

**MINUTES
REGULAR MEETING
CITY COUNCIL
CITY OF MAUMELLE
SEPTEMBER 7, 2021
6:00 PM
CITY HALL**

Mayor Norris called the meeting to order at 6:00 p.m. with all seven Council Members present, Council Member Saunders was absent.

Council Member Gardner gave the Invocation and led the Pledge of Allegiance.

SPECIAL GUEST AND ANNOUNCEMENTS

Mayor Norris recognized Shameeka Nesbitt as the August 2021 Employee of the Month and declared September 10, 2021 as “Officer Sheemeka Nesbitt Day”. Nesbitt began her career with the Maumelle Police Department in November 2020, quickly demonstrating integrity, vigilance, and compassion in her efforts to protect and serve the Maumelle community.

APPROVAL OF MINUTES- AUGUST 16, 2021

Council Member Gardner motioned to accept the minutes as submitted. Council Member Williams seconded the motion, the motion passed by all in attendance.

DEPARTMENT REPORT

Scott Grummer, Director of Planning and Permits, gave a report on the current state of the department. Grummer reported on residential building permits, commercial building permits, modernization with a new permit and license system, using GIS for trails, pathways, zoning, land use, flood plains, and parcels, and the land use review that is underway.

PLANNING COMMISSION REPORT

Council Member Williams gave a brief report on the Planning Commission meeting. Williams reported that the Planning Commission discussed a variance request approval, a security fence approval, a zoning change from PRD to PCD, and the approval of a senior community development.

PROCEDURAL MOTION

Council Member Shinn made a motion to have all ordinances and resolutions read by title only. Council Member Gardner seconded the motion, the motion passed by all in attendance.

ORDINANCE 1037 ACCEPTING ANNEXATION OF LAND, PINNACLE HEIGHTS PROPERTY

With no objections, Mayor Norris called for the second reading of Ordinance 1037, an ordinance accepting the annexation of land commonly known as the Pinnacle Heights Property, to be titled the “Pinnacle Heights Property Annexation” to the City of Maumelle, Arkansas, and making the Pinnacle Heights Property a part of the City of Maumelle, and for other purposes. Clerk Timmons gave the reading.

Mayor Norris thanked the applicant and developer for hosting a public meeting and spoke about the success.

Jess Griffin, 5 Kingston Drive, LR, the developer for the project asked the council to have the second and third reading tonight to move forward with the development.

Council Member Mosley asked Griffin if he has met with the residents at the end of the street right next to the proposed annexation.

Jess Griffin confirmed that he has spoken with the residents.

Council Member Mosley asked Scott Grummer about easements and the shape of the property.

Scott Grummer, Director of Planning and Permits stated that the property is rectangle shape and it includes a 60ft. easement.

Council Member Gardner made a motion to have the second and third reading. Council Member Sinn seconded the motion, the motion failed. Council Member Mosley, Saunders, and Holt voted no. The motion failed for lack of majority.

With no further discussion, Ordinance 1037 will be on third reading at the next city council meeting.

ORDINANCE 1038 AMENDMENT TO LAND USE PLAN & MAP

With no objections, Mayor Norris called for the second reading of Ordinance 1038, amending the Maumelle Land Use Plan and Map due to annexation and for other purposes. Clerk Timmons gave the reading.

With no further discussion, Ordinance 1038 will be on third reading at the next city council meeting.

ORDINANCE 1039 AMENDMENT TO ZONING MAP

With no objections, Mayor Norris called for the second reading of Ordinance 1039, amending the Maumelle Zoning Map due to annexation and for other purposes. Clerk Timmons gave the reading.

With no further discussion, Ordinance 1039 will be on third reading at the next city council meeting.

ORDINANCE 1040 ACCEPTING THE ANNEXATION OF LAND, BRADLEY PROPERTY

With no objections, Mayor Norris called for the third reading of Ordinance 1040, accepting the annexation of land commonly known as the Bradley Property, to be titled the “Bradley Property Annexation” to the City of Maumelle, Arkansas, and making the Bradley property a part of the City of Maumelle, and for other purposes. Clerk Timmons gave the reading.

Carnell Smith, 14102 Old Maumelle Rd, urged the council not to annex the property. Smith stressed that he already has major issues with flooding and is concerned about the drainage issues that he property would cause. Smith also stated that their neighborhood is quiet and the residents would like to keep it that way.

Council Member Holt spoke about his encounter with Carnell Smith and how Smith is concerned about the flooding. Holt reiterated that the small neighborhood is very quiet and pristine.

Mayor Norris stated that there is not a current development proposal for the property. Annexing allows the city to have a hand in how the drainage is developed and built to city code.

Council Member Mazzoni asked Scott Grummer about drainage.

Scott Grummer stated that the department is holding developers more accountable when in pertains to drainage and the subdivision ordinance.

Rick Scott, resident Panther Mtn jurisdiction, spoke to the council about extraterritorial jurisdiction.

Beverly Edwards, 9411 Edwards Ln, urged the council not to annex. Edwards stated that the community is quiet, small, and that they could lose some of their freedoms.

Council Member Gardner made a motion the adopt Ordinance 1040. Council Member Williams seconded the motion, the motion passed. Council Members Mosley, Saunders, and Holt voted no. The motion passed 5-3

ORDINANCE 1041 AMENDMENT LAND USE PLAN & MAP

With no objections, Mayor Norris called for the third reading of Ordinance 1041, amending the Maumelle Land Use Plan and Map due to annexation and for other purposes. Clerk Timmons gave the reading.

Council Member Gardner motioned to adopt Ordinance 1041. Council Member Shinn seconded the motion, the motion passed by all in attendance.

