



City of Farmington
354 W. Main Street
P.O. Box 150
Farmington, AR 72730
479-267-3865
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CITY COUNCIL AGENDA
June 13, 2016

A regular meeting of the Farmington City Council will be held on
Monday, June 13, 2016 at 6:00 p.m.
City Hall
354 W. Main Street, Farmington, Arkansas.

1. Call to Order – Mayor Ernie Penn
2. Roll Call – City Clerk Kelly Penn
3. Pledge of Allegiance
4. Comments from Citizens – the Council will hear brief comments at this time from citizens. No action will be taken. All comments will be taken under advisement.
5. Approval of the minutes - May 16, 2016 City Council Minutes
6. Financial Reports
7. Entertain a motion to read all ordinances and resolutions by title only.
8. Proclamations, special announcements, committee/commission appointments.
9. Committee Reports
 - a. Street Committee
 - b. City Beautification Committee
 - c. Economic Development Committee
 - d. Park & Recreation Committee
 - e. Finance Committee
 - f. Historic Preservation Committee
10. Items to be removed from City of Farmington Inventory – **See Memo**

NEW BUSINESS

11. Request approval to accept bids on overlay for S. Appleby and Drain Rd.
12. Request approval to accept bids on Rheas Mill sidewalk.
13. Ordinance 2016-02 – An ordinance rezoning property containing approximately 7.26 acres on Garland McKee from A-1, agriculture district, to RE-2, residential estate district, as requested by Lots 101, LLC.
14. Ordinance 2016-03 – An ordinance accepting and confirming the dedication of certain streets, sidewalks, storm drainage and sanitary sewer in lots 8 and 9 of the Holland Crossing Commercial Subdivision, an addition to the City of Farmington, Arkansas, upon the fulfillment of certain contingencies and for other purposes.

INFORMATIONAL ITEMS:

- A. City Business Manager Report
- B. Fire Department Report
- C. Police Department Report
- D. Building/Public Works Report
- E. Library Report
- F. Planning Commission Minutes

Minutes of the Regular Farmington City Council Meeting May 16, 2016

The regular meeting of the Farmington City Council scheduled for Monday May 16, 2016 was called to order at 6:00 pm by Mayor Ernie Penn. City Clerk Kelly Penn called the roll and the following Aldermen answered to their names: Patsy Pike, Sherry Mathews, Keith Lipford, Linda Bell, Brenda Cunningham, Bobby Morgan, Diane Bryant and Shelly Parsley. Also present were City Attorney Tennant and City Business Manager McCarville.

Mayor Penn led the Pledge of Allegiance.

Comments from Citizens – None.

Approval of the minutes for the April 11, 2016 regular meeting of the city council.

On the motion of Alderman Lipford and seconded by Alderman Cunningham and by the consent of all members present, the minutes for the meeting were approved as presented.

Financial Reports – City Clerk Penn advised that city sales tax was up \$5,406.82, county sales tax was up \$13,901.00 a total increase of \$19,307.82.

Entertain a motion to read all Ordinances and Resolutions by title only

On the motion of Alderman Morgan and seconded by Alderman Lipford and by the consent of all members present, the motion was approved.

Proclamations, Special Announcements, Committee/Commission Appointments Mayor Penn announced the Valley View sewer system is in receivership and they are working with Washington Water Authority.

Committee Reports – Written Reports included in agenda packet.

Items to be removed from City of Farmington Inventory – Removal of Items from Library Inventory

A motion was made to remove the following items from the Library inventory: Dell Optiplex 380 serial #CW7XLM1, inventory tag #228, Dell Optiplex, serial #738FDQ1, inventory tag #234, Dell Optiplex 380, serial #8Z0YDPI, inventory tag #227, Dell Optiplex 380, serial #738GDQ1, inventory tag #237, Dell Optiplex 380, serial #738DDQ1, inventory tag #213 by Alderman Bryant and seconded by Alderman Lipford and approved by all members present.

New Business

Request review and approval of bid on police storage building.

On the motion of Alderman Bell and seconded by Alderman Mathews and by the consent of all members present, the motion was approved to accept the bid from Coyle Enterprises in the amount of \$123,099.00.

Request approval to purchase new 2016 Dodge Charger for Police Department. Police Chief Hubbard asked that the council approve the budgeted purchase of a new police unit, 2016 Dodge Charger. On the motion of Alderman Bryant and seconded by Alderman Lipford and by the consent of all members present, the motion was approved.

Request approval to advertise bids – Rheas Mill sidewalks.

A motion was made to place the Rheas Mill Road Sidewalk project out for bids. On the motion of Alderman Bell and seconded by Alderman Lipford and by the consent of all members present, the motion was approved.

Appeal of the planning Commission Decision to deny rezoning of Lots 101. LLC.

Mayor Penn opened the floor for comments from the citizens:

George Duques, Representing Tom Sims and the LLC – He advised they are only developing 8 acres, not the entire 80 acres, just the Garland McKee section. This area is suitable for the zoning request.

Brian Snyder – Asked the council to keep in mind the best use of the land and that people have to live with water damage.

Robert Coster – Asked why they are only developing the 8 acres and not the 80 as purchased.

Tom Sims – They are only developing the 8 because the hillside development would be very difficult. They plan to have cattle on the remaining land.

Russell Pense – My home has flooded in the past and I am concerned about the retention pond, I would like assurance the pond would be built first. Who will monitor pond once it is built, who is responsible?

City Attorney tenant – The POA would be responsible for maintain the detention pond.

Nancy Harris – Mr. Sims is not dependable and has lied to the homeowners of meadow suite. Please do not vote for this, the flooding caused financial and health problems for residents. There is no way to stop the flooding off the mountain.

Dewayne Lee – Is the dirt farm off the table?

Tom Sims – I bought this subdivision from Keith Marrs and another partner, I did not develop this subdivision

Nancy Harris – They said this was built for 100 year flood, Tom Sims wrote it would not flood but he was out sandbagging days before the rains. Washington County Standards were not good, this has flooded since it was built.

Brian Snyder – Just a reminder that we had a huge turnout at the planning commission meeting from residents that opposed this that could not be here tonight.

Mr. Harris – The draining work the city did to try and help ease this problem worked well, but did not help the December flood down the street from him. This causes resident many sleepless nights.

Diane Lee – Will there be no dirt removal? What is the concept for the development? What will keep them from changing their mind?

George Duques – We are not using the entire site, only 10%. The detention pond will release the water slowly and should reduce the flooding issues, will be built for 100 year flood.

City Attorney Tennant – The development will have to come before the planning commission and the engineers will be responsible. The project engineer will submit design but the city's engineers will hold this project accountable to the current building codes and standards, the engineers have insurance in response to your question about who would be held responsible if something was done incorrectly. Please come to the meetings where the design concepts presented to the planning commission. We encourage your input.

Planning Commissioner Bobby Wilson - I voted against this because I thought the plan was half baked and they were unprepared at the meeting. The red dirt issue was a major concern for flooding. That is why I voted no.

Planning Commissioner Jay Moore - The planning commission did not discuss this prior to the meeting and I was unprepared. I think this issue coming up will improve engineering with the flooding issue. As a planning commissioner I will not let anything go by that is not built to standards we have.

Planning Commission Gerry Harris - We were only supposed to vote for the zoning request at the meeting. We do not allow something that will be built to harm your property. The red dirt farm was a deterrent, this project will be heavily scrutinized when it is presented to the planning commission. I promise it will not go past us without being closely looked at. Our engineers and the planning commission will do the right thing.

Planning Commissioner Judy Horne – Please trust the steps that will be done throughout the process. My home has flooded and I understand your concerns. We will scrutinize this project. Have faith in our engineers and we care about your concerns. We will not approve if it's not done correctly.

City Clerk Penn – Citizen Vickie Norvell asked tht an email she sent be read into the minutes of the meeting (see attached). All council members were sent the email previously. Mrs. Norvell was opposed to the rezoning and also had issues with the landscape ordinance. As a courtesy this was mentioned during the public comment section but will not be done in the future. If citizens have issues but can't attend they can email them to all public officials concerned and they can be included in the minutes if requested.

Mayor Penn closed the comment section of the meeting.

A motion was made to overturn the planning commission's decision to deny rezoning of Lots 101, LLC. On the motion of Alderman Bell and seconded by Alderman Pike. The vote was as follows; voting yes to overturn the planning commissions denial of rezoning request were Aldermen Pike, Mathews, Bell and Cunningham. Voting no were Aldermen Morgan, Bryant, Parsley, Lipford. This resulted in a 4-4 tie and Mayor Penn voted yes to break the tie, resulting in the overturning of the planning commission's denial of rezoning.

Ordinance 2016-01 amending the Landscape Ordinance

A motion was made by Alderman Cunningham and seconded by Alderman Mathews to suspend the rule requiring the reading of an ordinance in full on 3 different dates be suspended and that ordinance 2016-01 is to be read by title only one time. It was approved by all those present. City Attorney Tennant read Ordinance 2016-01 by title only. Mayor Penn asked shall the Ordinance Pass? It was approved by all those present.

There being no further business to come before the council and on the motion of Alderman Bryant and seconded by Alderman Lipford and by the consent of all members present, the meeting adjourned at 7:37 pm until the next regularly scheduled meeting to be held Monday June 13, 2016 at 6:00 pm, in the City Council Chambers in City Hall, located at 354 West Main Street, Farmington, Arkansas.

Approved;

Mayor Ernie Penn

City Clerk Kelly Penn

GENERAL FUND
Balance Sheet
05/31/16

Book Value
May 2016
Actual

Assets

Current Assets

Cash

CATASTROPHIC MONEY MARKET	136,400.80
GENERAL FUND CHECKING ACCT	710,133.07
GENERAL FUND MONEY MARKET	2,777,062.03
Total Current Assets	\$3,623,595.90
Total Assets	\$3,623,595.90

Fund Balance

Suplus Carryover

CY SURPLUS (DEFICIT)	1,704,209.56
FUND BALANCE	1,919,386.34
Total Fund Balance	\$3,623,595.90
Total Liabilities and Equity	\$3,623,595.90

GENERAL FUND
SALES TAX REPORT
05/01/16 to 05/31/16

	May 2016	May 2015
	May 2016	May 2015
	Actual	Actual
Revenue		
ALCOHOL SALES TAX	284.20	206.50
CITY SALES TAX REVENUES	44,883.99	41,898.69
SALES TAX - OTHER	89,596.09	88,534.18
STREET CITY SALES TAX	14,961.32	13,966.23
Total Revenue	\$149,725.60	\$144,605.60
Total Gross Profit	\$149,725.60	\$144,605.60
Total Net Income (Loss) From Operations	\$149,725.60	\$144,605.60
Total Net Income (Loss)	\$149,725.60	\$144,605.60

GENERAL FUND

Statement of Revenue and Expenditures

	Year-To-Date	Year-To-Date	Year-To-Date	Annual Budget	Annual Budget
	Jan 2016 May 2016 Actual	Jan 2016 May 2016 Budget	Jan 2016 May 2016 Variance	Jan 2016 Dec 2016	Jan 2016 Dec 2016 Variance
Revenue & Expenditures					
GENERAL REVENUES					
Revenue					
ACCIDENT REPORT REVENUES	530.00	250.00	280.00	600.00	(70.00)
ACT 833	0.00	7,083.35	(7,083.35)	17,000.00	(17,000.00)
ALCOHOL SALES TAX	1,180.80	949.15	231.65	2,278.00	(1,097.20)
ANIMAL CONTROL REVENUES	1,035.00	1,041.69	(6.69)	2,500.00	(1,465.00)
BUILDING INSPECTION FEES	76,120.00	25,000.00	51,120.00	60,000.00	16,120.00
BUSINESS LICENSES	4,050.00	2,083.35	1,966.65	5,000.00	(950.00)
CITY COURT FINES	17,875.25	20,000.00	(2,124.75)	48,000.00	(30,124.75)
CITY SALES TAX REVENUES	205,276.42	204,982.06	294.36	491,957.00	(286,680.58)
COUNTY TURNBACK	223,358.52	166,666.65	56,691.87	400,000.00	(176,641.48)
DEVELOPMENT FEES	6,193.00	2,916.65	3,276.35	7,000.00	(807.00)
FRANCHISE FEES	167,230.12	145,833.35	21,396.77	350,000.00	(182,769.88)
GARAGE SALE PERMITS	990.00	1,250.00	(260.00)	3,000.00	(2,010.00)
GRANTS	12,000.00	0.00	12,000.00	0.00	12,000.00
INTEREST REVENUES	976.72	833.35	143.37	2,000.00	(1,023.28)
MISCELLANEOUS REVENUES	21,578.52	500.00	21,078.52	1,200.00	20,378.52
PARK RENTAL	620.00	500.00	120.00	1,200.00	(580.00)
SALES TAX - OTHER	450,791.58	438,315.00	12,476.58	1,051,956.00	(601,164.42)
SPORTS COMPLEX FEES	33,682.42	20,833.31	12,849.11	50,000.00	(16,317.58)
SRO REIMBURSEMENT REVENUES	13,905.53	14,583.35	(677.82)	35,000.00	(21,094.47)
STATE TURNBACK	38,538.63	41,666.65	(3,128.02)	100,000.00	(61,461.37)
Revenue	\$1,275,932.51	\$1,095,287.91	\$180,644.60	\$2,628,691.00	(\$1,352,758.49)
Gross Profit	\$1,275,932.51	\$1,095,287.91	\$0.00	\$2,628,691.00	\$0.00
Revenue Less Expenditures	\$1,275,932.51	\$1,095,287.91	\$0.00	\$2,628,691.00	\$0.00
Net Change in Fund Balance	\$1,275,932.51	\$1,095,287.91	\$0.00	\$2,628,691.00	\$0.00

