



BENTONVILLE CITY COUNCIL AGENDA

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

**Tuesday, June 27, 2017 6:00 p.m.
305 SW "A" Street**

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

**Tuesday, June 27, 2017 6:00 p.m.
305 SW "A" Street**

**Public Comments on Tonight's Agenda Items (Limited Public Forum)
Questions, Comments and Discussion from Alderman on Tonight's Agenda
Call to Order
Pledge of Allegiance
Moment of Silence – For our Military Forces
Roll Call
Approval of Minutes: June 13, 2017**

AGENDA

1. Planning:
 - 1a. **Property Line Adjustment: Lots 19-21 Block 3, Braithwaite Park Addition, Ed Adair, Northwest Park Drive, R-1, Single Family Residential.**

The Planning Commission voted 5-0, recommending approval.

The applicant has submitted a property line adjustment that will remove the common lot lines of six adjacent lots that to create three new lots. The new lots will be known as Lot 19 (4.13 acres), Lot 20 (4.13 acres) and Lot 21 (0.18 acres), Block 3 of Braithwaite Park Addition. Per the requirements of the current Master Street Plan, right-of-way is being dedicated along NW Park Drive. A 20' wide utility easement is also being dedicated along NW Park Drive. Lots 19 and 20 have access to public utilities and a public street. Lot 21 contains a portion of the trail system, does not have access to public utilities or a public street, and is non-buildable.

- 1b. **Rezoning: Casey Koenigseder, 208 Southwest 'F' Street, From R-1, Single Family Residential to DN-2, Downtown Medium-Density Residential.**

The Planning Commission voted 5-0, recommending approval.

The Future Land Use Plan depicts this property as Downtown Medium-Density Residential (D-MDR). The DN-2, Downtown Medium-Density Residential zoning is an appropriate district for this designation.

- 1c. **Rezoning: Food Hub NWA, LLC, 700 & 702 Southeast 5th Street, From I-2, Heavy Industrial to C-2, General Commercial.**

The Planning Commission voted 5-0, recommending approval.

The Future Land Use Plan depicts this property as Commercial (C). The C-2, General Commercial zoning is an appropriate zoning district for this designation.

- 1d. **Rezoning: Craig and Caelli Hull, Northeast 'H' Street and Northeast 2nd Street, From R-1, Single Family Residential to DN-1, Downtown Low-Density Residential.**

The Planning Commission voted 5-0, recommending approval.

The Future Land Use Plan depicts this property as Downtown Low-Density Residential (D-LDR). The DN-1, Downtown Low-Density Residential zoning is an appropriate zoning district for this designation.

2. Approval of the Mars Agency proposal to install Natural Skate Bentonville at the skate park in Memorial Park. The project will be funded by the Mars Agency and Runway NWA. City will be responsible for future maintenance. The Public Art Advisory Committee recommended approval on June 13, 2017. The item was on the June 19 Parks and Recreation Advisory Board agenda.
3. Approve bid award to Affiliated FM for City's property insurance (July 8, 2017 to July 8, 2018.)
4. A public hearing and ordinance vacating a Drainage Easement located at 2609 South Walton by Gain Robinson, to the City of Bentonville, Arkansas, Benton County, Arkansas.
5. A public hearing and ordinance vacating a Shared Access Easement located at 2609 S Walton by Gain Robinson, to the City of Bentonville, Arkansas, Benton County, Arkansas.
6. A public hearing and ordinance vacating a Ingress/Egress Easement located at 2609 S Walton by Gain Robinson, to the City of Bentonville, Arkansas, Benton County, Arkansas.
7. Staff recommends City Council approval of a resolution authorizing the Mayor and Clerk to enter into an amended agreement with McClelland Consulting Engineers, Inc. The original Contract was approved on June 23, 2015, for the Water Tower Rd./SE 8th Improvements Project that included surveys, geotechnical investigation, design, bid administration, staking and construction

administration in an amount not to exceed \$777,500.00. This amended contract for an increase of \$9,500.00 is for the design of the relocation of the City's communication building for the Water Supply. Amendment increases commitment amount to \$787,000.00. See attached memo and Contract.

- 8a. City Council approval of a resolution, authorizing the Mayor and City Clerk to enter into an agreement with CEI Engineering for the design and construction documents for a new tennis complex at Citizens Park.
- 8b. City Council approval of a budget adjustment, in the amount of \$34,125.00, for price for a design contract for the Citizens Park Tennis Complex.
9. Recommend Mayor and City Council award the bid for Right Of Way Clearing to Asplundh Tree Expert Co. as shown on the attached bid form.
10. A resolution for the Mayor and City Clerk to assign an airport ground lease from TAR & DOK Development, LLC to Effectual Assets, LLC. Said lease is known as 2505 SW "I" Street, Bentonville, Arkansas.
11. Extend the contract with Allied Waste Services, LLC D/B/A Republic Services of Bella Vista an additional five years based on the bid award approved by Council on July 24, 2012. Per the bid award, the contract is renewable. The term was October 1, 2012 until September 30, 2017. This will extend the contract until September 30, 2022. However, as stated in the original bid award, the contract may be terminated early based on service or other issues as determined solely at the discretion of the City Council, after reasonable notice to the contractor and a public hearing.