



Regular Meeting of the Board of Directors

City of Texarkana, Arkansas

216 Walnut Street

Agenda - Monday, October 07, 2024 - 6:00 PM

Call to Order

Roll Call

Invocation given by Mayor Allen Brown

Pledge of Allegiance led by Deputy City Clerk Jenny Narens

CITIZEN COMMUNICATION

A limit of five (5) minutes per person is allotted for citizens to express their concerns to the Board of Directors, with a maximum of fifty (50) minutes reserved for Citizens Communication.

Please fill out a Citizen Communication Card with your name and contact information for the City Clerk's records.

PRESENTATION(S)

1. Presentation of the City of Texarkana, Arkansas Employee Service Awards. (ADMIN)

PROCLAMATION(S)

2. Proclamation declaring October 13th – 19th, 2024, as Black Restaurant Week. (BOD)

CONSENT

3. Approval of the minutes of the regular meeting September 16, 2024, and the special called meeting September 30, 2024. (CCD) City Clerk Heather Soyars
4. Adopt a Resolution to reschedule Board of Directors meetings in 2025 that conflict with certain holidays. (CCD) City Clerk Heather Soyars
5. Adopt a Resolution authorizing the City Manager to enter into a Memorandum of Understanding (MOU) with the Texarkana Regional Airport, Texarkana College Police, Texarkana, Arkansas Police, and the City of Texarkana, Arkansas. (TAPD) Interim Police Chief Ed Chattaway
6. Adopt a Resolution amending Resolution No. 2023-94, to correct the parcel number for 514 Ferguson to 1590060. (Ward 2) (PWD) Interim Assistant Public Works Director Roger Douglas

- [7.](#) Adopt a Resolution amending Resolution No. 2023-97, to correct errors for parcel numbers and addresses. (Ward 2) (PWD) Interim Assistant Public Works Director Roger Douglas
- [8.](#) Adopt a Resolution amending Resolution No. 2024-23, correcting the parcel number for 709 Cleveland Street to 1610520. (Ward 2) (PWD) Interim Assistant Public Works Director Roger Douglas
- [9.](#) Adopt a Resolution amending Resolution No. 2024-71 to correct the parcel number for 2218 Selma to 4850490. (Ward 1) (PWD) Interim Assistant Public Works Director Roger Douglas
- [10.](#) Adopt a Resolution amending the FY2024 Budget (Resolution No. 2023-103) and the Public Works Budget to include funding from Public Works Fund Balance. (PWD) Interim Public Works Director Tracie Lee
- [11.](#) Adopt a Resolution authorizing the City Manager to enter into a Memorandum of Understanding (MOU) with the City of Texarkana, Texas, to apply for a Brownfields Assessment Grant. (PWD) Interim Public Works Director Tracie Lee

REGULAR

- [12.](#) Consider the following action concerning the clean-up of thirty-eight (38) nuisance properties.
Conduct a Public Hearing to receive comments regarding certification of certain delinquent taxes.

Adopt a Resolution certifying amount to be put on tax books as delinquent and collected accordingly. (PWD) Interim Assistant Public Works Director Roger Douglas
- [13.](#) Adopt an Ordinance to rezone property located at 710 Phillips Lane, from R-3 Low Density Residential to A-1 Limited Mixed Use Rural for the purpose of operating a hobby farm. (Ward 1) (PWD-Planning) City Planner Jamie Finley

The applicant requests an emergency clause. An emergency clause requires a separate and distinct vote of the board and is valid only if there is a two-thirds vote of approval by the board. (Hdbk. Const. Amend 7)
- [14.](#) Adopt an Ordinance to amend Ordinance No. L-180 to reflect the minimum area of a Planned Unit Development (PUD) to be two (2) acres. (PWD-Planning) City Planner Jamie Finley
- [15.](#) Adopt an Ordinance to amend Ordinance No. L-61 to add the word “overlay” after each occurrence of the term “R-1 Rural Residential” in Section 28-75. Temporary secondary dwelling units of the *City of Texarkana, Arkansas, Code of Ordinances*. (PWD-Planning) City Planner Jamie Finley

BOARD OF DIRECTORS' COMMENTARY

CITY MANAGER REPORT

NEXT MEETING DATE: Monday, October 21, 2024

ADJOURN

2024 City Calendar

LNKTXK - Friday & Saturday - October 11th - 12th

Auto & Motorcycle Show - Thursday - Saturday - October 24th - 26th

Gateway Farmers Market - Holiday Market - Saturday - November 23rd

Texarkana Rec Center Calendar

Live to the Beat - 9AM-10AM - Monday through Friday

Ageless Grace - Mondays & Thursdays – 2PM - 3PM

The Fabric Shop - Thursdays - 8AM - 2PM

Quilters - Fridays - 9AM - 3PM

Gym Open - Daily - 3PM - 5PM

Dance Fitness - Tuesdays - 6PM & Saturdays - 11AM



CITY OF TEXARKANA, AR

BOARD OF DIRECTORS

AGENDA TITLE: Presentation of the City of Texarkana, Arkansas Employee Service Awards. (ADMIN)

AGENDA DATE: October 7, 2024

ITEM TYPE: Ordinance Resolution Other : Presentation

DEPARTMENT: City Clerk Department

PREPARED BY: Heather Soyars, City Clerk

REQUEST: Presentation of employee service awards.

EMERGENCY CLAUSE: N/A

SUMMARY: Employee Service Awards:

Deanne Grider	IT Department	5 Years
Daniel Williams	TWU	5 Years
Jared McCreery	TWU	15 Years

EXPENSE REQUIRED: N/A

AMOUNT BUDGETED: N/A

**APPROPRIATION
REQUIRED:** N/A

**RECOMMENDED
ACTION:** N/A

EXHIBITS: None



CITY OF TEXARKANA, AR

BOARD OF DIRECTORS

AGENDA TITLE:	Proclamation declaring October 13 th – 19 th , 2024, as Black Restaurant Week. (BOD)
AGENDA DATE:	September 18, 2023
ITEM TYPE:	Ordinance <input type="checkbox"/> Resolution <input type="checkbox"/> Other <input checked="" type="checkbox"/> : Proclamation
DEPARTMENT:	City Clerk
PREPARED BY:	Heather Soyars
REQUEST:	Proclamation
EMERGENCY CLAUSE:	N/A
SUMMARY:	Black Restaurant Week
EXPENSE REQUIRED:	N/A
AMOUNT BUDGETED:	N/A
APPROPRIATION REQUIRED:	N/A
RECOMMENDED ACTION:	N/A
EXHIBITS:	Proclamation



CITY OF TEXARKANA, AR BOARD OF DIRECTORS

AGENDA TITLE: Approval of the minutes of the regular meeting September 16, 2024, and the special called meeting September 30, 2024. (CCD) City Clerk Heather Soyars

AGENDA DATE: October 7, 2024

ITEM TYPE: Ordinance Resolution Other : Minutes

DEPARTMENT: City Clerk Department

PREPARED BY: Heather Soyars, City Clerk

REQUEST: Approval of meeting minutes.

EMERGENCY CLAUSE: N/A

SUMMARY: Approval of meeting minutes

EXPENSE REQUIRED: N/A

AMOUNT BUDGETED: N/A

APPROPRIATION REQUIRED: N/A

RECOMMENDED ACTION: The City Clerk recommends Board approval.

EXHIBITS: Meeting minutes.



Regular Meeting of the Board of Directors
City of Texarkana, Arkansas
216 Walnut Street
Minutes - Monday, September 16, 2024 - 6:00 PM

Assistant Mayor Jeff Hart called the meeting to order at 6:00 PM.

PRESENT: Assistant Mayor Ward 6 Director Jeff Hart, Ward 1 Director Terry Roberts, Ward 2 Director Laney Harris, Ward 3 Director Steven Hollibush, Ward 4 Director Ulysses Brewer, and Ward 5 Director Danny Jewell.

ALSO, PRESENT: City Manager Tyler Richards, City Attorney Josh Potter, City Clerk Heather Soyars, and Deputy City Clerk Jenny Narens.

ABSENT: Mayor Allen Brown.

Invocation given by Director Steven Hollibush.

Pledge of Allegiance led by Animal Care and Adoption Center Director Lenor Teague.