Statement of Revenue and Expenditures

	Year-To-Date	Year-To-Date	Year-To-Date	Annual Budget	Annual Budget
	Actual	Budget	Variance	Dec 2016	Dec 2016
ADMINISTRATIVE DEPT					
Expenses					
ADDITIONAL SERVICES EXPENSE	57,288.29	77,083.35	(19,795.06)	185,000.00	(127,711.71)
ADVERTISING EXPENSE	1,143.82	2,083.35	(939.53)	5,000.00	(3,856.18)
BUILDING MAINT & CLEANING	93,958.03	16,666.65	77,291.38	40,000.00	53,958.03
GRANT EXPENSE	1,000.00	0.00	1,000.00	0.00	1,000.00
INSURANCES EXPENSE	35.52	12,773.35	(12,737.83)	30,656.00	(30,620.48)
LEGAL FEES	5,417.85	4,166.65	1,251.20	10,000.00	(4,582.15)
MATERIALS & SUPPLIES EXPENSE	2,080.57	9,166.65	(7,086.08)	22,000.00	(19,919.43)
MISCELLANEOUS EXPENSE	22,286.74	833.35	21,453.39	2,000.00	20,286.74
NEW EQUIPMENT PURCHASE	15,759.00	6,666.65	9,092.35	16,000.00	(241.00)
PAYROLL EXP - CITY ATTRNY	0.00	13,406.25	(13,406.25)	32,175.00	(32,175.00)
PAYROLL EXP - ELECTED OFFICIA	31,375.70	34,791.65	(3,415.95)	83,500.00	(52,124.30)
PAYROLL EXP - REGULAR	72,192.67	98,517.94	(26,325.27)	236,443.00	(164,250.33)
PLANNING COMMISSION	4,314.04	8,083.35	(3,769.31)	19,400.00	(15,085.96)
POSTAGE EXPENSE	954.98	1,666.65	(711.67)	4,000.00	(3,045.02)
PROFESSIONAL SERVICES	17,086.10	17,291.65	(205.55)	41,500.00	(24,413.90)
REPAIR & MAINT - OFFICE EQUIP	548.51	2,083.35	(1,534.84)	5,000.00	(4,451.49)
TECHNICAL SUPPORT	544.90	4,583.35	(4,038.45)	11,000.00	(10,455.10)
TRAVEL, TRAINING & MEETINGS	2,703.94	6,250.00	(3,546.06)	15,000.00	(12,296.06)
UTILITIES EXPENSES	18,613.11	20,833.35	(2,220.24)	50,000.00	(31,386.89)
	\$347,303.77	\$336,947.54	\$10,356.23	\$808,674.00	(\$461,370.23)
Revenue Less Expenditures	(\$347,303.77)	(\$336,947.54)	\$0.00	(\$808,674.00)	\$0.00
Net Change in Fund Balance	(\$347,303.77)	(\$336,947.54)	\$0.00	(\$808,674.00)	\$0.00

GENERAL FUND

Statement of Revenue and Expenditures

	Year-To-Date Jan 2016 May 2016 Actual	Year-To-Date Jan 2016 May 2016 Budget	Year-To-Date Jan 2016 May 2016 Variance	Annual Budget Jan 2016 Dec 2016	Annual Budget Jan 2016 Dec 2016 Variance
ANIMAL CONTROL DEPT					
Expenses					
FUEL EXPENSES	373.81	1,020.85	(647.04)	2,450.00	(2,076.19)
MATERIALS & SUPPLIES EXPENSE	406.35	250.00	156.35	600.00	(193.65)
NEW EQUIPMENT PURCHASE	0.00	333.35	(333.35)	800.00	(800.00)
PAYROLL EXP - REGULAR	22,000.15	22,562.10	(561.95)	54,149.00	(32,148.85)
PROFESSIONAL SERVICES	1,890.00	7,902.10	(6,012.10)	18,965.00	(17,075.00)
REPAIR & MAINT - EQUIPMENT	46.65	651.25	(604.60)	1,563.00	(1,516.35)
TRAVEL, TRAINING & MEETINGS	0.00	208.35	(208.35)	500.00	(500.00)
UNIFORMS/GEAR EXPENSE	500.00	303.35	196.65	728.00	(228.00)
Expenses	\$25,216.96	\$33,231.35	(\$8,014.39)	\$79,755.00	(\$54,538.04)
Revenue Less Expenditures	(\$25,216.96)	(\$33,231.35)	\$0.00	(\$79,755.00)	\$0.00
Net Change in Fund Balance	(\$25,216.96)	(\$33,231.35)	\$0.00	(\$79,755.00)	\$0.00

GENERAL FUND

Statement of Revenue and Expenditures

	Year-To-Date Jan 2016 May 2016 Actual	Year-To-Date Jan 2016 May 2016 Budget	Year-To-Date Jan 2016 May 2016 Variance	Annual Budget Jan 2016 Dec 2016	Annual Budget Jan 2016 Dec 2016 Variance
BUILDING PERMIT DEPT					
Expenses					
FUEL EXPENSES	559.84	1,458.35	(898.51)	3,500.00	(2,940.16)
MATERIALS & SUPPLIES EXPENSE	89.52	625.00	(535.48)	1,500.00	(1,410.48)
PAYROLL EXP - REGULAR	32,603.41	32,418.35	185.06	77,804.00	(45,200.59)
REPAIR & MAINT - EQUIPMENT	53.42	625.00	(571.58)	1,500.00	(1,446.58)
TRAVEL, TRAINING & MEETINGS	2,686.94	1,451.25	1,235.69	3,483.00	(796.06)
UNIFORMS/GEAR EXPENSE	629.95	312.50	317.45	750.00	(120.05)
Expenses	\$36,623.08	\$36,890.45	(\$267.37)	\$88,537.00	(\$51,913.92)
Revenue Less Expenditures	(\$36,623.08)	(\$36,890.45)	\$0.00	(\$88,537.00)	\$0.00
Net Change in Fund Balance	(\$36,623.08)	(\$36,890.45)	\$0.00	(\$88,537.00)	\$0.00

GENERAL FUND

Statement of Revenue and Expenditures

	Year-To-Date	Year-To-Date	Year-To-Date	Annual Budget	Annual Budget
	Jan 2016	Jan 2016	Jan 2016	Jan 2016	Jan 2016
	May 2016	May 2016	Variance	Dec 2016	Dec 2016
	Actual	Budget			Variance
FIRE DEPT					
Expenses					
FUEL EXPENSES	1,656.24	3,333.35	(1,677.11)	8,000.00	(6,343.76)
HAZMAT EXPENSES	2,270.12	1,000.00	1,270.12	2,400.00	(129.88)
MATERIALS & SUPPLIES EXPENSE	2,585.45	3,125.00	(539.55)	7,500.00	(4,914.55)
MISCELLANEOUS EXPENSE	0.00	208.31	(208.31)	500.00	(500.00)
NEW EQUIPMENT PURCHASE	0.00	2,178.31	(2,178.31)	5,228.00	(5,228.00)
PAYROLL EXP - REGULAR	97,635.11	118,033.35	(20,398.24)	283,280.00	(185,644.89)
REPAIR & MAINT - EQUIPMENT	686.98	1,250.00	(563.02)	3,000.00	(2,313.02)
REPAIR & MAINT - TRUCK	3,309.44	2,083.35	1,226.09	5,000.00	(1,690.56)
TRAVEL, TRAINING & MEETINGS	356.00	1,666.65	(1,310.65)	4,000.00	(3,644.00)
UNIFORMS/GEAR EXPENSE	769.40	4,650.85	(3,881.45)	11,162.00	(10,392.60)
	\$109,268.74	\$137,529.17	(\$28,260.43)	\$330,070.00	(\$220,801.26)
Revenue Less Expenditures	(\$109,268.74)	(\$137,529.17)	\$0.00	(\$330,070.00)	\$0.00
Net Change in Fund Balance	(\$109,268.74)	(\$137,529.17)	\$0.00	(\$330,070.00)	\$0.00

GENERAL FUND

Statement of Revenue and Expenditures

	Year-To-Date Jan 2016 May 2016 Actual	Year-To-Date Jan 2016 May 2016 Budget	Year-To-Date Jan 2016 May 2016 Variance	Annual Budget Jan 2016 Dec 2016	Annual Budget Jan 2016 Dec 2016 Variance
LAW ENFORCE - COURT					
Expenses					
MATERIALS & SUPPLIES EXPENSE	243.28	458.31	(215.03)	1,100.00	(856.72)
MISCELLANEOUS EXPENSE	0.00	166.65	(166.65)	400.00	(400.00)
NEW EQUIPMENT PURCHASE	0.00	1,250.00	(1,250.00)	3,000.00	(3,000.00)
PAYROLL EXP - REGULAR	73,739.73	43,020.85	30,718.88	103,250.00	(29,510.27)
SPECIAL COURT COSTS	0.00	2,708.31	(2,708.31)	6,500.00	(6,500.00)
TRAVEL, TRAINING & MEETINGS	0.00	812.50	(812.50)	1,950.00	(1,950.00)
Expenses	\$73,983.01	\$48,416.62	\$25,566.39	\$116,200.00	(\$42,216.99)
Revenue Less Expenditures	(\$73,983.01)	(\$48,416.62)	\$0.00	(\$116,200.00)	\$0.00
Net Change in Fund Balance	(\$73,983.01)	(\$48,416.62)	\$0.00	(\$116,200.00)	\$0.00

GENERAL FUND

Statement of Revenue and Expenditures

	Year-To-Date	Year-To-Date	Year-To-Date	Annual Budget	Annual Budget
	Jan 2016	Jan 2016	Jan 2016	Jan 2016	Jan 2016
	May 2016	May 2016	May 2016	Dec 2016	Dec 2016
	Actual	Budget	Variance		Variance
LAW ENFORCE - POLICE					
Expenses					
BREATHALYZER EXPENSES	227.41	333.35	(105.94)	800.00	(572.59)
DRUG TASK FORCE	0.00	833.31	(833.31)	2,000.00	(2,000.00)
FUEL EXPENSES	8,936.48	15,625.00	(6,688.52)	37,500.00	(28,563.52)
MATERIALS & SUPPLIES EXPENSE	7,072.52	13,289.15	(6,216.63)	31,894.00	(24,821.48)
MISCELLANEOUS EXPENSE	11.00	416.65	(405.65)	1,000.00	(989.00)
NEW EQUIPMENT PURCHASE	1,536.49	11,250.00	(9,713.51)	27,000.00	(25,463.51)
PAYROLL EXP - REGULAR	292,133.80	302,604.60	(10,470.80)	726,251.00	(434,117.20)
PAYROLL EXP - SRO	27,963.39	29,400.00	(1,436.61)	70,560.00	(42,596.61)
REPAIR & MAINT - AUTOMOBILES	10,097.98	6,666.65	3,431.33	16,000.00	(5,902.02)
REPAIR & MAINT - EQUIPMENT	1,152.87	1,250.00	(97.13)	3,000.00	(1,847.13)
TRAVEL, TRAINING & MEETINGS	325.00	3,958.35	(3,633.35)	9,500.00	(9,175.00)
UNIFORMS/GEAR EXPENSE	3,049.65	3,958.35	(908.70)	9,500.00	(6,450.35)
	\$352,506.59	\$389,585.41	(\$37,078.82)	\$935,005.00	(\$582,498.41)
Revenue Less Expenditures	(\$352,506.59)	(\$389,585.41)	\$0.00	(\$935,005.00)	\$0.00
Net Change in Fund Balance	(\$352,506.59)	(\$389,585.41)	\$0.00	(\$935,005.00)	\$0.00

GENERAL FUND

Statement of Revenue and Expenditures

	Year-To-Date Jan 2016 May 2016 Actual	Year-To-Date Jan 2016 May 2016 Budget	Year-To-Date Jan 2016 May 2016 Variance	Annual Budget Jan 2016 Dec 2016	Annual Budget Jan 2016 Dec 2016 Variance
LIBRARY					
Expenses					
LIBRARY TRANSFER	30,000.00	12,500.00	17,500.00	30,000.00	0.00
Expenses	\$30,000.00	\$12,500.00	\$17,500.00	\$30,000.00	\$0.00
Revenue Less Expenditures	(\$30,000.00)	(\$12,500.00)	\$0.00	(\$30,000.00)	\$0.00
Net Change in Fund Balance	(\$30,000.00)	(\$12,500.00)	\$0.00	(\$30,000.00)	\$0.00