ORDINANCE 1042 AMENDMENT TO ZONING MAP

With no objections, Mayor Norris called for the third reading of Ordinance 1042, amending the Maumelle Zoning Map due to annexation and for other purposes. Clerk Timmons gave the reading.

Council Member Williams motioned to adopt Ordinance 1042. Council Member Tierney seconded the motion, the motion passed by all in attendance.

ORDINANCE 1044 AMENDMENT TO LAND USE PLAN & MAP

With no objections, Mayor Norris called for the first reading of Ordinance 1044, amending the Maumelle Land Use Plan and Map and for other purposes. Clerk Timmons gave the reading.

Council Member Gardner asked the applicants to speak. The engineers and architects introduced themselves.

Council Member Mosley asked about the number of buildings and their development plan.

The engineers stated that it is one structure with three sections. The development contains an assisted living unit, independent living unit, and a memory care unit. They stated that the development will remain wooded in the back and developed in the front. The engineer stated that they have other developments in Little Rock and the state of Missouri.

With no further discussion, Ordinance 1044 will be on second reading at the next city council meeting.

ORDINANCE 1045 AMENDMENT TO ZONING MAP

With no objections, Mayor Norris called for the first reading of Ordinance 1045, amending the Maumelle Zoning Map and for other purposes. Clerk Timmons gave the reading.

With no further discussion, Ordinance 1045 will be on second reading at the next city council meeting.

RESOLUTION 2021-24 APPROVING PRELIMINARY DEVELOPMENT PLAN

With no objections, Mayor Norris called for the reading of Resolution 2021-24, approving the preliminary development plan for the O'Reilly Senior Community addition. Clerk Timmons gave the reading.

Mayor Norris entertained a motion to have Resolution 2021-24 to be tabled until the second meeting in October when the corresponding zoning ordinance is on third reading.

Council Member Mazzoni made a motion to table Resolution 2021-24 to the second meeting in October. Council Member Tierney seconded the motion, the motion passed by all in attendance.

Mayor Norris entertained a motion to withdraw the previous motion, and to change the tabling to be until the first meeting in October, which is the correct date of the third reading of the corresponding ordinance.

Council Member Shinn motioned to table Resolution 2021-24 to the first meeting in October. Council Member Gardner seconded the motion, the motion passed by all in attendance.

With no further discussion, Resolution 2021-24 will be up for a vote at the first city council meeting in October.

ORDINANCE 1043 APPROVING PROVISIONS FOR SICK LEAVE ACCRUAL

With no objections, Mayor Norris called for the first reading of Ordinance 1043, adopting provisions for Police Officer sick leave accruals and for other purposes. Clerk Timmons gave the reading.

Mayor Norris prefaced that this ordinance would amend the amount of sick leave and clarify what a working day is.

With no further discussion, Ordinance 1043, will be on second reading at the next city council meeting.

RESOLUTION 2021-25 ADOPTING PREMIUM PAY

With no objections, Mayor Norris called for the reading of Resolution 2021-25, adopting premium pay for certain municipal employees from the American Rescue Plan Act and for other purposes. Clerk Timmons gave the reading.

Mayor Norris prefaced that the resolution is tri-fold; it provides a premium pay for employees, helps to retain employees, and allows for a sign on bonus for certain positions.

Council Member Mazzoni motioned to adopt Resolution 2021-25. Council Member Williams seconded the motion, the motion passed by all in attendance.

RESOLUTION 2021-26 AMENDING THE 2021 GENERAL FUND BUDGET

With no objections, Mayor Norris called for the reading of Resolution 2021-26, amending the 2021 General Fund Budget. Clerk Timmons gave the reading.

Gerald Ezell, Chief of the Fire Department, stated that they are needing the funds to cover overtime expenses caused by covid and other factors.

Council Member Gardner motioned to adopt Resolution 2021-26. Council Member Mazzoni seconded the motion, the motion passed by all in attendance.

DISCUSSION OF BENCHMARKING TRIP

Mayor Norris opened the floor for discussion about the benchmarking trip. Mayor Norris stated that our cities system of trails and paths are dated but have ample room for growth.

Council Member Gardner thanked the Mayor for the opportunity to go on the trip and that he learned a lot. Gardner stated that he enjoyed going with the department heads that would be involved in implantation. Gardner agreed that Maumelle trails and paths are dated. Council Member Gardner also spoke about these communities and their push for walkability and the attraction of young families.

Council Member Williams enjoyed the experience. Williams stated the she noticed that property values of homes near the trails and paths were increasing.

Council Member Mosley stated that he had a chance to visit Bentonville and Rogers over the weekend. He stated that he was impressed with the trails and the downtown square.

Council Member Shinn stated that these communities are 11% healthier. Shinn also stated that these communities have developed programs that incorporate the trails and paths within their schools systems.

Clerk Timmons stated that a major prospect of economic development is quality of life. Timmons relayed that the trails and paths were inclusive to all and stressed that they could have a chance to move Maumelle forward.

Mayor Norris spoke about how it could impact young families and the senior population.

MAYOR'S COMMENTS

Mayor Norris stated that the café at Maumelle Center on a Lake had to be closed down due to an asymptomatic employee testing positive for covid. Mayor Norris urged everyone to check out the FYI's.

COUNCIL MEMBER'S COMMENTS

Council Member Mosley asked about a presentation proposal with ARDOT that took place a few years ago.

Council Member Shinn acknowledged the owner of 7 Day Donuts, as he obtained his U.S. citizenship.

ADJOURNMENT

Council Member Williams motioned to adjourn the city council meeting. Council Member Gardner seconded the motion, the motion passed by all in attendance.

Mayor Norris adjourned the meeting at 7:57 pm.

CALEB NORRIS, MAYOR

TINA TIMMONS, CITY CLERK/TREASURER

APPROVED

SEPTEMBER 20, 2021