. Mr. Spencer said it would be within the main building; 50 tires total.

*Note: Council Member Hart reentered the Council Chambers 7:12 p.m.*

Council Member Ross asked if anything auto related had been approved without an approved service. Mr. Spencer said (a paved surface) applies to auto sales lots. Council Member Harris asked why there was a concern about the number of tires inside the structure. A storeowner can only have a certain number of tires inside and asked if Code would go in and count the tires. Mr. Spencer said the number of tires allowed inside are in the (city) Fire Code. Mr. Clifton said Mr. Flores would keep an enclosed trailer on the site to dispose of the waste tires so they would not have more tires on the property than allowed. Council Member Baxter referenced a tire shop across the street (1600 East Broadway) which was approved during the previous council

meeting. The hours of operation were amended to a closing time of 9:00 p.m. On the motion of Council Member Hamilton and seconded by Council Member Fowler, and by consent of all members present, with the exception of Council Members Hart and Robinson, who voted no, the ordinance was amended as follows:: *Section 2: 1, strike through 11 p.m. and insert 9 P.M. (6/2).* City Attorney Fields asked Mr. Spencer if storage of waste tires in a trailer should be included in the conditions. Mr. Spencer said the city had allowed storage in a POD or trailer in the past. He said if tires are stored in an enclosure they would not count against the total allowed, if storage was in an open bin and visible, then the tires would count against the total number. Council Member Ross said the city had issues in the past with hundreds of tires on properties. Mr. Spencer said in the past, there had been locations with thousands of tires on site. Council Member Hart said the residents in the area/community are working to change the business makeup to develop a different way to increase their footprint. The community is against this application. Mr. Spencer said a trailer would have to be enclosed. On the motion of Council Member Hamilton and seconded by Council Member Harris, and the following members having voted yes: Hamilton, Harris, Fowler and Insalaco, III, and the following members having voted no: Ross, Hart, Robinson, and Baxter, and the Mayor having voted yes, the ordinance was amended as follows:: *to allow TO ALLOW STORAGE OF NO MORE THAN 50 WASTE TIRES FOR WEEKLY PICKUP IN AN ENCLOSED TRAILER ON PREMISES (5/4).* On the motion of Council Member Hamilton and seconded by Council Member Fowler, and the roll having been called, and the following members having voted in the affirmative: Hamilton, Harris, Fowler and Insalaco, III, and the following members have voted no: Ross, Hart, Robinson and Baxter, and the Mayor having voted yes, the ordinance was adopted (5/4). On the emergency clause, all members present voted in the affirmative, with the exception of Council Members Hart and Robinson (6/2). (*applicant: Norman Clifton, Clifton Family LLP and Leonardo Flores*)

### **PUBLIC COMMENT**

Ms. Deena Stickford advised she had concerns about a housing emergency which included mold, bugs and water damage. She referred to an ordinance adopted by the city of Fayetteville. She had issues with mold and tested positive for two (2) types. She said her friend Pat also tested positive for mold and was in the hospital. She asked the City Council to consider landlords who paint over mold and get away with it. She had been sick and was on life support until July because of the mold issue. If the city will adopt the ordinance referenced it would protect renters. She referenced issues with application fees. Some tenants are disabled and cannot afford the fees. She asked the city to declare a housing emergency. Ms. Hattie Temple lives in an apartment complex formerly known as East Gate, now known as Pine Crossing. Her issues were with the high rise facilities. She passed out a copy of the ordinance referenced by Ms. Stickford. Residents have to pay for their own mold tests. So far they have found three (3) apartments with three (3) different kinds of mold. She requested a cap on fees (like background checks) and said if a pending bill passes a lot of people will lose their residences and result in a lot of empty residential properties. Ms. Whitbey announced an upcoming downtown event –

Argenta Trick or Treat which will be Friday, October 31, 2025 (Halloween!) from 4 to 6 p.m. Ten (10) local businesses, including City Hall will participate. Trick or treating will end at the Argenta Branch of Laman Library with a Fall Carnival.

There being no further business to come before the Council, and on the motion of Council Member Ross and seconded by Council Member Hamilton, and by consent of all members present, the meeting adjourned at 7:34 p.m. (8/0), until the next regularly scheduled meeting scheduled for Monday, November 10, 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