GENERAL FUND

Statement of Revenue and Expenditures

	Year-To-Date	Year-To-Date	Year-To-Date	Annual Budget	Annual Budget
	Jan 2016 May 2016 Actual	Jan 2016 May 2016 Budget	Jan 2016 May 2016 Variance	Jan 2016 Dec 2016	Jan 2016 Dec 2016 Variance
PARKS DEPT					
Expenses					
FUEL EXPENSES	622.22	1,250.00	(627.78)	3,000.00	(2,377.78)
MATERIALS & SUPPLIES EXPENSE	1,599.05	2,083.31	(484.26)	5,000.00	(3,400.95)
MISCELLANEOUS EXPENSE	0.00	416.65	(416.65)	1,000.00	(1,000.00)
NEW EQUIPMENT PURCHASE	0.00	4,166.65	(4,166.65)	10,000.00	(10,000.00)
PAYROLL EXP - REGULAR	19,138.81	20,859.60	(1,720.79)	50,063.00	(30,924.19)
PAYROLL EXP - SPORTS COMPLEX	26,488.88	24,522.10	1,966.78	58,853.00	(32,364.12)
PROFESSIONAL SERVICES	0.00	1,291.65	(1,291.65)	3,100.00	(3,100.00)
REPAIR & MAINT - EQUIPMENT	3,689.25	2,083.35	1,605.90	5,000.00	(1,310.75)
SPORTS PARK FUEL	326.65	833.35	(506.70)	2,000.00	(1,673.35)
SPORTS PARK MATERIALS	10,839.13	6,666.65	4,172.48	16,000.00	(5,160.87)
SPORTS PARK NEW EQUIP	2,074.81	5,000.00	(2,925.19)	12,000.00	(9,925.19)
SPORTS PARK PROF SERV	20,290.93	14,583.35	5,707.58	35,000.00	(14,709.07)
SPORTS PARK REPAIR/MAINT	1,588.55	5,833.31	(4,244.76)	14,000.00	(12,411.45)
SPORTS PARK UNIFORMS	650.85	312.50	338.35	750.00	(99.15)
SPORTS PARK UTILITIES	4,902.86	8,722.50	(3,819.64)	20,934.00	(16,031.14)
UNIFORMS/GEAR EXPENSE	500.00	312.50	187.50	750.00	(250.00)
UTILITIES EXPENSES	1,241.15	1,250.00	(8.85)	3,000.00	(1,758.85)
Expenses	\$93,953.14	\$100,187.47	(\$6,234.33)	\$240,450.00	(\$146,496.86)
Revenue Less Expenditures	(\$93,953.14)	(\$100,187.47)	\$0.00	(\$240,450.00)	\$0.00
Net Change in Fund Balance	(\$93,953.14)	(\$100,187.47)	\$0.00	(\$240,450.00)	\$0.00

GENERAL FUND

Statement of Revenue and Expenditures

	Year-To-Date Jan 2016 May 2016 Actual	Year-To-Date Jan 2016 May 2016 Budget	Year-To-Date Jan 2016 May 2016 Variance	Annual Budget Jan 2016 Dec 2016	Annual Budget Jan 2016 Dec 2016 Variance
TRANSFERS BETWEEN FUNDS					
Revenue					
STREET CITY SALES TAX	68,427.14	0.00	68,427.14	0.00	68,427.14
STREET COUNTY TURNBAC	24,235.96	0.00	24,235.96	0.00	24,235.96
Revenue	\$92,663.10	\$0.00	\$92,663.10	\$0.00	\$92,663.10
Gross Profit	\$92,663.10	\$0.00	\$0.00	\$0.00	\$0.00
Expenses					
STREET CITY SALE TAX	68,427.14	0.00	68,427.14	0.00	68,427.14
STREET COUNTY TURNBAC	24,235.96	0.00	24,235.96	0.00	24,235.96
Expenses	\$92,663.10	\$0.00	\$92,663.10	\$0.00	\$92,663.10

STREET FUND
Balance Sheet
05/31/16

Book Value
May 2016
Actual

Assets

Current Assets

Cash

STREET FUND CHECKING ACCT	456,100.16
Total Current Assets	\$456,100.16
Total Assets	\$456,100.16

Fund Balance

Suplus Carryover

CY SURPLUS (DEFICIT)	(230,550.38)
FUND BALANCE	686,650.54
Total Fund Balance	\$456,100.16
Total Liabilities and Equity	\$456,100.16

STREET FUND
Statement of Revenue and Expenditures

	Year-To-Date Jan 2016 May 2016 Actual	Year-To-Date Jan 2016 May 2016 Budget	Year-To-Date Jan 2016 May 2016 Variance	Annual Budget Jan 2016 Dec 2016	Annual Budget Jan 2016 Dec 2016 Variance
Revenue & Expenditures					
Revenue					
GRANTS	18,852.56	0.00	18,852.56	0.00	18,852.56
INTEREST REVENUES	28.04	41.65	(13.61)	100.00	(71.96)
MISCELLANEOUS REVENUES	636.00	41.65	594.35	100.00	536.00
STREET CITY SALES TAX	68,427.14	63,333.35	5,093.79	152,000.00	(83,572.86)
STREET COUNTY TURNBACK	24,235.96	16,666.65	7,569.31	40,000.00	(15,764.04)
STREET STATE TURNBACK	162,462.79	161,434.56	1,028.23	387,443.00	(224,980.21)
Revenue	\$274,642.49	\$241,517.86	\$33,124.63	\$579,643.00	(\$305,000.51)
Gross Profit	\$274,642.49	\$241,517.86	\$0.00	\$579,643.00	\$0.00
Expenses					
FUEL EXPENSES	1,678.56	3,750.00	(2,071.44)	9,000.00	(7,321.44)
INSURANCES EXPENSE	0.00	1,250.00	(1,250.00)	3,000.00	(3,000.00)
MATERIALS & SUPPLIES EXPENSE	9,229.03	5,416.65	3,812.38	13,000.00	(3,770.97)
MISCELLANEOUS EXPENSE	0.00	208.35	(208.35)	500.00	(500.00)
NEW EQUIPMENT PURCHASE	24,850.00	14,583.35	10,266.65	35,000.00	(10,150.00)
PAYROLL EXP - REGULAR	68,268.31	74,330.40	(6,062.09)	178,393.00	(110,124.69)
PROFESSIONAL SERVICES	64,287.50	8,333.35	55,954.15	20,000.00	44,287.50
REPAIR & MAINT - EQUIPMENT	1,423.99	4,166.65	(2,742.66)	10,000.00	(8,576.01)
STREET LIGHTS	19,275.71	41,666.65	(22,390.94)	100,000.00	(80,724.29)
STREET/ROAD REPAIRS	12,990.77	84,687.50	(71,696.73)	203,250.00	(190,259.23)
TRAVEL, TRAINING & MEETINGS	0.00	208.35	(208.35)	500.00	(500.00)
UNIFORMS/GEAR EXPENSE	1,878.94	833.35	1,045.59	2,000.00	(121.06)
UTILITIES EXPENSES	1,668.37	2,083.35	(414.98)	5,000.00	(3,331.63)
Expenses	\$205,551.18	\$241,517.95	(\$35,966.77)	\$579,643.00	(\$374,091.82)
Revenue Less Expenditures	\$69,091.31	(\$0.09)	\$0.00	\$0.00	\$0.00
Net Change in Fund Balance	\$69,091.31	(\$0.09)	\$0.00	\$0.00	\$0.00
Fund Balances					
Beginning Fund Balance	387,008.85	0.00	0.00	0.00	0.00
Net Change in Fund Balance	69,091.31	(0.09)	0.00	0.00	0.00
Ending Fund Balance	456,100.16	0.00	0.00	0.00	0.00

LIBRARY FUND
Balance Sheet
05/31/16

Book Value
May 2016
Actual

Assets

Current Assets

Cash

LIBRARY CHECKING ACCT	126,106.16
Total Current Assets	\$126,106.16
Total Assets	\$126,106.16

Fund Balance

Suplus Carryover

CY SURPLUS (DEFICIT)	81,545.44
FUND BALANCE	44,560.72
Total Fund Balance	\$126,106.16
Total Liabilities and Equity	\$126,106.16

LIBRARY FUND
Statement of Revenue and Expenditures

	Year-To-Date Jan 2016 May 2016 Actual	Year-To-Date Jan 2016 May 2016 Budget	Year-To-Date Jan 2016 May 2016 Variance	Annual Budget Jan 2016 Dec 2016	Annual Budget Jan 2016 Dec 2016 Variance
Revenue & Expenditures					
Revenue					
FINES/LOST ITEMS	2,221.54	1,250.00	971.54	3,000.00	(778.46)
INTEREST REVENUES	8.31	0.00	8.31	0.00	8.31
TRANS FROM GENERAL FUND	30,000.00	12,500.00	17,500.00	30,000.00	0.00
WASHINGTON CO LIBRARY REVE	59,255.00	60,166.69	(911.69)	144,400.00	(85,145.00)
Revenue	\$91,484.85	\$73,916.69	\$17,568.16	\$177,400.00	(\$85,915.15)
Gross Profit	\$91,484.85	\$73,916.69	\$0.00	\$177,400.00	\$0.00
Expenses					
BOOKS AND MEDIA	12,713.06	13,333.35	(620.29)	32,000.00	(19,286.94)
GRANT EXPENSE	529.57	0.00	529.57	0.00	529.57
INSURANCES EXPENSE	0.00	833.35	(833.35)	2,000.00	(2,000.00)
MATERIALS & SUPPLIES EXPENSE	5,029.44	2,916.65	2,112.79	7,000.00	(1,970.56)
MISCELLANEOUS EXPENSE	50.00	208.35	(158.35)	500.00	(450.00)
NEW EQUIPMENT PURCHASE	1,677.09	833.35	843.74	2,000.00	(322.91)
PAYROLL EXP - REGULAR	40,347.55	49,166.65	(8,819.10)	118,000.00	(77,652.45)
POSTAGE EXPENSE	110.45	125.00	(14.55)	300.00	(189.55)
PROGRAMS EXPENSE	300.00	416.65	(116.65)	1,000.00	(700.00)
REPAIR & MAINT - BUILDING	1,937.64	2,500.00	(562.36)	6,000.00	(4,062.36)
TECHNICAL SUPPORT	0.00	166.65	(166.65)	400.00	(400.00)
TRAVEL, TRAINING & MEETINGS	138.50	166.65	(28.15)	400.00	(261.50)
UTILITIES EXPENSES	2,664.72	3,250.00	(585.28)	7,800.00	(5,135.28)
Expenses	\$65,498.02	\$73,916.65	(\$8,418.63)	\$177,400.00	(\$111,901.98)
Revenue Less Expenditures	\$25,986.83	\$0.04	\$0.00	\$0.00	\$0.00
Net Change in Fund Balance	\$25,986.83	\$0.04	\$0.00	\$0.00	\$0.00
Fund Balances					
Beginning Fund Balance	100,119.33	0.00	0.00	0.00	0.00
Net Change in Fund Balance	25,986.83	0.04	0.00	0.00	0.00
Ending Fund Balance	126,106.16	0.00	0.00	0.00	0.00



354 W. Main Street
P.O. Box 150
Farmington, AR 72730
479-267-3865
479-267-3805 (fax)

To: Farmington City Council
Ernie Penn, Mayor
Kelly Penn, City Clerk

From: BRIAN HUBBARD, CHIEF
Re: REMOVAL OF EQUIPMENT
Date: 06/13/2016

Recommendation

Requesting the removal of 10 Computers, 1 server and 9 laptops:

Server	563	00099711
Laptop	559	28238001Q
Laptop	560	18280498Q
Laptop	558	28238107Q
Laptop	557	28238041Q
Laptop	556	28237952Q
Laptop	555	28233325Q
Laptop	561	28238077Q
Laptop	562	18280822Q
Laptop	566	18280264Q

Background

FS-Cam was a camera & software system used in units to record stops. The system had become outdated and no longer able to be updated and function. System was replaced with body cameras which officers now use to replace unit systems.

Discussion

FS-Cam systems were put in storage. They do not function. Only one kind of software installed which is not useable. Laptop itself is out of date and in bad working order also would need major upgrade to even function on as low end user. Would like to remove system and discard in proper manner for security purposes. Since system has already been replaced with body cameras there is no budget impact.

Budget Impact

\$0.0



**JORGENSEN
+ASSOCIATES**
Civil Engineering · Surveying
Landscape Architecture Services

124 W Sunbridge Drive, Suite 5
Fayetteville, AR 72703

Office: 479.442.9127
Fax: 479.582.4807
www.jorgensenassoc.com

5/17/16

City of Fayetteville
PO Box 150
Farmington, AR. 72730

Att: Mayor Earnie Penn
Re: Overlay for S. Appleby Rd & Drain Rd

We received bids today for the asphalt overlay of S. Appleby Rd & Drain Rd.

These bids were as follows;

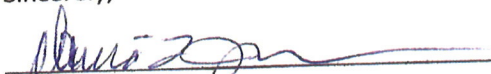
- | | | |
|----|----------------------------|--------------|
| 1. | Tomlinson Asphalt..... | \$ 89,400.00 |
| 2. | Hutchens Construction..... | \$ 71,384.00 |

The low bidder was Hutchens. They are a qualified contractor and I recommend them for this project.