CITIZEN COMMUNICATION

Rick Hall, 2020 Beech Street, wanted a road to access and maintain the “Welcome to Texarkana” sign on the interstate. He also wanted to know how the City Beautiful Commission could restore the electricity to the fountain on Stateline Avenue and 7th Street.

Rachel Burnett, 1107 Grand Avenue, spoke in opposition of the shed ordinance.

Chris Owens, 3614 Garland Avenue, wanted to thank everyone who came out and supported the city clean-up. She also said they would be honoring all the first responders at the Recreation Center on October 19.

PROCLAMATION(S)

1. Presented a proclamation declaring September 17, 2024, as National IT Professionals Day. (CCD)

CONSENT

Director Roberts made the motion to adopt the Consent agenda, Seconded by Director Brewer. The motion carried and the following items were approved:

2. Approval of the minutes of the rescheduled regular meeting September 3, 2024. (CCD) City Clerk Heather Soyars

3. Resolution No. 2024-69 appointed Laura Cowling to the Depository Board. (CCD) City Clerk Heather Soyars
4. Resolution No. 2024-70 approved a Sub-Recipient Monitoring Policy for sub-grantees of the City of Texarkana, Arkansas, and the Texarkana, Arkansas Police Department. (TAPD) Interim Police Chief Ed Chattaway

REGULAR

5. Consider the following action concerning the clean-up of nineteen (19) nuisance properties:
Conduct a Public Hearing to receive comments regarding certification of certain delinquent taxes.

Assistant Mayor Hart opened the Public Hearing.

Building Official Roger Douglas gave a brief presentation regarding the nuisance properties.

Assistant Mayor Hart asked if anyone would like to speak for or against this item.

Director Harris spoke about the property located at 1010 Grape Street.

Assistant Mayor Hart closed the Public Hearing.

Resolution No. 2024-71 certified the amount to be put on tax books as delinquent and collected accordingly. (PWD) Building Official Roger Douglas

After a brief discussion, the motion to adopt the resolution made by Director Brewer, Seconded by Director Hollibush.

Voting Yea: Assistant Mayor Hart, Director Roberts, Director Hollibush, Director Brewer, and Director Jewell.

Voting Nay: Director Harris.

The motion carried 5-1 and the Assistant Mayor declared the resolution adopted.

6. Ordinance No. 21-2024 prohibited living in any structure designed primarily for the storage of personal property. (PWD-Planning) City Planner Jamie Finley

City Planner Jamie Finley gave a brief presentation.

Building Official Roger Douglas explained the unsanitary and unsafe conditions of living in a shed without electricity or water.

Rachel Burnett, 2020 Beech Street, again spoke in opposition of this ordinance.

After a brief discussion, the motion to suspend the rules and place the ordinance on its first reading in abbreviated form made by Director Roberts, Seconded by Director Hollibush.

Voting Yea: Assistant Mayor Hart, Director Roberts, Director Harris, Director Hollibush, Director Brewer, and Director Jewell.

The motion carried 6-0 and the ordinance was read the first time in abbreviated form.

Motion to suspend the rules and place the ordinance on its second reading in abbreviated form made by Director Brewer, Seconded by Director Hollibush.

Voting Yea: Assistant Mayor Hart, Director Roberts, Director Harris, Director Hollibush, and Director Brewer.

Voting Nay: Director Jewell.

The motion carried 5-1 and the ordinance was read the second time in abbreviated form.

Motion to suspend the rules and place the ordinance on its third and final reading in abbreviated form made by Director Roberts, Seconded by Director Hollibush.

Voting Yea: Assistant Mayor Hart, Director Roberts, Director Harris, Director Hollibush, and Director Brewer.

Voting Nay: Director Jewell.

The motion carried 5-1 and the ordinance was read the third time in abbreviated form.

Motion to adopt the ordinance made by Director Roberts, Seconded by Director Brewer.

Assistant Mayor Hart asked if anyone would like to speak for or against this ordinance.

Voting Yea: Assistant Mayor Hart, Director Roberts, Director Harris, Director Hollibush, Director Brewer, and Director Jewell.

The motion carried 6-0 and the Assistant Mayor declared the ordinance adopted.

The applicant requests an emergency clause. An emergency clause requires a separate and distinct vote of the board and is valid only if there is a two-thirds vote of approval by the board. (Hdbk. Const. Amend 7)

Motion to enact the emergency clause made by Director Brewer, Seconded by Director Roberts.

Assistant Mayor Hart asked if anyone would like to speak for or against the emergency clause.

No one came forward.

Voting Yea: Assistant Mayor Hart, Director Roberts, Director Hollibush, and Director Brewer.

Voting Nay: Director Harris and Director Jewell.

The motion failed 4-2 and the Assistant Mayor declared the emergency clause was not enacted.

BOARD OF DIRECTORS' COMMENTARY

Director Harris asked if the Board of Directors could receive the Planning Commission agendas.

City Planner Jamie Finley said yes.

Director Brewer said he had a meeting with the citizens in his ward during January, and he would inform them of the second meeting once it was scheduled.

EXECUTIVE SESSION

The Board of Directors entered Executive Session at 7:03 PM to discuss appointments to various Boards and Commissions.

The Assistant Mayor reconvened the meeting at 7:11 PM and the following action was taken.

7. Resolution No. 2024-72 accepted the contract for Tyler Richards as the new City Manager. (BOD)

The motion to adopt the resolution made by Director Hollibush, Seconded by Director Brewer.

Voting Yea: Assistant Mayor Hart, Director Roberts, Director Hollibush, Director Brewer, and Director Jewell.

Voting Nay: Director Harris.

The motion carried 5-1 and the Assistant Mayor declared the resolution adopted.

8. Resolution No. 2024-73 made an appointment to the Airport Authority. (CCD) City Clerk Heather Soyars

The motion to appoint Kyle Bass to the Airport Authority made by Director Roberts, Seconded by Director Hollibush.

Voting Yea: Assistant Mayor Hart, Director Roberts, Director Harris, Director Hollibush, Director Brewer, and Director Jewell.

The motion carried 6-0 and the Assistant Mayor declared the resolution adopted.

NEXT MEETING DATE: Monday, October 7, 2024

ADJOURN

Motion to adjourn made by Director Brewer, Seconded by Director Hollibush.

Voting Yea: Assistant Mayor Hart, Director Roberts, Director Harris, Director Hollibush, Director Brewer, and Director Jewell.

The motion carried 6-0 and the meeting adjourned at 7:23 PM.

APPROVED this the 7th day of October 2024.

Allen L. Brown Mayor

Jenny Narens, Deputy City Clerk



Special Called Meeting of the Board of Directors

City of Texarkana, Arkansas
216 Walnut Street

Minutes - Monday, September 30, 2024 - 5:00 PM

Mayor Allen Brown called the meeting to order at 5:00 PM.

PRESENT: Mayor Allen Brown, Ward 1 Director Terry Roberts, Ward 3 Director Steven Hollibush, and Ward 5 Director Danny Jewell.

ALSO, PRESENT: City Manager Tyler Richards, City Attorney Josh Potter, City Clerk Heather Soyars, and Deputy City Clerk Jenny Narens.

ABSENT: Ward 2 Director Laney Harris, Ward 4 Director Ulysses Brewer, and Assistant Mayor Ward 6 Director Jeff Hart.

Invocation and Pledge of Allegiance given by Mayor Brown

REGULAR

1. Resolution No. 2024-74 increased employee salaries of the Police Department. (ADMIN) City Manager Tyler Richards

City Manager Richards presented a proposal for the Texarkana, Arkansas Police Department (TAPD) salary increases.

Mayor Brown said the if these increases were to pass, TAPD would not be given the city mandated 2.5% annual raise for 2025.

City Manager Richards said that was correct.

The motion to adopt the resolution made by Director Hollibush, Seconded by Director Roberts.

Voting Yea: Mayor Brown, Director Roberts, Director Hollibush, and Director Jewell.

The motion carried 4-0 and the resolution was approved.

NEXT MEETING DATE: Monday, October 7, 2024

ADJOURN

Motion to adjourn made by Director Hollibush, Seconded by Director Roberts.