Please let me know of any questions you may have.

Thank you.

Sincerely;



David L. Jorgensen, P.E.



Plymouth Engineering, PLLC

5714 Walden Street · Lowell, AR 72745
(479) 595-5934 · www.plymoutheng.com

June 9, 2016

Melissa McCarville, Business Manager
City of Farmington
P.O. Box 150
Farmington, AR 72730

Re: Rhea's Mill Road Sidewalks (East)
Recommendation of Award for Construction Contract

Dear Mrs. McCarville:

On June 9, 2016, three bids were received from paving contractors for your project. Tomlinson Asphalt Company, Inc., of Fayetteville, Arkansas, submitted the low bid in the amount of \$36,701.00.

Unfortunately, all three bids were significantly higher than our cost estimate of \$30,776.30, prepared on May 10 and presented to the City Council at the May meeting. Tomlinson's bid exceeded our estimate by \$5,924.70, or about 19 percent. The primary difference is in the per-square-yard cost of concrete sidewalk, which we had estimated at \$38.00 and Tomlinson bid at \$57.00, accounting for a difference of over \$10,000.00. Our figure was based on four years worth of data from the Arkansas Highway and Transportation Department, but did not accurately reflect the current local market conditions. We apologize for any inconvenience this may cause the City.

We are well acquainted with Tomlinson Asphalt, and believe them to be very capable of successfully completing your project. Provided sufficient funds are available for this project, and should the City desire to proceed, Plymouth Engineering recommends that the City of Farmington award the construction contract to Tomlinson Asphalt Company, Inc. in the base bid amount of \$36,701.00.

If sufficient funds are not available to accept the base bid for this project, or should the City find the project undesirable due to cost, Plymouth Engineering recommends that the City of Farmington reject all bids. However, given current market conditions, re-bidding the project is not likely to result in lower bids than those received today.

We appreciate the opportunity to work with you and the City on this project. Please feel free to call us at any time with any questions, comments, or suggestions.

Sincerely,

David A. Gilbert, P.E.

c: File

Bid tabulation		6/9/2016							
Rhea's Mill Road (East) Plymouth Engineering Project #38									
Item #	Item	Quantity	Unit	Tomlinson Asphalt Unit Cost	Extension	UJB Construction Unit Cost	Extension	Tom Davenport Conc. & Const Unit Cost	Extension
1	4" thick concrete sidewalk, installed	543	SY	\$57.00	\$30,951.00	\$86.00	\$46,698.00	\$73.00	\$39,639.00
2	Additional undercut/stabilization	18	TN	\$100.00	\$1,800.00	\$44.00	\$792.00	\$664.00	\$11,952.00
3	Accessible ramp	2	EA	\$600.00	\$1,200.00	\$500.00	\$1,000.00	\$800.00	\$1,600.00
4	Select fill	50	TN	\$33.00	\$1,650.00	\$20.00	\$1,000.00	\$80.00	\$4,000.00
5	Adjust water meter boxes	2	EA	\$200.00	\$400.00	\$200.00	\$400.00	\$100.00	\$200.00
6	4" striping for ped crosswalk	140	LF	\$5.00	\$700.00	\$1.50	\$210.00	\$35.00	\$4,900.00
Total Bid Amount					\$36,701.00		\$50,100.00		\$62,291.00

This is a true and accurate tabulation of the bids received on this date.



ORDINANCE NO. 2016-02

AN ORDINANCE REZONING PROPERTY CONTAINING APPROXIMATELY 7.26 ACRES ON GARLAND MCKEE FROM A-1, AGRICULTURE DISTRICT, TO RE-2, RESIDENTIAL ESTATE DISTRICT, AS REQUESTED BY LOTS 101, LLC.

WHEREAS, the City of Farmington, Arkansas amended its official zoning and zoning map by Ordinance 2011-02 on March 14, 2011, which was filed for record in the Office of the Circuit Clerk and Ex-Officio Recorder for Washington County, Arkansas in File 2011-00017652; and

WHEREAS, certain properties belonging to Lots 101, LLC. is zoned A-1, Agriculture; and

WHEREAS, after a public hearing on April 25, 2016, the Farmington Planning Commission voted during a regular meeting to deny the rezoning request from A-1, Agriculture to RE-2, Residential Estate; and

WHEREAS, the Farmington City Council voted during a regular meeting on May 16, 2016, to overturn the Planning Commission and rezone the property from A-1, Agriculture to RE-2, Residential Estate.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF FARMINGTON, ARKANSAS:

SECTION 1. That the zone classification of the following described properties is hereby changed as follows:

From A-1, Agriculture District to RE-2, Residential Estate District, for the real properties described in Exhibit "A", which is attached hereto and made a part hereof.

SECTION 2. That the official zoning map of the City of Farmington, Arkansas, is hereby amended to reflect the zoning change provided in section 1 above.

Section 3. Emergency Clause. That the City Council of the City of Farmington, Arkansas further determines that it is necessary to enact this ordinance without delay; therefore, an emergency is hereby declared to exist and this ordinance shall be in full force and effect from and after its passage and approval.

PASSED, APPROVED AND IN EFFECT this 13th day of June, 2016.

APPROVED:

By: _____
Ernie Penn, Mayor

ATTEST:

Kelly Penn, City Clerk

EXHIBIT "A"

A TRACT OF LAND BEING A PART OF THE SOUTHWEST QUARTER (1/4) OF THE SOUTHEAST QUARTER (1/4), SECTION THREE (3) TOWNSHIP FIFTEEN (15) NORTH, RANGE THIRTY ONE (31) WEST OF THE FIFTH PRINCIPAL MERIDIAN, CITY OF FARMINGTON, COUNTY OF WASHINGTON, STATE OF ARKANSAS BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

Beginning at the northwest corner of the above said forty acre tract being a found $\frac{1}{2}$ " rebar; thence along the north line of the above said forty acre tract S87°36'20"E 351.06 feet; thence leaving the above said north line S02°12'09"W 899.03 feet; thence N87°47'51"W 351.88 feet to the west line of the above said forty acre tract; thence along the above said west line N02°15'16"E 900.20 feet to the point of beginning and containing 316,186.88 square feet or 7.26 acres more or less.

ORDINANCE NO. 2016-03

AN ORDINANCE ACCEPTING AND CONFIRMING THE DEDICATION OF CERTAIN STREETS, SIDEWALKS, STORM DRAINAGE AND SANITARY SEWER IN LOTS 8 AND 9 OF THE HOLLAND CROSSING COMMERCIAL SUBDIVISION, AN ADDITION TO THE CITY OF FARMINGTON, ARKANSAS, UPON THE FULFILMENT OF CERTAIN CONTINGENCIES, AND FOR OTHER PURPOSES

WHEREAS, Ark. Code Ann. § 14-301-102 requires the City of Farmington (“City”) to pass ordinances accepting and confirming specific streets dedicated to the City; and

WHEREAS, the Farmington Planning Commission presents this dedication ordinance accepting the streets and all public improvements in the subdivision for ownership and maintenance upon the satisfaction of all construction and bond requirements, final approval and the signing of the final plat; and

WHEREAS, the City of Farmington desires to accept and confirm the specified streets, sidewalks, storm drainage and sanitary sewer which have been dedicated to the City for public use, upon the completion of improvements, presentation of an adequate maintenance bond for the construction of sidewalks, final inspection and approval by City engineers and signing of the final plat.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF FARMINGTON, ARKANSAS, AS FOLLOWS:

SECTION 1. Pursuant to said authority and as of the date of the fulfillment of the contingencies hereinbelow, the City of Farmington accepts and confirms that the streets, sidewalks, storm drainage and sanitary sewer are hereby deemed City property to be under the care and control of the City of Farmington.

SECTION 2. The Farmington City Council hereby accepts all public improvements in Lots 8 and 9 of the Holland Crossing Commercial Subdivision for ownership and maintenance upon fulfillment of the following contingencies:

- a. Completion of the paved fire access to the subdivision.
- b. Providing a bond as required by the City engineer for the completion of sidewalks.
- c. Final inspection and approval of the subdivision by the City engineer.

SECTION 3. All provisions of this ordinance of a general and permanent nature are amendatory to the Farmington City Code and the same shall be incorporated in the Code.

SECTION 4. All other ordinances or parts of ordinances in conflict herewith are hereby repealed to the extent of the conflict.

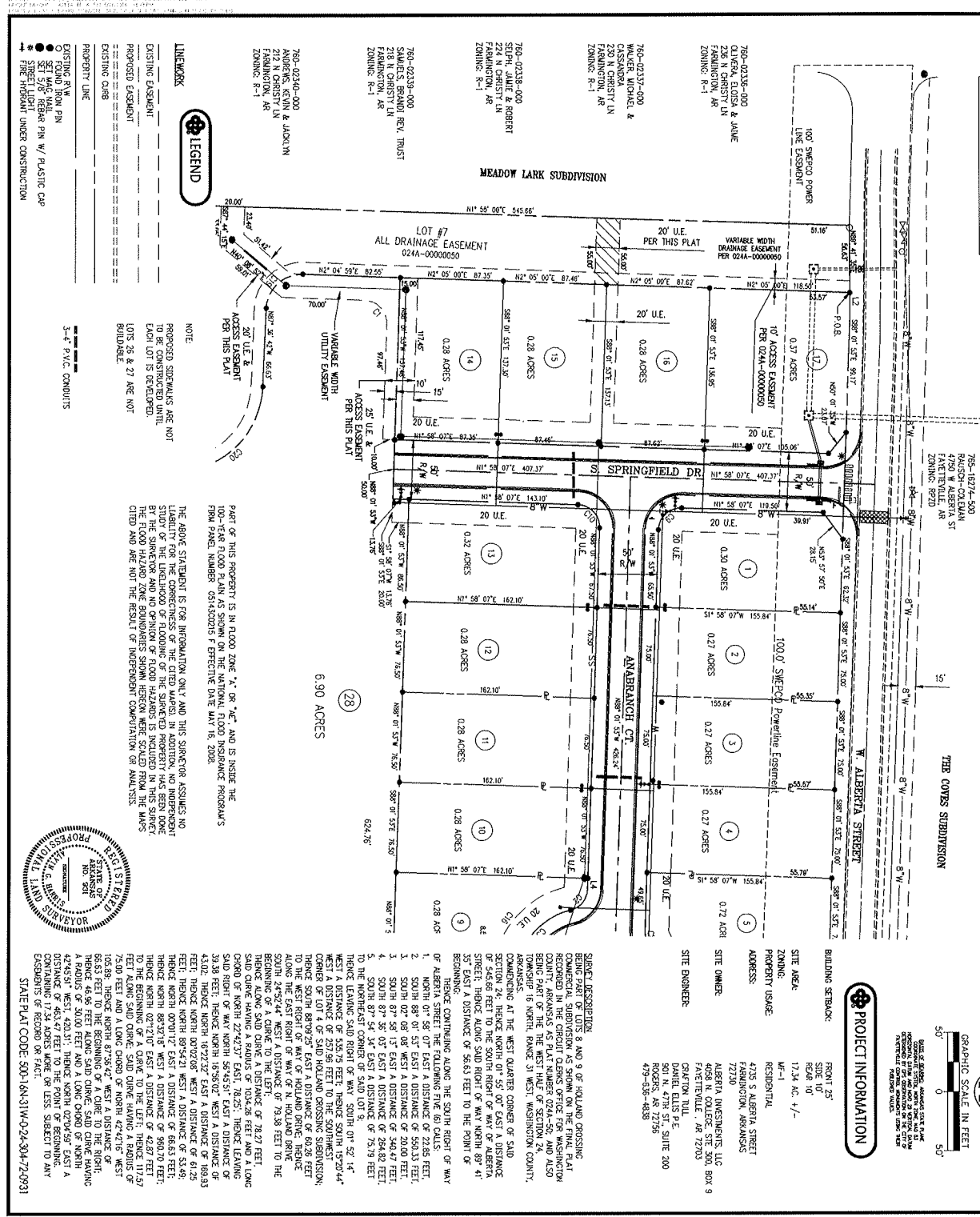
SECTION 5. That the Farmington City Council of Farmington, Arkansas further determines that it is necessary to enact this ordinance without delay for the purpose of maintaining the public improvements; therefore, an emergency is hereby declared to exist and this ordinance shall be in full force and effect from and after its passage and approval.