Voting Yea: Mayor Brown, Director Roberts, Director Hollibush, and Director Jewell.

The motion carried 4-0 and the meeting adjourned at 5:15 PM.

APPROVED this the 7th day of October 2024.

Allen L. Brown, Mayor

Jenny Narens, Deputy City Clerk



CITY OF TEXARKANA, AR

BOARD OF DIRECTORS

AGENDA TITLE:	Adopt a Resolution to reschedule Board of Directors meetings in 2025 that conflict with certain holidays. (CCD) City Clerk Heather Soyars
AGENDA DATE:	October 7, 2024
ITEM TYPE:	Ordinance <input type="checkbox"/> Resolution <input checked="" type="checkbox"/> Other <input type="checkbox"/> : _____
DEPARTMENT:	City Clerk Department
PREPARED BY:	Heather Soyars, City Clerk

REQUEST:	Reschedule Board meetings
EMERGENCY CLAUSE:	N/A

SUMMARY:	<p>This is a request to reschedule Board meeting that conflict with certain holidays.</p> <p>January 20 rescheduled to January 21 due to the Martin Luther King, Jr. Day holiday.</p> <p>February 17 rescheduled to February 18 due to the Presidents' Day holiday.</p> <p>September 1 rescheduled to September 2 due to the Labor Day holiday.</p> <p>December 1 rescheduled to December 2 due to the Christmas Parade.</p>
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EXPENSE REQUIRED:	N/A
AMOUNT BUDGETED:	N/A
APPROPRIATION REQUIRED:	N/A

RECOMMENDED ACTION:	The City Clerk recommends approval.
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EXHIBITS:	Resolution and 2025 City Calendar
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RESOLUTION NO. _____

WHEREAS, certain holidays and events will conflict with scheduled Board of Directors meetings during 2025; and

WHEREAS, meetings should be rescheduled to avoid those conflicts;

NOW, THEREFORE, BE IT RESOLVED by the Board of Directors of the City of Texarkana, Arkansas, the meeting scheduled for January 20, 2025, is hereby rescheduled to January 21, 2025, due to the Martin Luther King, Jr. Day holiday; February 17, 2025, is hereby rescheduled to February 18, 2025, due to the President's Day holiday; September 1, 2025, is hereby rescheduled to September 2, 2025, due to the Labor Day holiday; and December 1, 2025, is hereby rescheduled to December 2, 2025, due to the Christmas Parade.

PASSED AND APPROVED this 7th day of October, 2024.

Allen L. Brown, Mayor

ATTEST:

Jenny Narens, Deputy City Clerk

APPROVED:

Joshua L. Potter, City Attorney

City of Texarkana, Arkansas 2025 Calendar



January

Sun	Mo	Tue	We	Thu	Fri	Sat
			1	2	3	4
5	6	7	8	9	10	11
12	13	14	15	16	17	18
19	20	21	22	23	24	25
26	27	28	29	30	31	

February

Sun	Mo	Tue	We	Thu	Fri	Sat
						1
2	3	4	5	6	7	8
9	10	11	12	13	14	15
16	17	18	19	20	21	22
23	24	25	26	27	28	

March

Su	Mo	Tue	We	Thu	Fri	Sat
						1
2	3	4	5	6	7	8
9	10	11	12	13	14	15
16	17	18	19	20	21	22
23	24	25	26	27	28	29
30	31					

April

Sun	Mo	Tue	We	Thu	Fri	Sat
		1	2	3	4	5
6	7	8	9	10	11	12
13	14	15	16	17	18	19
20	21	22	23	24	25	26
27	28	29	30			

May

Sun	Mo	Tue	We	Thu	Fri	Sat
				1	2	3
4	5	6	7	8	9	10
11	12	13	14	15	16	17
18	19	20	21	22	23	24
25	26	27	28	29	30	31

June

Sun	Mo	Tue	We	Thu	Fri	Sat
1	2	3	4	5	6	7
8	9	10	11	12	13	14
15	16	17	18	19	20	21
22	23	24	25	26	27	28
29	30					

July

Sun	Mo	Tue	We	Thu	Fri	Sat
		1	2	3	4	5
6	7	8	9	10	11	12
13	14	15	16	17	18	19
20	21	22	23	24	25	26
27	28	29	30	31		

August

Sun	Mo	Tue	We	Thu	Fri	Sat
					1	2
3	4	5	6	7	8	9
10	11	12	13	14	15	16
17	18	19	20	21	22	23
24	25	26	27	28	29	30
31						

September

Su	Mo	Tue	We	Thu	Fri	Sat
	1	2	3	4	5	6
7	8	9	10	11	12	13
14	15	16	17	18	19	20
21	22	23	24	25	26	27
28	29	30				

October

Sun	Mo	Tue	We	Thu	Fri	Sat
			1	2	3	4
5	6	7	8	9	10	11
12	13	14	15	16	17	18
19	20	21	22	23	24	25
26	27	28	29	30	31	

November

Sun	Mo	Tue	We	Thu	Fri	Sat
						1
2	3	4	5	6	7	8
9	10	11	12	13	14	15
16	17	18	19	20	21	22
23	24	25	26	27	28	29
30						

December

Sun	Mo	Tue	We	Thu	Fri	Sat
	1	2	3	4	5	6
7	8	9	10	11	12	13
14	15	16	17	18	19	20
21	22	23	24	25	26	27
28	29	30	31			

	City Holiday
	Board of Directors 6 PM
	Planning Commission 6 PM
	Staff Meeting 10 AM Agenda Deadline 5 PM
	Historic District Commission 9:30 AM
	Historic District Commission 9:30 AM A&P Commission 4:30 PM
	Board of Adjustment 6 PM
	Historic District Commission 9:30 AM Staff Meeting 10 AM Agenda Deadline 5 PM
	A&P Commission 4:30 PM
	HDC 9:30 AM Staff Meeting 10 AM A&P Commission 4:30 PM Agenda Deadline 5 PM

City Holidays

- January 1—New Year's Day
- January 20—Martin Luther King Jr. Day
- February 17—President's Day
- April 18—Good Friday
- May 26—Memorial Day
- June 19—Juneteenth
- July 4—Independence Day
- September 1—Labor Day
- November 11—Veterans Day
- November 27—Thanksgiving Day
- November 28—Day after Thanksgiving
- December 2 rescheduled due to Parade
- December 24—Christmas Eve
- December 25—Christmas Day
- December 31—New Year's Eve



CITY OF TEXARKANA, AR

BOARD OF DIRECTORS

AGENDA TITLE: Adopt a Resolution authorizing the City Manager to enter into a Memorandum of Understanding (MOU) with the Texarkana Regional Airport, Texarkana College Police, Texarkana, Arkansas Police, and the City of Texarkana, Arkansas. (TAPD) Interim Police Chief Ed Chattaway

AGENDA DATE: October 7, 2024

ITEM TYPE: Ordinance Resolution Other : _____

DEPARTMENT: Texarkana, Arkansas Police Department

PREPARED BY: Ed Chattaway, Interim Police Chief

REQUEST: MOU between the City of Texarkana, Arkansas, Texarkana, Arkansas Police Department, Texarkana Regional Airport, and Texarkana College Police Department.

EMERGENCY CLAUSE: N/A

SUMMARY: As Texarkana College has previously leased a portion of the Texarkana Regional Airport for use in their Aviation Mechanics Technology Program, it is necessary for the parties to have a formal agreement to clarify jurisdiction and define parameters and areas of responsibility. The attached Memorandum of Understanding sets a common understanding of the policies and procedures that all parties agree to follow in providing police services to the Texarkana Regional Airport.

EXPENSE REQUIRED: None

AMOUNT BUDGETED:

**APPROPRIATION
REQUIRED:**

**RECOMMENDED
ACTION:**

EXHIBITS: Resolution and Memorandum of Understanding

RESOLUTION NO. _____

WHEREAS, the Texarkana, Arkansas Police Department (TAPD) requests authorization for the City Manager to enter into a Memorandum of Understanding with the Texarkana Airport Authority, Texarkana College, and City of Texarkana, Arkansas, for the purpose memorializing a common understanding of the policies and procedures that all parties agree to follow in providing police services to the Texarkana Regional Airport; and

WHEREAS, this Memorandum of Understanding is a formal agreement to clarify jurisdiction, define parameters and areas of responsibilities, and establishes a spirit of cooperation to enhance the services both the Texarkana College Police and TAPD will provide the occupants of the Texarkana Regional Airport;

NOW, THEREFORE, BE IT RESOLVED by the Board of Directors of the City of Texarkana, Arkansas, that the City Manager is hereby authorized to enter into a Memorandum of Understanding with the Texarkana Airport Authority and Texarkana College for the purpose herein described.

PASSED AND APPROVED this 7th day of October, 2024.

Allen L. Brown, Mayor

ATTEST:

Jenny Narens, Deputy City Clerk

APPROVED:

Joshua L. Potter, City Attorney

MEMORANDUM OF UNDERSTANDING

This Memorandum of Understanding (“MOU”) is being executed by **Texarkana College**, on behalf of the **Texarkana College Police Department** (“TCPD”), in conjunction with the **Texarkana Airport Authority** (“TAA”), and the **City of Texarkana, Arkansas** on behalf of the **Texarkana Arkansas Police Department** (“TAPD”) (all parties collectively, the “Parties” and one party singularly, a “Party”). These departments agree to abide by the terms and provisions of this MOU throughout the duration of this agreement.

SECTION 1. PURPOSE

The purpose of this MOU is to set out a common understanding of the policies and procedures that the Parties will follow in providing police service to the Texarkana Regional Airport. TAA and Texarkana College have previously executed an Aeronautical Use Agreement of Lease (the “Lease”) wherein Texarkana College is lessee and TAA is lessor, for the purpose of renting a portion of the Texarkana Regional Airport for use of a portion of the airport in Texarkana College’s Aviation Mechanics Technology Program (the “Program”). The Lease is attached hereto as **Exhibit 1** and is incorporated by reference into this MOU. The portion of the airport leased by Texarkana College is referred to hereafter as the “Premises,” Premises having the same meaning herein as in Section 1(o) of the Lease. This MOU is a formal agreement to clarify jurisdiction, define parameters and areas of responsibilities, and to establish a spirit of cooperation to enhance the services the agencies provide to the Texarkana Regional Airport and allow Texarkana College to provide law enforcement to its students, faculty, and staff who are present at Texarkana Regional Airport pursuant to the Program.

SECTION 2. MISSION

The mission of this MOU is to set out a common understanding of the policies and procedures that the TAPD and TCPD will follow in providing police service to the Premises. This MOU is a formal agreement to clarify jurisdiction, define parameters and areas of responsibilities, to establish a spirit of cooperation to enhance the services both agencies provide to occupants of the Texarkana Regional Airport, and to allow the TCPD to effectively protect the students, faculty, and staff of Texarkana College.

A. SERVICES PROVIDED AND RESPONSIBILITIES OF THE TAPD

- (a) TAPD shall retain primary jurisdiction over property or areas owned, leased, rented, or otherwise under the control of the TCPD.
- (b) TAPD should (except in cases of immediate life-safety emergencies when time is critical or in cases of Freedom of Information Act or Clery Act requests, which are mandated by state law) notify the TCPD prior to releasing information to the media or public in joint cases involving students, faculty, and staff of Texarkana College, crimes involving Texarkana College property or where the investigation involves the mutual interest of both the Texarkana College and TAPD.
- (c) The TAPD should coordinate warrant service on the Premises with the TCPD.
- (d) The TAPD shall provide officer safety assistance and assist with back-up to officers employed by the TCPD when requested, and as resources allow, to assist with the safety of TCPD Police Officers.
- (e) The TAPD, will respond to barricaded persons, hostage incidents, or bomb threats occurring on the Premises. TAPD SWAT will not relinquish command of SWAT callouts for these instances.

- (f) The TAPD may share intelligence information regarding crimes on the Premises, except in cases in which the integrity of an investigation would be compromised.
- (g) The TAPD will respond to active shooter calls on the Premises. Active Shooter Incident Management calls for the establishment of Unified Command. Both the TCPD and TAPD will participate in Unified Command as appropriate.
- (h) TAPD contracts with the Miller County Sheriffs for jail space. MCSO jail space may be utilized by persons arrested on TCPD leased property and TCPD will be responsible for all costs incurred. TAPD arrest, affidavits, and applicable reports will be completed in accordance with TAPD policy 1102.15 Multi-Jurisdictional Authority & Arrests.

B. SERVICES PROVIDED AND RESPONSIBILITIES OF THE TCPD

- (a) If circumstances require an immediate response within the Premises boundaries, and TCPD Police Officers are present, and TAPD Police Officers are not available, then TCPD will assume primary control of the response until otherwise directed by TAPD.
- (b) The TCPD shall endeavor to provide a safe and secure environment for students, staff, faculty, and citizens while those persons are on the Premises.
- (c) The TCPD may provide officer safety assistance and assist with back-up to officers employed by TAPD when requested, and as resources allow, to assist with the safety of students and staff of Texarkana College on the Premises.
- (d) The TCPD should endeavor to protect the property, including real and personal property, located inside the boundaries of the Premises that is owned, leased, rented, or otherwise under the control of Texarkana College, as well as property of those individuals engaged in Texarkana College sponsored or related activities.
- (e) Upon request of the TAPD, TCPD will assist TAPD or other lead agency in the reporting and investigating of major crimes against persons on the Premises, including homicide, kidnapping, and suicide. TCPD will investigate misdemeanor crimes, incident-only reports, and/or crimes of non-class.
- (f) The TCPD shall enforce all laws, including municipal ordinances, county ordinances, and federal, state, and local laws.
- (g) The TCPD shall investigate all traffic crashes that occur on the Premises and all crashes involving any Texarkana College owned vehicles. For these crashes, TCPD will complete an Arkansas State Police Crash report.
- (h) The TCPD shall share gang and crime intelligence with the TAPD on a continuous basis.
- (i) The TCPD shall adhere to TAPD policy regarding the use of jail and shall provide the proper documentation regarding same in accordance with TAPD policy 1102.13 Multi-Jurisdictional Authority & Arrests.
- (j) The TCPD shall observe all security requirements and other requirements implemented by Federal Aviation Regulations applicable to the TCPD, including without limitation, all regulations of the United States Department of Transportation, the Federal Aviation Administration and the

Transportation Security Administration, and the TCPD shall comply with TAA's Airport Security Program (including without limitation the access to the Air Operations Area ("AOA")), and any amendments thereto, and to comply with such other rules and regulations as may be reasonably prescribed by TAA.

SECTION 3. TERM

- (a) The term of this MOU runs concurrently with the term of the Lease. Specifically, the term of this MOU shall be from the date of execution of this MOU until the date of termination of the Lease.
- (b) Nothing contained in this agreement waives the respective immunities of any Party.

SECTION 4. INDEMNIFICATION

All parties, including TAA, TAPD, TCPD, and Texarkana College, and their respective officers, employees, and agents, shall indemnify, protect, defend, and hold harmless each other from and against any and all debts, expenses, penalties, costs, and judgments arising from the injury or death of any person or damage to any property or economic loss of any nature (including but not limited to those relating to or arising out of the violation of any Federal, State, and Municipal health, or safety law, regulation, rule, or ordinance), including all reasonable costs of investigation and defense thereof (including but not limited to attorneys' and consultants' fees and court costs), arising out of or incidental to any acts or omissions of any party or their respective officers, agents, or employees related to (i) this MOU, (ii) any party's use or occupancy of or operations on or in connection with the Premises, the improvements, or any portion thereof, or (iii) any party's rights, obligations, responsibilities, or duties under this MOU. This indemnity shall cover any problems in, on, under, or affecting the Premises or any areas surrounding the Premises which are a direct or indirect result of actions or omissions of any party. Each party shall give the others reasonable notice of any such claims or actions. In carrying out its obligations hereunder, any party may use counsel and consultants selected by it, but such counsel and consultants shall be reasonably acceptable to, and cooperative with, the other parties. The provisions of this section shall survive the expiration or earlier termination of this MOU.