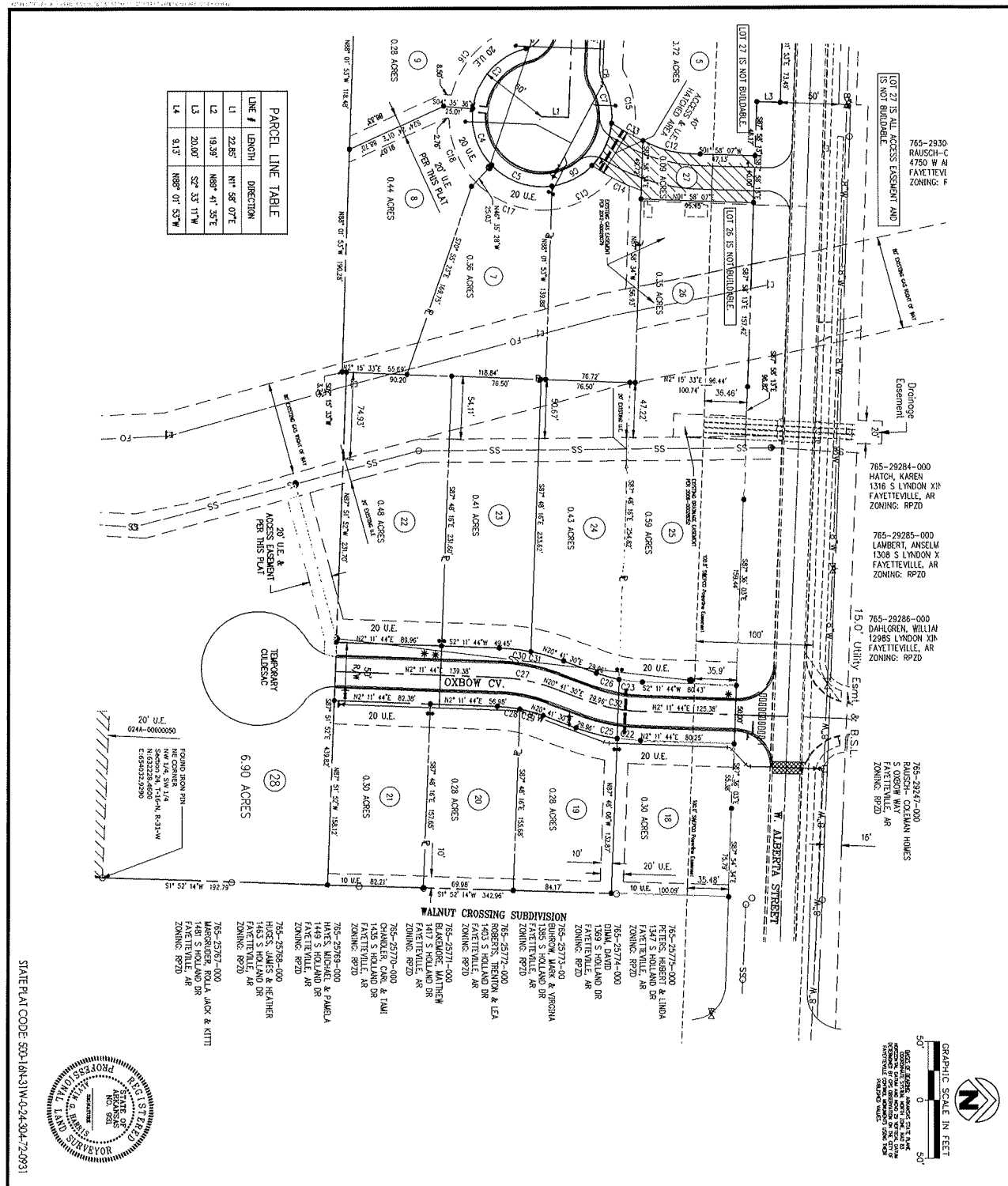
Passed, approved and in effect this 13th day of June, 2016.

By: _____
Ernie Penn, Mayor

Attest: _____
Kelly Penn, City Clerk

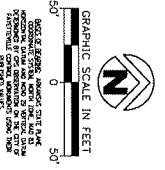
LOT 9 PARCELS VARIANCE WAS APPROVED BY THE FARMINGTON PLANNING COMMISSION ON 10/20/14





LINE #	LENGTH	DIRECTION
L1	22.85'	N1° 57' 07"E
L2	19.39'	N89° 41' 35"E
L3	20.00'	S7° 33' 11"W
L4	8.13'	N89° 01' 53"W

STATE PLAT CODE: S03-184-31W-024-304-72931



FINAL PLAT OF LOTS 8 & 9 OF HOLLAND CROSSING COMMERCIAL SUBDIVISION 024A-00000650

PREPARED FOR:
ALBERTA INVESTMENTS, LLC

FARMINGTON ARKANSAS

VERIFICATION

DATE: _____

DESCRIPTION: _____

BY: _____

RECORDING OFFICER: _____

NOTICE

This document, and the data and design professional services, are the property of Crafton Tull & Associates, Inc. and shall remain the property of Crafton Tull & Associates, Inc. without the written authorization of Crafton Tull & Associates, Inc.

Crafton Tull & Associates, Inc.

1401 S. HOLLAND DR
FAYETTEVILLE, AR 72701
937-261-0811 • FAX: 937-261-1041

2 OF 4



354 W. Main Street
P.O. Box 150
Farmington, AR 72730
479-267-3865
479-267-3805 (fax)

City Business Manager Report
June 2016
City Council Meeting

- I got word from Rausch Coleman that the plans for the traffic signal at Holland and Hwy 62 (Main) are still being reviewed by AHTD. The project is proceeding, but very slowly.
- Attached you will find a status report from Garver, who is the consultant for our Hwy 170 project. Please take a look at what they are doing and what is next for this project.
- SWEPCO has provided 2015 fact sheet and rate information. It is attached for your review.
- It's that time of year again to make sure people are signed up for Code Red. If anyone has questions about it please have them call us at City hall.
- Several projects are in process or soon to begin: Double Springs drainage, Rheas Mill sidewalks and Drain Road and Appleby overlays (pending your approval at the council meeting.)
- Check out the progress on our police storage building.
- Fireworks in July will be on Saturday, July 2, 2016. Please mark your calendar and tell those that ask.
- We are treating for mosquitos at the Sport's Complex. We got several complaint calls and our employees also were experiencing more mosquitos than usual. The Sport's Complex was treated on Wednesday June 8th and it will be treated every 21 days thereafter until September. We also treated the water in the pond. At this time we do not see an issue at Creekside. We will monitor the situation and add it if needed.

"The challenge of leadership is to be strong, but not rude; be kind, but not weak; be bold, but not bully; be thoughtful, but not lazy; be humble, but not timid; be proud, but not arrogant; have humor, but without folly." ~Jim Rohn



2049 E. Joyce Blvd.
Suite 400
Fayetteville, AR 72703

TEL 479.527.9100
FAX 479.527.9101

www.GarverUSA.com

PROJECT STATUS REPORT

PROJECT: 040683 – Highway 170 Improvements **DATE:** June 7, 2016
Garver Project No. 14047040

REPORT PERIOD: May 1, 2016 – June 3, 2016

NOTICE TO PROCEED DATE: January 13, 2016

ITEMS COMPLETED THIS REPORT PERIOD:

Task	Description	Action Taken
7.1 & 7.2	Traffic Study	<ul style="list-style-type: none"> Completed and submitted traffic study with alternative layouts for the Southwinds intersection to the City.
7.3	Environmental	<ul style="list-style-type: none"> Cultural Resources Report finalized. Coordination with SHPO is ongoing. Completed draft of wetland delineation report. Initial Tribal consultation completed.
7.4 & 7.5	Surveying	<ul style="list-style-type: none"> Continuing with topographic surveys. Property research has been completed and received.
7.6	Geotechnical	<ul style="list-style-type: none"> Grubbs has located 24 bores on site and utilities have been located. Coordination with Brooke Perkins at AHTD regarding the (Falling Weight Deflectometer) FWD analysis for pavement design. FWD analysis will <u>not</u> be required per email from AHTD on 6/3/2016.
7.8	Roadway Design and Plans	<ul style="list-style-type: none"> Drafted two alternative layouts for Southwinds intersection and submitted to City.

ITEMS TO BE COMPLETED NEXT REPORT PERIOD:

Task	Description	Upcoming Action
7.3	Environmental	<ul style="list-style-type: none"> Work on Tier Three Categorical Exclusion (CE) document. Coordinate with USACE on wetland delineation report. Begin noise study and conduct field measurements.
7.4 & 7.5	Surveying	<ul style="list-style-type: none"> Complete topographical survey field work. Work on property surveys utilizing AHTD format.
7.6	Geotechnical	<ul style="list-style-type: none"> Grubbs to perform borings and laboratory work. Provide draft soil boring logs and report.
7.8	Roadway Design and Plans	<ul style="list-style-type: none"> Work on 30% plans.

Highway 170 – Progress Report
June 7, 2016
Page 2 of 2

PROJECT SCHEDULE: 30% Plans due in July 2016.

CRITICAL ITEMS / ISSUES TO BE RESOLVED: City's preferred layout for Southwinds Road intersection.

K:\2014\14047040 - Hwy 170 Improvements\Correspondence\Outgoing\Progress Reports\040683 2016-05 Hwy 170 Progress Report.docx



A unit of American Electric Power

2015 FACT SHEET

OPERATING INFORMATION

2015 Retail electric sales in megawatt-hours	17,862,612
2015 Wholesale sales in megawatt-hours	9,406,788
Average cost per kilowatt-hour (residential)	9.37 cents
2015 System peak megawatts (8-10-15)	5,149
Plant in service	\$5.83 billion
Total number of employees	1,729

LEADERSHIP

Venita McCellon-Allen	President, Chief Operating Officer
Sandra Bennett	VP Regulatory & Finance
Brian Bond	VP External Affairs
Paul W. Franklin	VP Generating Assets
Albert M. Smoak	VP Distribution Region Operations
Charles D. Matthews	Managing Dir. Transmission West
Thomas P. Brice, Jr.	Dir. Regulatory Services
Brett Mattison	Dir. Customer Services & Marketing
Brenda Meyers	Dir. Business Operations Support
Carey Sullivan	Dir. Communications

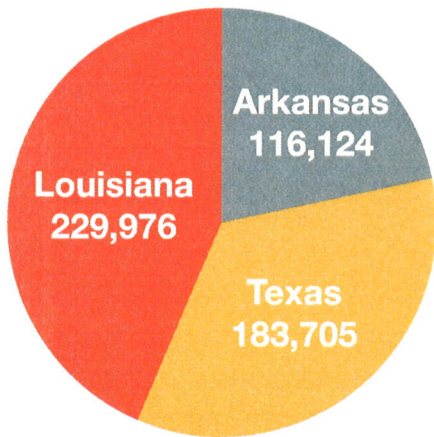
FINANCIAL INFORMATION

Operating Revenues	\$1.8 billion
Net Income	\$192.3 million
State, Local Taxes Paid	\$80.6 million
Franchise Fees Paid	\$33.1 million

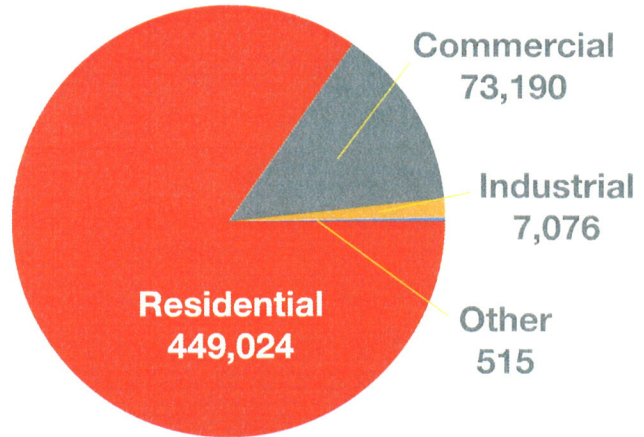
CUSTOMERS

Total Retail Customers:
529,805

By State:



By Type:



ABOUT US

SWEPSCO is a unit of American Electric Power (NYSE: AEP).

SWEPSCO operates in northwestern and central Louisiana, western Arkansas, East Texas and the Panhandle area of North Texas. SWEPSCO's headquarters are in Shreveport, La. SWEPSCO has been providing affordable, reliable electricity to customers since 1912.