SECTION 5. MISCELLANEOUS

- (a) **Notice.** Any notice, demand, or request required or permitted to be delivered hereunder shall be deemed received when delivered in person or sent by United States mail, postage prepaid, certified mail, addressed to the Party at the address set forth below:

FOR TEXARKANA COLLEGE

Texarkana College

Attn: Dr. Jason Smith

2500 North Robinson Road

Texarkana, Texas 75599

FOR TAPD

City of Texarkana, Arkansas

Attn: Acting City Manager Tyler Richards

216 Walnut

Texarkana, AR 71854

FOR TAA

Texarkana Regional Airport Authority
Attn: Executive Director of Aviation
201 Airport Drive
Texarkana, AR 71854

WITH A COPY TO:

Attn: Airport Real Estate Manager
201 Airport Drive
Texarkana, AR 71854

Any Party may, at any time, by written notice to the other Party, designate different or additional persons or different addresses for the receipt of notices hereunder.

- (b) **Legal Construction.** No amendment, modification, or alteration of the terms herein shall be binding unless the same is in writing, dated subsequent to the date of this MOU and duly executed by all Parties.
- (c) **Governing Law.** The obligation and undertaking of each of the Parties to the MOU are and shall be performed in Miller County, Arkansas. The validity of this MOU and any of its terms and provisions, as well as the right and duties of the Parties, shall be governed by the laws of the State of Arkansas, except that TCPD and Texarkana college retains any immunity under the laws of the State of Texas; and any venue for any action concerning this MOU shall be in Miller County, Arkansas.
- (d) **Entire Agreement.** This MOU embodies the complete understanding of the Parties hereto, superseding all oral and written previous and contemporaneous agreements between the Parties and relating to the matters of this MOU.
- (e) **Severability.** In the event any one or more of the provisions contained in this MOU are for any reason be held to be invalid, illegal, or unenforceable, in any respect, such invalidity, illegality, or unenforceability shall not affect the other provisions, and the MOU shall be construed as if the invalid, illegal, or unenforceable provision had never been contained in this MOU.
- (f) **Execution.** This MOU may be executed in any number of counterparts, each of which shall be deemed an original and constitute one and the same instrument.
- (g) **Third Parties.** This MOU does not create any third-party beneficiaries. Nothing in this MOU shall be construed to create, expand, or form basis for the liability to any third-party under any theory of law against any Party unless such basis exists independent of this Agreement under State and Federal Law.
- (h) **Waiver.** No waiver of a breach or any provision of the MOU by any Party shall constitute a waiver of any subsequent breach of such provision. Failure of a Party to enforce at any time, or from time to time, any provision of this MOU shall not be construed as a waiver thereof.

SIGNATORIES

The individuals signing below have been authorized to execute this MOU on behalf of their respective entities. The Parties agree to comply with and be bound by the terms of this MOU.

TEXARKANA COLLEGE:

Signature: _____
Dr. Jason Smith
President

Date: _____

CITY OF TEXARKANA, ARKANSAS:

Signature: _____
Tyler Richards
City Manager

Date: _____

Signature: _____
Stephen Gass
Chief of Police

Date: _____

Signature: _____
Ed Chattaway
Interim Chief of Police

Date: _____

TEXARKANA AIRPORT AUTHORITY:

*Executive Director of Aviation
Texarkana Regional Airport Authority*

Signature: _____ Printed Name: _____

Date: _____

*Chair or Vice Chair
Texarkana Regional Airport Authority*

Signature: _____ Printed Name: _____

Date: _____



CITY OF TEXARKANA, AR

BOARD OF DIRECTORS

AGENDA TITLE: Adopt a Resolution amending Resolution No. 2023-94, to correct the parcel number for 514 Ferguson to 1590060. (Ward 2) (PWD) Interim Assistant Public Works Director Roger Douglas

AGENDA DATE: October 7, 2024

ITEM TYPE: Ordinance Resolution Other : _____

DEPARTMENT: Public Works

PREPARED BY: Roger Douglas, Interim Assistant Public Works Director

REQUEST: Amend Resolution No. 2023-94, to correct the parcel number for 514 Ferguson, to 1590060.

EMERGENCY CLAUSE: N/A

SUMMARY: Resolution No. 2023-94, address 514 Ferguson, correct the parcel number to 1590060.

EXPENSE REQUIRED:

AMOUNT BUDGETED:

**APPROPRIATION
REQUIRED:**

**RECOMMENDED
ACTION:**

EXHIBITS: Resolution, Exhibit A – Corrected, and Resolution No. 2023-94

RESOLUTION NO. _____

WHEREAS, Resolution No. 2023-94, placed liens on certain parcels of real property for expenses incurred by the City for the removal of overgrowth, trash and debris; and

WHEREAS, there was an error in the parcel number for the address at 514 Ferguson, Texarkana, Arkansas, that needs to be corrected;

NOW, THEREFORE, BE IT RESOLVED by the Board of Directors of the City of Texarkana, Arkansas, the parcel number for the property located at 514 Ferguson, Texarkana, Arkansas, in Resolution No. 2023-94, is hereby amended to include the correct parcel number of 1590060.

PASSED AND APPROVED this 7th day of October, 2024.

Allen L. Brown, Mayor

ATTEST:

Jenny Narens, Deputy City Clerk

APPROVED:

Joshua L. Potter, City Attorney

EXHIBIT A – CORRECTED

STREET ADDRESS, WARD & PARCEL NUMBER	LEGAL DESCRIPTION	OWNER OF RECORD & MAILING ADDRESS	COST (PLUS 10%)
514 Ferguson Ward# 2 Parcel# 1590060	Legal: ALL LOT 6 Block/Lot: 001 /006 Subdivision: Bramble Highland Park	Cheap Home Finders, Inc PO Box 881655 Port Saint Lucie, Florida 34988	\$220.00

RESOLUTION NO. 2023-94

WHEREAS, notice was given pursuant to Ark. Code Ann. §14-54-904 to the property owners identified in Exhibit A attached herto of a hearing before the Texarkana, Arkansas, Board of Directors to determine the amount of the lien, if any, to be placed on the property identified in Exhibit A for the expense incurred by the City for removal of overgrowth, trash and debris from nuisance properties of such parcel of real property under the provisions of Ark. Code Ann. §14-56-201. Et seq., and Ark. Code Ann. §14-54-901, et seq., and the *City of Texarkana, Arkansas, Code of Ordinances*, including, without limitation Chapter 11, Article VI; and

WHEREAS, such notice was given pursuant to applicable law more than thirty (30) days prior to the date of the hearing and stated that the hearing on the matter would be before the City Board of Directors on October 16, 2023, commencing at 6:00 p.m. in the Texarkana, Arkansas, Municipal Building Board Room; and

WHEREAS, a hearing on such claim by the City was held this date pursuant to said notice and in accordance with the provisions of applicable law and the *City of Texarkana, Arkansas, Code of Ordinances*; and

WHEREAS, the properties at issue, property owners, and lien amounts (with the amount of the lien on each said parcel being the City's incurred expense for such parcel plus 10% penalty (as provided by law, including without limitation, Ark. Code Ann. §14-54-904) are attached; and

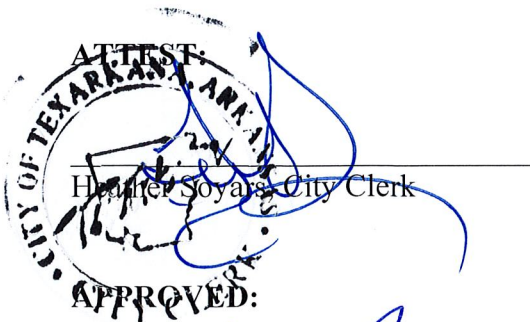
WHEREAS, the Board of Directors has determined that there should be certified to the Miller County, Arkansas, Tax Collector to be placed on the books as delinquent taxes the amount set forth in Exhibit A for each said parcel of real property;

NOW, THEREFORE, BE IT RESOLVED by the Board of Directors of the City of Texarkana, Arkansas, that the amounts set forth and attached hereto are hereby certified to the Tax Collector for Miller County, Arkansas, for placement on the tax books as delinquent taxes on the respective parcels of real property identified and described and collected accordingly as provided for by applicable law, including, without limitation, Ark. Code Ann. §14-54-901, et. seq.

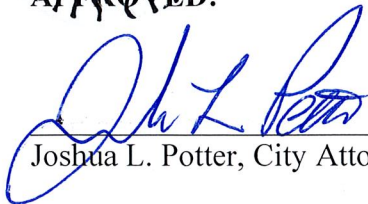
PASSED AND APPROVED this 16th day of October 2023.



Allen L. Brown, Mayor

ATTEST:

Heather Soyars, City Clerk

APPROVED:



Joshua L. Potter, City Attorney

EXHIBIT A

<u>ADDRESS & PARCEL NUMBER</u>	<u>LEGAL DESCRIPTION</u>	<u>OWNER of RECORD</u>	<u>COST</u>
209 Jackson Ward# 2 Parcel# 5610220	Legal: ALL LOTS 1 & 2 Block/Lot: 008 / 002 Subdivision: Williams So Side	Ruby Lee Larey 209 Jackson TEXARKANA, AR 71854	\$220.00
1411 Dudley Ward# 2 Parcel#5410110	Legal: All Lot 4 Block/Lot: 002 / 004 Subdivision: Towerys	Johnson-Willis-Hall-Johnson 2208 Grove St Texarkana, AR 71854	\$220.00
622 Prince Ward# 2 Parcel# 1690120	Legal: ALL LOT 7 Block/Lot: 002 / 007 Subdivision: Bronway Hgts	Walker, Ariel & Thomas, Joseph Sr 2407 County Texarkana AR 71854	\$220.00
1518 Prospect Ward# 2 Parcel# 1695330	Legal: All Lots 25-26-27 AKA Heilbronns subd Block/Lot: 001 / 027 Subdivision: Bronway Hgts	Stephens, Howard C PO Box 24897 Tempe, Az 85285	\$220.00
1705 Roberts Ward# 1 Parcel# 3750100	Legal: ALL OF LOT 11 Block/Lot: 001 / 011 Subdivision: Martin & Roberts	Himes, Clinton & Krystal M 3315 S US Hwy 51 #66 Janesville, Wi 53546	\$220.00
1205 Prince Ward# 2 Parcel# 1690660	Legal: ALL OF LOT 3 Block/Lot: 009 / 003 Subdivision: Bronway Hgts	Patricia Lou Smith PO Box 68 Fouke, AR 71837	\$220.00
723 Prince Ward# 2 Parcel# 1691130	Legal: ALL LOT 6 Block/Lot: 014 / 006 Subdivision: Bronway Hgts	BHM Trading LLC 445 West 40 th St Suite 403145 Miami Beach, Fl 33140	\$220.00
1707 Dudley Ward# 2 Parcel# 00345000	Legal: S PT Lots 15-16 NE SW Block/Lot: N/A / N/A Subdivision: 29-15S-28W	PLP Promise Land Properties, LLC 1854 W 169 th St Unit A Gardena, Ca 90247	\$220.00
403 Jackson Ward# 2 Parcel# 5610730	Legal: All Lots 6 & 7 Block/Lot: 013 / 007 Subdivision: William So. Side	Bobby Walters 1819 Community Texarkana, AR 71854	\$220.00
506 Jackson Ward# 2 Parcel# 1691360	Legal: All Lots 11 & 12 Block/Lot: 016 / 012 Subdivision: Bronway Hgts	Shaver Glove Company 1101 Opera Stamps, AR 71860	\$220.00
1007 Prince Ward# 2 Parcel# 1690840	Legal: All Lot 4 Block/Lot: 011 / 004 Subdivision: Bronway Hgts	GLAMF, LLC 3024 Ella Way Saint Cloud, Fl 34771	\$220.00

EXHIBIT A

1005 Prince Ward# 2 Parcel# 1690830	Legal: All Lots 2 & 3 Block/Lot: 011 / 003 Subdivision: Bronway Hgts	Chism, Celine & Raglin, Devondrick PO Box 45882 Little Rock, AR 72214	\$220.00
807 Prince Ward# 2 Parcel# 1691020	Legal: All Lot 4 Block/Lot: 013 / 004 Subdivision: Bronway Hgts	Devondrick & Celine Raglin PO Box 45882 Little Rock AR 72214	\$220.00
809 Artesian Ward# 2 Parcel# 4110090	Legal: ALL LOTS 5 & 6 Block/Lot: 052 / 006 Subdivision: Mudford's	Sanford, Leonard & Barbara 809 Artesian Texarkana, AR 71854	\$220.00
514 Ferguson Ward# 2 Parcel#3350370	Legal: All Lot 6 Block/Lot: 001 / 006 Subdivision: Bramble Highland Park	Cheap Home Finders, Inc PO Box 881655 Port Saint Lucie, Florida 34988	\$220.00
501 Ferguson Ward# 2 Parcel# 5350010	Legal: ALL LOT 1 Block/Lot: 001 / 001 Subdivision: Temple & Cook	Miller Mobile Land Investments LLC 6834 Cantrell Rd #1172 Little Rock, Ar 72207	\$220.00
318 Ferguson Ward# 2 Parcel# 5490090	Legal: All Lot 8 Block/Lot: 002 / 008 Subdivision: Webber's	Thomas, Chrishnon A 1450 Dancing Wolf San Antonio, Tx 78245	\$220.00
314 Ferguson Ward# 2 Parcel# 5490100	Legal: ALL OF LOT 9 Block/Lot: 002 / 009 Subdivision: Webber's	Gathwright, Byron D 117 South St Camden, Ar 71701	\$220.00
1409 Dudley Ward# 2 Parcel# 5410100	Legal: All Lot 3 Block/Lot: 002 / 003 Subdivision: Towerys	Gibson, Odessa Odara 19454 NW 29th Court Miami Gardens, Fl 330560	\$220.00

NOTARY PUBLIC

STATE OF ARKANSAS)
COUNTY OF MILLER)
CITY OF TEXARKANA)

On this, the 10th day of October, 2023, before me a notary public, the above signed officers, personally appeared known to me to be the person whose name is subscribed to the within instrument and acknowledged that they executed the same for the purposes therein contained. In witness hereof, I hereunto set my hand and official notary seal.

JENNY NARENS
MILLER COUNTY
NOTARY PUBLIC -- ARKANSAS
My Commission Expires Mar. 27, 2027
Commission No. 12700685

Jenny Narens
Signature



CITY OF TEXARKANA, AR

BOARD OF DIRECTORS

AGENDA TITLE: Adopt a Resolution amending Resolution No. 2023-97, to correct errors for parcel numbers and addresses. (Ward 2) (PWD) Interim Assistant Public Works Director Roger Douglas

AGENDA DATE: October 7, 2024

ITEM TYPE: Ordinance Resolution Other

DEPARTMENT: Public Works

PREPARED BY: Roger Douglas, Interim Assistant Public Works Director

REQUEST: Amending Resolution No. 2023-97, correcting the parcel number and owner zip code for Pleasant to 4350180; 702 Grim to 1691520; 120 Eastside Drive 4130570; and correcting the address from 918 Park Place to 719 Park Place.

EMERGENCY CLAUSE: N/A

SUMMARY: Errors are in red.

STREET ADDRESS, WARD & PARCEL NUMBER	LEGAL DESCRIPTION	OWNER OF RECORD & MAILING ADDRESS	COST (PLUS 10%)	
120 Eastside Drive Ward# 2 Parcel# 4120570 Parcel# 4130570	PT of Lots 5 thru Block/Lot: 005 / 005 Nix Creek	Roscoe C Jr & Alice Nowlin 120 Eastside Drive Texarkana, Arkansas 71854	\$220.00	
702 Grim Ward# 2 Parcel# 1691620 Parcel# 1691520	All Lots 11 & 12 Block/Lot: 019 / 012 Bronway Hgts	Laris, Eduardo Laris 2842 Emerald Meadow Ln Charlotte, NC 28273	\$220.00	
918 Park Pl 719 Park Pl Ward# 2 Parcel# 3790080	All Lot 3 Block/Lot: 002 / 003 Maxwells E N	Bryon D Gathwright 117 South St Camden, AR 71701	\$220.00	
Pleasant Ward# 2 Parcel# 0550640 Parcel# 4350180	All Lot 7 Block/Lot: 002 / 007	Griffin, Maximillion 3306 N Robinson Texarkana, Texas 71854 Texarkana, Texas 75501	\$220.00	

EXPENSE REQUIRED:

AMOUNT BUDGETED:

**APPROPRIATION
REQUIRED:**

**RECOMMENDED
ACTION:**

EXHIBITS: Resolution, Exhibit A - Corrections and Resolution No. 2023-97

RESOLUTION NO. _____

WHEREAS, Resolution No. 2023-97, placed liens on certain parcels of real property for expenses incurred by the City for the removal of overgrowth, trash and debris; and

WHEREAS, there were errors in the parcel numbers and addresses for the numerous addresses that need to be corrected;

NOW, THEREFORE, BE IT RESOLVED by the Board of Directors of the City of Texarkana, Arkansas, the address in Resolution No. 2023-97, for 918 Park Place is changed to 719 Park Place and the following parcel numbers in Resolution No. 2023-97, for the following properties are hereby amended to the correct parcel numbers listed below:

120 Eastside Drive, Ward #2	Parcel No. 4130570
702 Grim, Ward #2	Parcel No. 1691520
Pleasant, Ward #2	Parcel No. 4350180

PASSED AND APPROVED this 7th day of October, 2024.