Facebook.com/SWEPSCO
Twitter.com./SWEPSCOnews
youtube.com/SWEPSCOtv
SWEPSCOconnections.com



SWEPSCO ALERTS

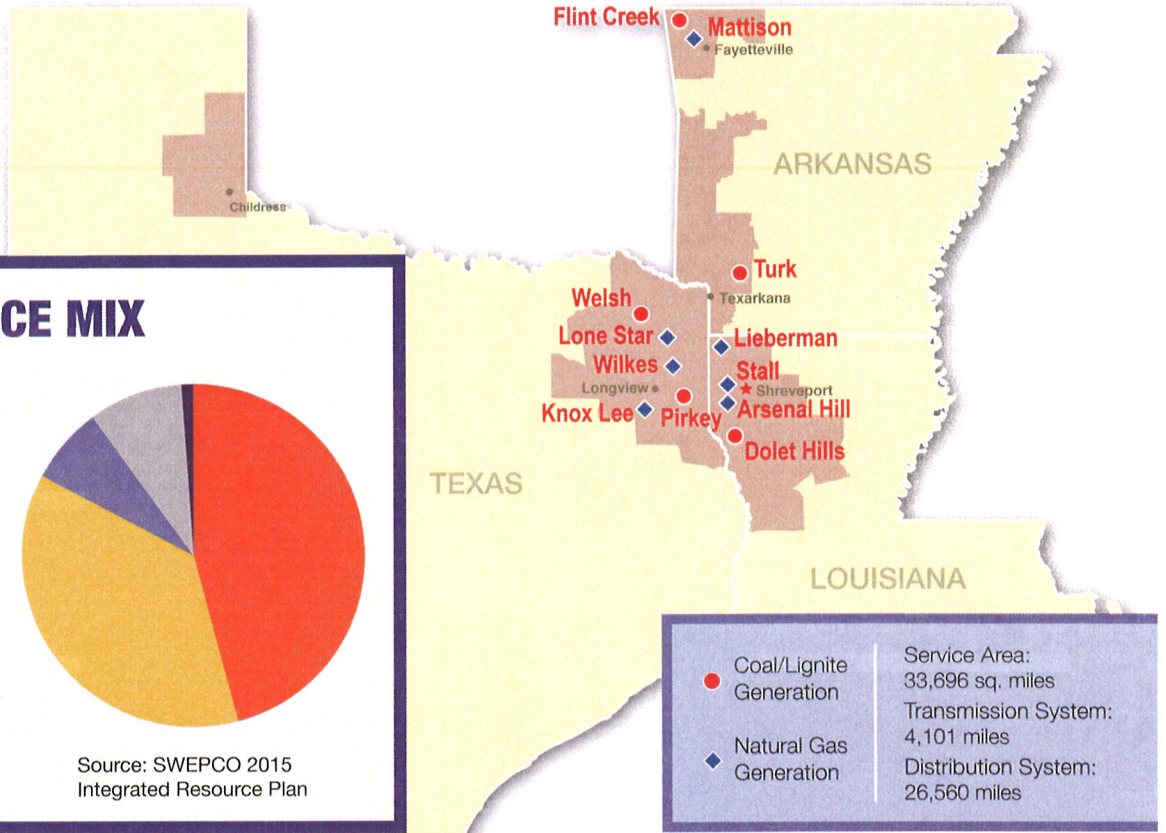
SWEPSCO customers can register to receive emails or texts when a power outage is reported in their area and receive updates on restoration. Sign up at SWEPSCO.com/alerts.



CONTACT:

Customer Service: 1.888.216.3523 | Outage Reporting: 1.888.218.3919

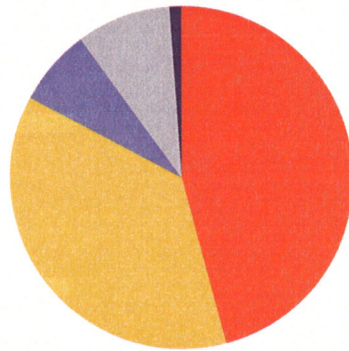
SWEPSCO.com



SWEPCO RESOURCE MIX

(2015 CAPACITY)

- 46% Coal / Lignite**
- 37% Natural Gas**
- 9% Thermal PPA**
- 7% Wind***
- 1% Demand Response**



*Wind = 469 megawatts (MW) under long-term contracts

Source: SWEPCO 2015 Integrated Resource Plan

GENERATION

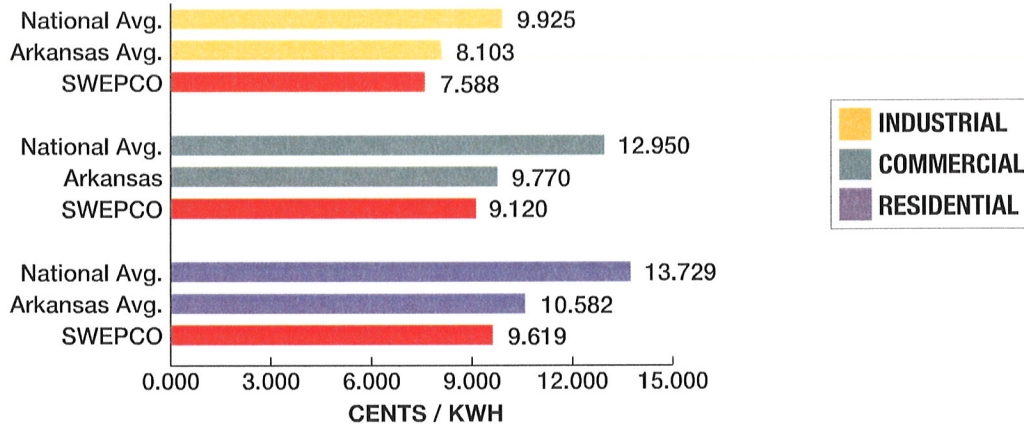
PLANT	LOCATION	PLANT CAPACITY (MW)	SWEPCO CAPACITY (MW)	FUEL
¹ John W. Turk, Jr.	Fulton, AR	650	477	Coal
² Flint Creek	Gentry, AR	528	264	Coal
² Welsh	Cason, TX	1,584	1,584	Coal
² Dolet Hills (Cleco Corp.)	Mansfield, LA	650	257	Lignite
² Pirkey	Hallsville, TX	675	580	Lignite
Mattison	Tontitown, AR	303	303	Natural Gas
³ Stall Unit	Shreveport, LA	511	511	Natural Gas
Lieberman	Mooringsport, LA	242	242	Natural Gas
Arsenal Hill	Shreveport, LA	110	110	Natural Gas
Wilkes	Avinger, TX	893	893	Natural Gas
Knox Lee	Longview, TX	469	469	Natural Gas
Lone Star	Lone Star, TX	50	50	Natural Gas
TOTAL		6,665 MW	5,740 MW	

¹ Ultra-supercritical advanced coal technology - completed 2012

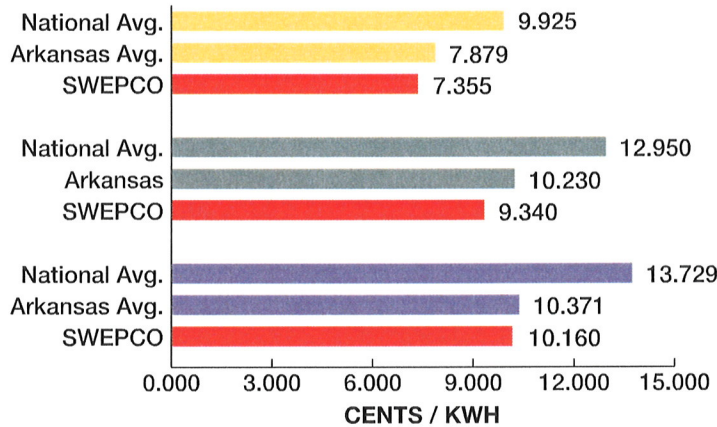
² Environmental retrofits - completed 2015-2016

³ Natural gas combined cycle (NGCC) - completed 2010

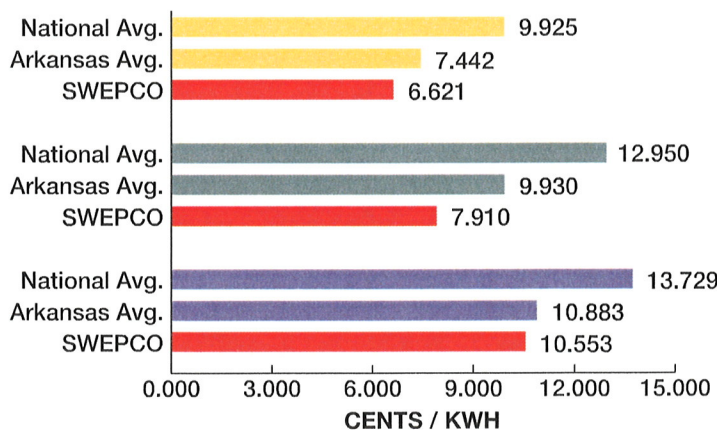
ARKANSAS RATES



LOUISIANA RATES



TEXAS RATES





City of Farmington
372 W. Main st.
P.O. Box 150
Farmington, AR 72730

Fire Department
Chief Mark Cunningham

Phone 479-267-3338
Fax 479-267-3302

May 2016 Monthly Report for Mayor and City Council

The Fire department responded to 91 calls during the month of May and that is above average for the year. We had very good month because we had a lot of rain which in turn cut down on our outside fires, but we still had a lot of medical calls as we normally do and several car wrecks like always to contend with.

We have finished testing all of fire hydrants and have completed the daunting task of painting all of Fayetteville's hydrants in our city. These haven't been painted in about twenty years and were in bad need of care for a long time now. We received a lot of complements on doing this but also received a complaint or two because they didn't like the color that we had to paint them; they seem to like a different color of whatever we had painted, but what they didn't understand was that each color indicates what pressure on that hydrant and we have to paint them that color.

We are starting to test fire hoses now and that is a very labor intensive project to accomplish so we are starting it now before it just gets too hot.

Fireworks tents are going to be going up soon, so you should see that in the very near future. We have to inspect them at different points to make sure they are going to be safe.

Thank you as always for your continued support of the fire department;

Mark Cunningham
Fire Chief

Farmingington Police Dept.

Tickets Issued by Officer and Month for 2016

6/1/2016 10:02:19 AM

Officer	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Total
Bertorello, James	27	28	13	20	12	0	0	0	0	0	0	0	100
Bramall, Richard	0	0	0	1	0	0	0	0	0	0	0	0	1
Brotherton, James	20	33	46	31	20	0	0	0	0	0	0	0	150
Catron, Joshua	32	23	31	30	24	0	0	0	0	0	0	0	140
Collins, John	0	0	1	11	21	2	0	0	0	0	0	0	35
Hubbard, Brian	0	0	8	0	0	0	0	0	0	0	0	0	8
Kimball, Geoffrey	30	47	58	39	39	0	0	0	0	0	0	0	213
Long, Dustin	15	14	20	23	23	0	0	0	0	0	0	0	95
Parrish, Chad	0	0	0	0	0	1	0	0	0	0	0	0	1
Redfern, William	1	0	0	0	0	0	0	0	0	0	0	0	1
Thompson, Michael	0	3	2	1	1	0	0	0	0	0	0	0	7
Wilbanks, Johnie	2	3	10	3	8	0	0	0	0	0	0	0	26
Totals:	127	151	189	159	148	3	0	0	0	0	0	0	777

Farmington Police Dept.

Offenses for Month 5/2015 and 5/2016

6/2/2016 9:22:47 AM

	<u>2015</u>	<u>2016</u>
BATTERY - 3RD DEGREE / PURPOSE OF CAUSING INJURY, CAUSES INJURY		
5-13-203A(1)	2	1
Breaking or Entering/Vehicle		
5-39-202	1	0
BURGLARY, RESIDENTIAL		
5-39-201A(1)	1	1
CARELESS DRIVING		
27-51-104	1	0
CRIMINAL MISCHIEF - 1ST DEGREE / PROPERTY OF ANOTHER VALUE \$500 OR MORE		
5-38-203C	1	1
CRIMINAL MISCHIEF - 1ST DEGREE / PROPERTY OF ANOTHER W/VALUE OF \$1,000 OR LESS		
5-38-203B(1)	1	0
CRIMINAL MISCHIEF - 2ND DEGREE / RECKLESSLY DESTROYS		
5-38-204(a)(1)	0	3
CRIMINAL TRESPASS IN OR ON A VEHICLE OR STRUCTURE / PREMISES		
5-39-203A	0	1
DISORDERLY CONDUCT		
5-71-207	0	1
DISORDERLY CONDUCT / CREATES HAZARDOUS OR PHYSICALLY OFFENSIVE CONDITION		
5-71-207A(7)	0	1
DISORDERLY CONDUCT / UNREASONABLE OR EXCESSIVE BEHAVIOR		
5-71-207A(2)	0	1
DOMESTIC BATTERING - 3RD DEGREE / PURPOSE OF CAUSING INJURY, CAUSES INJURY		
5-26-305A(2)	4	4
DWI (UNLAWFUL ACT)		
5-65-103A	2	0
DWI - OPERATION OF VEHICLE DURING DWI LICENSE SUSPENSION OR REVOCATION		
5-65-105	0	1
Expired Tags		
27-14-304	1	0
FAILURE TO APPEAR		
5-54-120	6	6
FAILURE TO PAY FINES & COSTS		
5-4-203	10	12
Following Too Close		
27-51-305	0	1
FRAUDULENT USE OF A CREDIT CARD / CARD OR ACCOUNT NUMBER IS STOLEN		
5-37-207A(1)	0	1
HARASSMENT / CONDUCT THAT REPEATEDLY CAUSES ALARM OR SERIOUS ANNOYS ANOTHER		