Allen L. Brown, Mayor

ATTEST:

Jenn Narens, Deputy City Clerk

APPROVED:

Joshua L. Potter, City Attorney

EXHIBIT A - CORRECTED

STREET ADDRESS, WARD & PARCEL NUMBER	LEGAL DESCRIPTION	OWNER OF RECORD & MAILING ADDRESS	COST (PLUS 10%)
120 Eastside Drive Ward# 2 Parcel# 4130570	PT of Lots 5 thru Block/Lot: 005 / 005 Nix Creek	Roscoe C Jr & Alice Nowlin 120 Eastside Drive Texarkana, Arkansas 71854	\$220.00
702 Grim Ward# 2 Parcel# 1691520	All Lots 11 & 12 Block/Lot: 019 / 012 Bronway Hgts	Laris, Eduardo Laris 2842 Emerald Meadow Ln Charlotte, NC 28273	\$220.00
719 Park Pl Ward# 2 Parcel# 3790080	All Lot 3 Block/Lot: 002 / 003 Maxwells E N	Bryon D Gathwright 117 South St Camden, AR 71701	\$220.00
Pleasant Ward# 2 Parcel# 4350180	All Lot 7 Block/Lot: 002 / 007	Griffin, Maximillion 3306 N Robinson Texarkana, Texas 75501	\$220.00

RESOLUTION NO. 2023-97

WHEREAS, notice was given pursuant to Ark. Code Ann. §14-54-904 to the property owners identified in Exhibit A attached hereto of a hearing before the Texarkana, Arkansas, Board of Directors to determine the amount of the lien, if any, to be placed on the property identified in Exhibit A for the expense incurred by the City for removal of overgrowth, trash and debris from nuisance properties of such parcel of real property under the provisions of Ark. Code Ann. §14-56-201. Et seq., and Ark. Code Ann. §14-54-901, et seq., and the *City of Texarkana, Arkansas, Code of Ordinances*, including, without limitation Chapter 11, Article VI; and

WHEREAS, such notice was given pursuant to applicable law more than thirty (30) days prior to the date of the hearing and stated that the hearing on the matter would be before the City Board of Directors on November 6, 2023, commencing at 6:00 p.m. in the Texarkana, Arkansas, Municipal Building Board Room; and

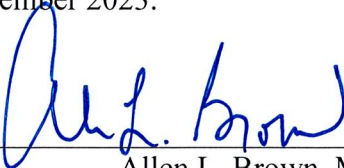
WHEREAS, a hearing on such claim by the City was held this date pursuant to said notice and in accordance with the provisions of applicable law and the *City of Texarkana, Arkansas, Code of Ordinances*; and


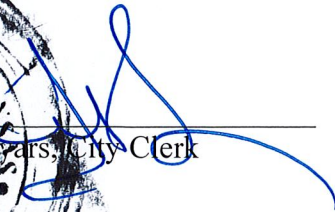
WHEREAS, the properties at issue, property owners, and lien amounts (with the amount of the lien on each said parcel being the City's incurred expense for such parcel plus 10% penalty (as provided by law, including without limitation, Ark. Code Ann. §14-54-904) are attached in Exhibit A; and

WHEREAS, the Board of Directors has determined that there should be certified to the Miller County, Arkansas, Tax Collector to be placed on the books as delinquent taxes the amount set forth in Exhibit A for each said parcel of real property;

NOW, THEREFORE, BE IT RESOLVED by the Board of Directors of the City of Texarkana, Arkansas, that the amounts set forth in Exhibit A are hereby certified to the Tax Collector for Miller County, Arkansas, for placement on the tax books as delinquent taxes on the respective parcels of real property identified and described and collected accordingly as provided for by applicable law, including, without limitation, Ark. Code Ann. §14-54-901, et. seq.

PASSED AND APPROVED this 6th day of November 2023.


Allen L. Brown, Mayor



Heather Sojars, City Clerk

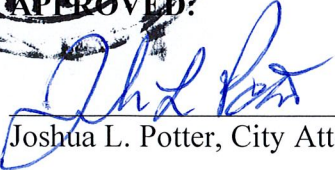

Joshua L. Potter, City Attorney

EXHIBIT A

STREET ADDRESS WARD & PARCEL NUMBER	LEGAL DESCRIPTION	OWNER OF RECORD & MAILING ADDRESS	COST (PLUS 10%)
123 Senator Ward# 2 Parcel# 1330210	All Lot 36 Block/Lot: 002 / 036 Beidler's 1 st	Beulah Acres LLC 367137 Old Hwy 62 Boley, Oklahoma 74829	\$220.00
300 Senator Ward# 2 Parcel# 4150212	W 90' of Lots 1 & 2 Block/Lot: 004 / 002 Nix 1 st	Carmen Brown 15717 Avis Ave Lawndale, CA 90260	\$220.00
859 E Broad Ward# 2 Parcel# 1330170	All Lots 29 & 30 Block/Lot: 002 / 030 Beidler's 1 st	Sergio Jelezoglo 2905 Cotton Gum Road Garland, Texas 75044	\$220.00
316 Hickory Ward# 2 Parcel# 1050040	All Lot 5 Block/Lot: 002 / 005 Aherns	Wilsmann, Earl & Lelia F C/O Earlene Tyson 21 Brookside Dr Texarkana, Arkansas 71854	\$220.00
407 Hickory Ward# 2 Parcel# 1011750	All Lot 4 Block/Lot: 043/004 Original City	Khanios Treepuse C/O Yasir Degrate 608 Thatcher St Texarkana, Arkansas 71854	\$220.00
1502 Lincoln Ward# 2 Parcel# 1850630	All Lots 8 & 9 Block/Lot: 007 / 009 Carter, Kirby & Fouke	Sergio Perez 1605 E Timberview Ln Arlington, Texas 76014	\$220.00
901 Grape Ward# 2 Parcel# 3451430 & 3451450	NE/C 62.5X83.4 & NE/C E/2 of Lot 1 62.6X83.4' Block/Lot: 036 / 001 Kirby College	CLP Enterprise LLC 3 Gondola View Court Woodstock, MD 21163	\$220.00
2218 Selma Ward# 1 Parcel# 4850490	All of Lots 10 & 11 Block/Lot: 006 / 011 Scoggins SO Side	Charles W. McAdams 2218 Selma Texarkana, Arkansas 71854	\$220.00
Marietta Ward# 2 Parcel# 5110300	All of Lot 3 Block/Lot: 004 / 003 Springers	Stephanie English 1208 College Pkwy #1024 Lewisville, TX 75077-2891	\$220.00