	<u>2015</u>	<u>2016</u>
5-71-208A(5)	1	0
HARASSMENT / SURVEILLANCE AT ONES SCHOOL, WORK, VEHICLE, HOME, TO HARASS,		
5-71-208A(6)	0	1
Interference with Emergency Communication/1st dgree/disables communication		
5-60-124	1	0
Leaving Scene of Accident/Property Damage		
27-53-102	2	1
LOITERING		
5-71-213	0	1
No Proof Insurance		
27-22-104	0	1
OBSTRUCTING GOVERNMENTAL OPERATIONS / REFUSES TO PROVIDE INFORMATION FOR A		
5-54-102A(2)	1	1
POSSESSING INSTRUMENTS OF CRIME		
5-73-102	0	1
POSSESSION OF A CONTROLLED SUBSTANCE - MARIJUANA		
5-64-401	0	2
POSSESSION OF DRUG PARAPHERNALIA		
5-64-443	0	1
POSSESSION OF SCH I OR II GT 10GM BUT LT 200GM		
5-64-419B(2)C	0	1
PUBLIC INTOXICATION / DRINKING IN PUBLIC		
5-71-212	1	2
RESISTING ARREST - REFUSAL TO SUBMIT TO ARREST / USES FORCE		
5-54-103A(1)	0	2
Right of Roadway		
27-51-301(A)	1	0
SEXUAL INDECENCY WITH A CHILD		
5-14-110	0	1
TERRORISTIC THREATENING		
5-13-301	0	1
Texting While Driving Prohibited		
27-51-1501(Act 181)	1	0
THEFT \$1,000 OR LESS - ALL OTHERS		
5-36-103(b)(4)(A)	3	0
THEFT \$1,000 OR LESS - FROM BUILDING		
5-36-103(b)(4)(A)	3	1
THEFT \$1,000 OR LESS - FROM VEHICLE		
5-36-103(b)(4)(A)	1	0
THEFT \$5,000 OR LESS BUT GREATER THAN \$1000 - FROM VEHICLE		
5-36-103(b)(3)(A)	1	0
THEFT OF A FIREARM VALUED AT LESS THAN \$2,500		
5-36-103(b)(3)(B)	0	1
VIOLATION OF A PROTECTION ORDER- MISDEMEANOR		
5-53-134(b)(1)	0	1

	<u>2015</u>	<u>2016</u>
Totals:	46	54

Permit Report

05/01/2016 - 05/31/2016

Permit #	Permit Date	Site Address	Permit Type	Type of Building	Description of Work	Contractor	Material & Labor	Total Fees
1299	5/26/2016	12259 Shells Ct	Electric	Residential	Electric for shop building	Home owner	2,000	\$20.00
1298	5/26/2016	12259 Shells Ct	Storage Building	Residential	New storage building	Home owner	6,000	\$40.00
1297	5/24/2016	11224 Spring Mountain Rd	Building	Residential	Pool House	Bennish Wood Products Inc.	24,000	\$130.00
1296	5/24/2016	367 Waterfalls Dr	Electric	Residential	Electric for new house	Trademark Custom Homes	6,500	\$45.00
1295	5/24/2016	327 Waterfalls Dr	Electric	Residential	Electric for new house	Trademark Custom Homes	6,500	\$45.00
1294	5/23/2016	310 W Main	Plumbing/Gas	Commercial	New Dairy Queen	Town and Country	95,000	\$440.00
1293	5/23/2016	271 Countryside	Mechanical	Residential	HVAC changeout	Paschal Heat and Air	9,750	\$60.00
1292	5/23/2016	354 W Main	Storage Building	Commercial	Storage Building for new Police Station	Coyle Construction	120,000	
1291	5/20/2016	10931 Blue Sky	Building	Residential	New House	Kevin Gerlt Construction	483,000	\$1,609.00
1290	5/19/2016	128 Southwinds suite 7	Sign	Commercial	Sign for new store	Business Owner	0	\$16.00
1289	5/19/2016	385 Eagle Ridge	Mechanical	Residential	HVAC for new house	Comfort Heat and Ailir	7,300	\$45.00
1288	5/19/2016	376 Eagle Ridge	Mechanical	Residential	HVAC for new house	Trademark Custom Homes	5,200	\$35.00

1287	5/18/2016	310 W Main	Sign	Commercial	Signs for new Dairy Queen	Red Line Construction	434,000	\$398.00
1286	5/18/2016	383 Twin Falls	Pool	Residential	Pool for new house	Burton Pools and Spas	47,000	\$245.00
1285	5/17/2016	310 W Main	Electric	Commercial	Electrical for new Dairy Queen	Craine's Electric	105,000	\$480.00
1284	5/16/2016	18 Rob	Mechanical	Residential	HVAC change out	Johnson Air Conditioning	3,000	\$40.00
1283	5/16/2016	310 W Main	Grading Permit	Commercial	Grading permit for new Dairy Queen	Red Line Construction	0	\$100.00
1282	5/12/2016	28 E Main	Mechanical	Commercial	New mini split	Snowman Heating and cooling	2,700	\$25.00
1281	5/11/2016	10752 Appleby	Electric	Residential	Electric for new house	Coyle Enterprises	9,000	\$55.00
1280	5/11/2016	310 W Main	Building	Commercial	New Dairy Queen	Red Line Construction	434,000	\$2,410.00
1279	5/10/2016	128 Southwinds suite 1	Building	Commercial	Tenant finish out	First Star Construction	20,000	\$110.00
1278	5/10/2016	367 Waterfalls Dr	Building	Residential	New House	Trademark Custom Homes	393,000	\$1,339.00
1277	5/10/2016	327 Waterfalls Dr	Building	Residential	New House	Trademark Custom Homes	416,000	\$1,408.00
1276	5/6/2016	440 Grandview	Mechanical	Residential	HVAC for new house	Kimbel Mechanical	5,500	\$40.00
1275	5/5/2016	23 Holland	Electric	Residential	Electric For Shop	Power Electric	1,000	\$20.00
1274	5/4/2016	64 St Johns Place	Building	Residential	Light renovation in bathroom	Farwell Plumbing	1,000	\$20.00

1273	5/4/2016	10752 Appleby	Mechanical	Residential	HVAC for new house	Anderson Heating and Air	5,000	\$35.00
1272	5/4/2016	12329 Hwy 170	Electric	Commercial	Electric for Phase II of new High School	Bill's Electric	1,486,000	\$3,572.00
1271	5/3/2016	90 E Main	Sign	Commercial	New wall sign	Claude Neon Federal Signs	3,000	\$45.00
1270	5/3/2016	12329 Hwy 170	Building	Commercial	Phase 2 of new High School	Crossland Construction	16,767,000	\$52,201.00
1269	5/2/2016	494 Waterfall Ct	Building	Residential	New House	JSN Properties of NWA	425,000	\$1,435.00
								\$66,463.00

Total Records: 31

6/1/2016

Library
Circulation and Patron Services

	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEPT	OCT	NOV	DEC
2016												
Total Circulation	4,587	4,346	5,076	4,400	4,170	5,404	5,149	4,476	4,887	4,555	4,158	4,033
YTD Circulation	4,587	8,933	14,009	18,409	22,579	29,684	34,833	39,309	44,196	48,751	52,909	56,942
Hold Satisfied	830	744	944	833	715	995	994	1,014	854	896	678	754
YTD Hold Satisfied	830	1,574	2,518	3,351	4,066	5,762	6,756	7,770	8,624	9,520	10,198	10,952
PAC Logins	862	901	972	797	893	853	919	779	859	874	803	806
YTD PAC Logins	862	1,763	2,735	3,532	4,425	5,605	6,524	7,303	8,162	9,036	9,839	10,645
New Cardholders	38	26	33	44	35	50	33	39	73	27	27	36
YTD New Cardholders	38	64	97	141	176	200	233	272	345	372	399	435
2015												
Total Circulation	5,294	4,413	5,019	4,918	4,636	5,404	5,149	4,476	4,887	4,555	4,158	4,033
YTD Circulation	5,294	9,707	14,726	19,644	24,280	29,684	34,833	39,309	44,196	48,751	52,909	56,942
Hold Satisfied	927	870	1,063	1,045	862	995	994	1,014	854	896	678	754
YTD Hold Satisfied	927	1,797	2,860	3,905	4,767	5,762	6,756	7,770	8,624	9,520	10,198	10,952
PAC Logins	832	801	1,093	1,018	1,008	853	919	779	859	874	803	806
YTD PAC Logins	832	1,633	2,726	3,744	4,752	5,605	6,524	7,303	8,162	9,036	9,839	10,645
New Cardholders	47	37	23	17	26	50	33	39	73	27	27	36
YTD New Cardholders	47	84	107	124	150	200	233	272	345	372	399	435
2014												
Total Circulation	1,642	3,610	4,428	4,518	4,757	5,663	5,854	5,670	5,564	5,302	4,408	4,891
YTD Circulation	1,642	5,252	9,680	14,198	18,955	24,618	30,472	36,142	41,706	47,008	51,416	56,307
Hold Satisfied	212	765	814	844	866	974	954	1,044	1,034	995	815	944
YTD Hold Satisfied	212	977	1,791	2,635	3,501	4,475	5,429	6,473	7,507	8,502	9,317	10,261
PAC Logins	777	748	1,048	848	979	959	1,022	1,030	993	978	889	823
YTD PAC Logins	777	1,525	2,573	3,421	4,400	5,359	6,381	7,411	8,404	9,382	10,271	11,094
New Cardholders	13	40	51	35	42	60	61	57	43	29	21	24
YTD New Cardholders	13	53	104	139	181	241	302	359	402	431	452	476
2013												
Total Circulation	5,419	4,973	5,147	5,170	4,452	5,268	6,031	5,423	4,828	4,778	4,468	4,031
YTD Circulation	5,419	10,392	15,539	20,709	25,161	30,429	36,460	41,883	46,711	51,489	55,957	59,988
Hold Satisfied	1,031	943	1,004	1,050	827	1,083	1,076	953	848	969	802	670
YTD Hold Satisfied	1,031	1,974	2,978	4,028	4,855	5,938	7,014	7,967	8,815	9,784	10,586	11,256
PAC Logins	731	697	767	663	570	656	755	708	683	816	836	766
YTD PAC Logins	731	1,428	2,195	2,858	3,428	4,084	4,839	5,547	6,230	7,046	7,882	8,648
New Cardholders	33	20	35	15	2	46	36	35	16	33	14	13
YTD New Cardholders	33	53	88	103	105	151	187	222	238	271	285	298

**Library
Computer Use**

2016	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	DEC
Early Literacy Station Users	51	50	78	59	75							
YTD Early Literacy Station Users	51	101	179	238	313							
Users	321	334	343	322	313							
YTD Users	321	655	998	1320	1633							
Device Checkout	1	0	1	0	0							
YTD Device Checkout	1	1	2	2	2							

2015	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	DEC
Users	362	280	286	389	279	302	343	395	347	377	395	413
YTD Users	362	642	928	1317	1596	1898	2241	2636	2983	3360	3755	4168
Device Checkout	n/a	n/a	2	1	0	0	1	1	0	0	1	2
YTD Device Checkout	n/a	n/a	2	3	3	3	4	5	5	5	6	8

2014	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	DEC
Users	85	271	278	298	384	361	414	464	419	433	342	368
YTD Users	85	356	634	932	1316	1677	2091	2555	2974	3407	3749	4117

Library
Miscellaneous Services

2016	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	DEC
Color Print Services	n/a	4	30	79	27							
YTD Color Print Services	n/a	4	34	113	140							
Copy/Print Services	1,159	1,464	1,596	1,679	2,145							
YTD Copy/Print Services	1,159	2,623	4,219	5,898	8,043							
Fax Services	15	40	42	26	36							
YTD Fax Services	15	55	97	123	159							
Notary Services	4	7	5	8	3							
YTD Notary Services	4	11	16	24	27							
Reference Transactions	154	285	350	284	270							
YTD Reference Transactions	154	439	789	1,073	1,343							
Scanning Services	n/a	2	13	5	30							
YTD Scanning Services	n/a	2	15	20	50							
Staff Supervised Volunteer Hours	54	49	41	66	14							
YTD Staff Supervised Volunteer Hours	54	103	144	210	224							

Library
Programs and Meetings

	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	DEC
2016												
Book Club	12	11	9	12	12							
Calligraphy & Handlettering			14									
Children's Make & Take			9									
Financial Education		2										
Meeting Room Use	14	19	10	12	9							
Technology Instruction		3	2	3	4							
Upcycle Crafting			2									
WCLS presents Booktalkers Book Club	4	4	5	0	0							
WCLS presents Story Time		263	196	173	189							
WCLS presented Monthly Program Attendance	4	267	201	173	189							
Total Monthly Program Attendance	26	35	46	27	25							
Number of Juvenile Programs			2									
Number of WCLS Juvenile Programs		4	4	4	3							
Number of Young Adult Programs			1									
Number of WCLS Young Adult Programs	1	1	1	1	1							
Number of Adult Programs	1	2	2	1	1							
Number of Non-library Meeting Room Events	1	2	1	1	1							

**Library
Daily Visitors**

	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	DEC
2016												
Visits	2458	2778	2996	2596	2640							
YTD Visits	2458	5236	8232	10828	13468							
2015												
Visits	2540	2551	2803	3036	2595	3050	2812	2773	2901	3141	2647	2606
YTD Visits	2540	5091	7894	10930	13525	16575	19387	22160	25061	28202	30849	33455
2014												
Visits	n/a	n/a	n/a	2916	2772	3236	3366	3085	2579	3236	2459	2724
YTD Visits	n/a	n/a	n/a	2916	5688	8924	12290	15375	17954	21190	23649	26373

Planning Commission Minutes
April 25, 2016

1. ROLL CALL – Meeting was called to order by Chairman Robert Mann. A quorum was present.

PRESENT

Jay Moore
Sean Schader
Toni Bahn
Robert Mann, Chair
Gerry Harris
Judy Horne
Bobby Wilson

ABSENT

Matt Hutcherson

City Employees Present: Melissa McCarville-
City Business Manager; Rick Brammall – City
Inspector; Steve Tennant – City Atty;
Chris Brackett – City Engineer

2. Approval of Minutes: Minutes of March 28, 2016 were unanimously approved as written.

3. Comments from Citizens: Allan Thomas spoke, requesting status of First Baptist Church property on Rheas Mill Road because he owns land there and was concerned that the Street Master Plan shows a 60' right-of-way through his property which is now zoned A-1. He was referred to Melissa McCarville for information and assistance.

4. A. Public Hearing – Proposed Amended Landscape Ordinance

There were no comments from the audience. Chairman Mann called for question regarding sending the ordinance amendments to the City Council at their next regularly scheduled meeting and it was approved unanimously.

4. B. Conditional Use – Sale of Fireworks – Meramec Specialty Company at 380 West Main Street: Dave Stewart was present to answer questions. This company has previously sold fireworks at the same location. Upon question, the Commission unanimously approved this conditional use.

4. C. Rezoning Request – Lots 101, LLC from A-1 to RE-2

The property requested for rezoning from A-1 to RE-2 (1 acre residential lots) is east of North Garland McKee Road. It would include 6 to 8 lots. Joseph Orr for Blew and Associates, PA represented owner Tom Sims.

Melissa McCarville stated that the rezoning request meets with the Farmington Land Use Plan.

Three e-mail messages were read by Gerry Harris. They are included in these minutes exactly as they were written in their e-mail.

1) Malinda Rector: “My name is Malinda Rector. I live at 11105 MeadowSweet Dr Prairie Grove, AR 72753 in Farmington city limits. I am unable to attend tonight’s meeting due to being medical coverage for Farmington Athletics and we have a game tonight. Our subdivision has a drainage problem where water tends to stand in our back yards the creek behind us floods. I am concerned if they do build on this acreage that they will disrupt the creek that flows from there into our subdivision. With added driveways, streets, and concrete there will be less land to soak up the water that runs off of the mountain down into our subdivision. Also most of our homes are around 2,000

sq ft and 4br. Most of the developers have been building smaller homes across Farmington and I'm concerned that would lower our property value. I hope you take into consideration of the concerns of the residents already in this area. Thanks."

2) Kevin Lewis – 11148 Waterleaf Lane, Farmington: "I am writing to you as a concerned citizen of Farmington and as a resident of the Meadowsweet Subdivision located at HWY 170 and Garland McKee. I am unable to attend the commission meeting tonight and wanted to relay not only my concerns but those of my neighbors in Meadowsweet.

I have lived in Meadowsweet for 6 years now and for the most part find it an enjoyable/quiet place to reside. Back in 2010 or 2011 we had a period of heavy rains and the southern part of the neighborhood was flooded severely on two occasions due to inadequate drainage. Thankfully that was resolved and there has not been any issue to that extent since. However we do have concerns that the development in the acreage to the east will cause this to be an issue again as there will be extra runoff from the ridge that the current natural drainage and neighborhood drainage cannot handle.

The developer listed as being involved with this project, Tom Sims, was also the developer of the Meadowsweet Subdivision and whom most of the properties were bought from until his company at that time DTS, filed for bankruptcy. Further research shows numerous complaints regarding the warranties on the homes not being upheld fully if at all. I can verify that several of the issues I voiced to the company were ignored or band-aided rather than repaired correctly. Such as a crack in my patio only being filled with caulk rather than being redone since it was not poured correctly in the first place causing it to crack/sink. The company also left several empty lots that remain empty rather than being developed as he stated his company would.

My concern is that this company will either not take drainage into account or do it in a minimalistic way that will cause issue down the road. Also is the area going to be fully completed or left uncompleted when the need to file bankruptcy arises again? This is a scenic area and we would hate to see that ruined by a 1/2 complete project. I just feel that the commission should explore this developer's track record before proceeding to permit any projects to commence.

Another area is sewage. Meadowsweet is connected to the Valley View sewage treatment that has been in the news of late with indications that it is not being operated correctly. Will this new development add to an already strained system? Is this even a consideration? It is nice to see that Farmington is growing but we need to make sure that it is growth we can handle without future issues that will cost more to fix when issues have already happened. **NOTE: Later in meeting it was explained by Melissa McCarville that the homes are not tied into the Valley View sanitation system but rather have septic systems.**

Thank you for your time and your anticipated assistance with our concerns. Please let me know if anything else is needed from myself or anyone in our subdivision."

3) William Lewis: "As a retired City Manager working in communities the size of Farmington up to 70,000 I am only concerned that your staff will do a through study to show that the area to be developed will support the additional traffic, adequate sewer facilities are provided and that any and all storm water will be maintained on the site should existing facilities be unable to handle the additional run-off of storm water."

Next, some of the many audience attendees who live in the area spoke:

Brian Snyder – he was concerned about drainage problems and flooding, loss of valuable greenspace, and lowering of property values of current homeowners.

Upon request for steps the developer would have to take Melissa McCarville explained.

- 1) Rezoning by Planning Commission from A-1 (Agriculture) to RE-2 (Residential with 1 acre lots per residence).
- 2) City Engineer Chris Brackett reviews the Preliminary Plat to ensure that the plans comply with all city ordinances and construction standards and this always includes close attention to water control/detention.
- 3) City Engineer meets with representative(s) of the developer company to discuss issues and non-compliance with instructions to correct the plans per his recommendations.
- 4) Final Plat of developers along with City Engineer's requirements goes to Planning Commission.
- 5) Planning Commission reviews Final Plat and hears City Engineer's requirements and votes to approve or deny.
- 6) If approved, builder may begin work on the development, but it is monitored throughout by the City Engineer Chris Brackett and City Inspector Rick Bramall, and others.

Melissa McCarville explained that when the Meadowsweet Subdivision was developed, it was in the County's jurisdiction and was built using County rules and regulations which were less strict than Farmington used. Farmington later annexed this area into the city.

Dennis Moore, a resident of the area, expressed concern about water erosion on and around the road near the large blue water tank.

Russell Pease, 1107 Rosebay, showed the Commission a newspaper photo showing Rosebay Street in the subdivision after a major flood in 2011. He stated that the City of Farmington drain improvements did resolve the flooding in December 2015 to some degree.

City Engineer Chris Brackett said that there definitely will have to be a large detention pond if the new development goes forward.

Dianna Lee, 10690 North Garland McKee, asked about extent of the requested rezoning. She was shown the proposed map of area in question. She asked if they would have to come back to the City again if they want to develop more lots there later and the answer is "Yes."

Lawson Osburn, Rosebay Lane, said the street flooded again December 2015 but this time did not enter homes. He also wondered if the other portion of the land would be developed and why it was not all planned at one time.

Mr. Dwayne Lee expressed concern about the dirt farm that Mr. Tom Sims plans to locate east of the residential lots. By stripping the topsoil, he and other neighbors fear it will increase the water volume and flow rate.

Mr. Sims, developer, said they plan to excavate only about 2 acres at a time then revegetate that portion of excavated land before continuing on to mine another 2 acres.

The City Engineer said that it would be necessary to “over-design” the detention pond. Also, they will have to get a grading permit from the City of Farmington and also from the State of Arkansas since they are using five acres which does require them to submit a plan on how they will control sediment, even though the excavation area will still be A-1. In addition, the Farmington ordinances state that they can’t cause additional drainage downstream.

There being no further discussion, Chairman Mann called for question and the final vote was 4 No and 2 Yes. Motion failed.

The developer now has the option of waiting one year to attempt to rezone the land to RE-2 or he can appeal to the City Council at their next regularly scheduled meeting.

Mr. Sims stated that he had not done the best job of presenting his request for rezoning.

4. D. Variance Request Regarding Landscaping Requirements for Dairy Queen by GT Management – Blew & Associates, Engineers

Mr. Joseph Orr represented GT Management. He explained that the requirement for trees on the east side of property on Double Springs Road would create a safety hazard for school children. They agreed to plant those required numbers of trees in a safe area of the property.

There was no one present to speak to this variance.

Chairman Mann called for question and the variance request was unanimously approved.

4. E. Variance Request To Use Gravel Instead of Paving - Broyles Street Storage Phase 2 (property owned by Broyles Street Storage, LLC and represented by Blew & Associates, Engineers)

Mr. Joseph Orr presented the request and Mr. Tom Sims, developer, was in attendance. Mr. Sims said that due to great success with Phase 1 Storage Buildings, they will be wanting to build Phase 2 buildings shortly. Therefore, they only wish to leave the lot in gravel for a short time; all the grading and leveling is done.

City Engineer Brackett noted that the developer had been granted the right in Phase 1 to install a security fence for 4 acres, but instead they have fenced around all 8 acres of land. Gerry Harris inquired why they did not follow the guidelines set forth by the City. Tom Sims said it was his fault; that he did not know he had to come back to City again and forgot.

After further discussion, Jay Moore moved to require them to meet the conditions stated by Mr. Brackett and also to allow them only a six-month variance where gravel will be permitted. Motion seconded by Bobby Wilson and motion passed with a vote of 5 “Yes” and 1 “No”.

5. A. New Business – Large Scale Development – Farmington Baptist Church

Property owned by First Baptist Church, located at 49 W. Main and presented by Bates & Associates, Inc. with Mr. Geoff Bates present.

City Engineer Chris Brackett had reviewed the plan and he recommended the Planning Commission approval with these conditions:

1. The construction plans and drainage report must be reviewed and accepted by the City prior to any construction activities on the site. These plans and report must include detailed plans for the improvements to the drainage system to the north and the report must prove that these improvements met the requirements of the Farmington Drainage Criteria Manual. The condition of the site in 2004 will not be accepted as the predevelopment condition for this site.
2. The construction plans must include improvements to Vine and Church to current Street Standards, including curb and gutter or a variance must be submitted and approved prior to final approval of the construction plans.
3. The landscape plan submitted will require a variance of the landscape ordinance requirements. This variance must be submitted and approved by the Planning Commission prior to final approval of the construction plans.
4. A completed Grading Permit Application and fee must be submitted prior to final approval of the plans. A preconstruction conference will be required prior to any mass grading on the site. The owner, their engineering consultant, and their contractor responsible for the best management practices will be required to attend this conference.
5. After a final review set of plans and drainage report has been approved by McGoodwin, Williams, and Yates, the applicant should submit to the City three (3) sets of full-size plans, one (1) set of half-size plans and two (2) copies of the final drainage report that have been sealed by the engineer for final approval and distribution.

Mr. Brackett said the plan would reduce the water flow that now goes into homeowners' yards and would send it into the street instead.

Caleb Slate, resident of Vine Street, made an appeal regarding a proposed 9 foot wood fence that will block the sun on their property. Mr. Geoff Bates agreed that he would work with the neighbors regarding their request.

Chairman Mann called the question with understanding that Mr. Bates would work with neighbors and would meet conditions set forth by City Engineer Chris Brackett. Motion passed unanimously.

5.B. New Business – Large Scale Development – Broyles Street Storage Phase 2

Owned by Broyles Street Storage, LLC located on Broyles Street and presented by Joseph Orr of Blew & Associates, Engineers.

Mr. Brackett said the Commission's approval should be conditional on the following comments:

1. After a final review set of plans and drainage report has been approved by MWY, the applicant should submit to the City three (3) sets of full-size plans, one (1) set of half-size plans and two (2) copies of the final drainage report that have been sealed by the engineer for final approval and distribution.

Upon roll call vote, the vote to accept large scale plan, with Mr. Brackett's conditions, passed unanimously.

5.C. New Business – Proposed concept plat for Tom Sims

Joseph Orr, Blew & Associates was present to discuss. Mr. Tom Sims asked commissioners why they voted down the rezoning request. It was explained that within the meeting, no explanation was necessary; however, he was welcome to talk with individual commissioners after meeting.

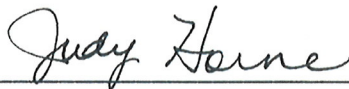
Mr. Sims stated that he only wanted to develop the 8 lots and put larger homes there; that the rest was not suitable to build on because it would be too expensive. He mentioned that he was willing to build a regional detention area. He further stated that he should have come to the Commission with the "whole enchilada" and that they had not provided enough information to the Commissioners.

Judy Horne asked about his plan to mine dirt east of the 8 lots he had wanted to rezone. He explained that he would dig the land 2 acres at a time and only one foot depth. Then he would replace the excavation area with not-so-good dirt and reseed it.

He said he would gather more information and come before the Commission in May, but City Manager Melissa McCarville explained that he could not ask to rezone that land RE-2 for one year. They can make an appeal at the next regularly scheduled City Council Meeting in May.

Mr. Sims withdrew his proposed concept plat for the eight lots on North Garland McKee.

6. Adjournment: Having no further business, Sean Schader moved to adjourn, seconded by Toni Bahn and passed unanimously.



Judy Horne
Secretary, Planning Commission



Robert Mann
Chair, Planning Commission