1003 Cleveland Ward# 2 Parcel# 1610720	All of Lot 1 thru 4 Block/Lot: 022 / 004 Bramble Highland Park	Professional Housing & Land LLC 75 N Woodward Avenue #81956 Tallahassee, Florida 32313	\$220.00
900 Draughn Ward# 2 Parcel# 1610710	All of Lots 19 & 20 Block/Lot: 021 / 020 Bramble Highland Park	Sheil. Leonard Carraigmor, Parkgarriffee Monkstown Cork, Ireland 712 FY9E	\$220.00
1413 Ward# 3 Parcel# 2390260	All of Lots 3 & 4 Block/Lot: 004 / 004 Deutchman's 3 rd	Ford, Jane-Brenner, J K & L J 1413 Beech Street Texarkana, Arkansas 78154	\$220.00
601 Demorse Ward# 2 Parcel# 3350460	All of Lots 8 & 9 Block/Lot: 003 / 009 Johnston's Add	Trotter, Peter & Nikia 1219 Clearwater Drive Grand Prairie, Texas 75052	\$220.00
516 Demorse Ward# 2 Parcel# 3350360	All of Lots 23 & 24 Block/Lot: 002 / 024 Johnston's Add	Wise, Charles R & Doris J 516 Demorse Texarkana, Arkansas 71854	\$220.00
512 Ferguson Ward# 2 Parcel# 1590030	All of Lot See Extended Legal Block/Lot: 001 / N/A Bramble Highland Park	512 ½ Ferguson Tr # 159-006-0 Money in the Bank Trustee Po Box 2785 Hot Springs, AR 71914	\$220.00
3206 Ash Ward# 4 Parcel# 4290400	All of Lot 11 Block/Lot: 005 / 011 Oakland Hgts	Tommy J Breedlove 3206 Ash Texarkana, Arkansas 71854	\$220.00
3000 County Ward# 4 Parcel# 3270640	All of Lot 7 Block/Lot: 009 / 007 Industrial Col	Brandon Cranford 1294 County Rd 2616 Linden, Texas 75563	\$220.00
1421 Hickory Ward# 3 Parcel# 2391020	All of Lots 1 & 2 Block/Lot: 014 / 002 Deutchman's 3 rd	Timothy Alan Hood 1421 Hickory Texarkana, Arkansas 71854	\$220.00
2021 Dudley Ward# 2 Parcel# 00345200	60x128FT SE/Clot 18 NE SW contigw/ #2830171 Block/Lot: NA/NA 29-158-28W+	R Adams 17 Clinton S Greene, NY 13778	\$220.00

309 Laurel Ward# 2 Parcel# 1012461	All Lot 4 Block/Lot: 055 / 004 Original City	309 Laurel Texarkana LLC 1321 Upland Drive Houston, Texas 77043	\$220.00
839 Laurel Ward# 2 Parcel# 4410030	All of Lots 4 & 5 Block/Lot: 001/ 005 O'Donnell's	Lee White Po Box 1823 Hope, Arkansas 71802	\$220.00
836 Laurel Ward# 2 Parcel# 4410240	All of Lots 16 thru 18 Block/Lot: 003 / 018 O'Donnell's	Versie Winstead C/O Tiffany Mays O'Guinn 212 Center St 7 th Floor Little Rock, AR 72201	\$220.00
204 Marguerite Ward# 3 Parcel# 00323805	PT S/2 SE NW Block/Lot: NA / NA 27-15S-28W	Jason Finnessey 906 Line Ferry Rd Texarkana, Arkansas 71854	\$220.00
1122 Mary Ward# 2 Parcel# 2730200	All of Lot 30 Block/Lot: 008 / 030 Fronhoff's	Ronald Guerra 508 Garden Acres Dr Fort Worth, Texas 76140	\$220.00
1204 Mary Ward# 2 Parcel# 2730220	All Lots 32 & 33 Block/Lot: 008 / 033 Fronhoff's	Rita Hershovich 1403 Walnut Street Texarkana, Texas 75501	\$220.00
711 Pecan Ward# 2 Parcel# 1010790	Lot 4 & Strip of Land 7'x140' off S Side of Lot 3 Block/Lot: 014 / 003 Original City	Margaet Williams 195 41 st St #11318 Oakland, CA 94611	\$220.00
600 Locust Ward# 2 Parcel# 2930022	All Lots 9 thru 12 Block/Lot: 001 / 012 Hay's	Davis, Bryant & Rosemary 600 Locust St Texarkana, AR 71954	\$220.00
Pleasant Ward# 2 Parcel# 1550640	All Lot 7 Block/Lot: 002 / 007 Oats	Griffin, Maximillion 3306 N Robinson Texarkana, Texas 71854	\$220.00
1316 Rose Ward# 2 Parcel# 1550640	All of Lot 5 Block/Lot: 008 / 005 Bouricands	Harris, Mishala 4717 County Avenue #123 Texarkana, AR 71854	\$220.00

401 Ray Ward# 2 Parcel# 00341000	PT. SW NE NE / C Block/Lot: NA / NA 29-15S-28W	Juarez, Marcos & Mejia, Araceli 505 East 65 th St Apt # 4 Los Angeles, CA 90003	\$220.00
120 Eastside Drive Ward# 2 Parcel# 4120570	PT of Lots 5 thru 7 Block/Lot: 005 / 005 Nix Creek	Roscoe C Jr & Alice Nowlin 120 Eastside Drive Texarkana, Arkansas 71854	\$220.00
309 Charles Ward# 2 Parcel# 4710090	All Lot 5 Block/Lot: 002 / 005 Orr's Robert 1 st	Ola Mae Collins C/O Ola Mae Collins Taylor 1106 California St Texarkana, Arkansas 71854	\$220.00
2221 Washington Ward# 2 Parcel# 5250590	All Lot 7 Block/Lot: 006 / 007 Sunshine	Molena Frances Daniels 2911 Amber Bay Loop Anchorage, AK 99515	\$220.00
608 Baltimore Ward# 2 Parcel# 4470410	All Lot 1 Block/Lot: 005 / 001 Orr's 2 nd	Mable McCoy 608 Baltimore Texarkana, Arkansas 71854	\$220.00
2209 Delaware Ward# 2 Parcel# 2250440	All Lot 10 Block/Lot: 005 / 010 Cuckler's	Bryon D Gathwright 117 South Street Camden, Arkansas 71701	\$220.00
2625 Delaware Ward# 2 Parcel# 5110370	All Lot 13 Clock/Lot: 004 / 013 Springers	Lelah-Heris Henderson C/O Grace Pennick 120 W Davis Kerrville, Texas 78028	\$220.00
605 Delaware Ward# 2 Parcel# 4490210	S 85' of Lots 1 thru 3 Block/Lot: 005 / 003 Orr's 3 rd	BHM Trading, LLC 445 West 40 th St Suite 403145 Miami Beach, FL 33140	\$220.00
1507 Delaware Ward# 2 Parcel# 4470420	All Lot 2 Block/Lot: 005 / 002 Orr's 2 nd	Ozark US Properties Dept D Po Box 103 Greenland, AR 72737	\$220.00
605 Des Moines Ward# 2 Parcel# 5110380	All Lot 14 Block/Lot: 004 / 014 Springers	Burton, Emma J Smith 2708 Preston Texarkana, AR 71854	\$220.00

615 Des Moines Ward# 2 Parcel# 5110280	All Lot 1 Block/Lot: 004 / 001 Springers	BK Elite Properties LLC 3459 Misty Meadow Dr Dallas, Texas 75287	\$220.00
1502 Delaware Ward# 2 Parcel# 4470530	All Lot 1 Block/Lot: 006 / 001 Orr's 2 nd	BK Elite Properties LLC 3459 Misty Meadow Dr Dallas, Texas 75287	\$220.00
Demorse Ward# 2 Parcel# 3350480	All Lot 10 Block/Lot: 003 / 010 Johnston's Add	Trotter, Peter & Trotter Nikia 1219 Clearwater Dr Grand Prairie, TX 75052	\$220.00
720 Euclid Ward# 1 Parcel# 1693560	All Lots 1 thru 3 Block/Lot: 169 / 003 Bronway Hgts	Nard, Amos & Neal, Bertha Lee 720 Euclid Texarkana, Arkansas 71854	\$220.00
702 Grim Ward# 2 Parcel# 1691620	All Lots 11 & 12 Block/Lot: 019 / 012 Bronway Hgts	Laris, Eduardo Laris 2842 Emerald Meadow Ln Charlotte, NC 28273	\$220.00
706 Grim Ward# 2 Parcel# 1691510	All Lots 9 & 10 Block/Lot: 019/010 Bronway Hgts	Lincoln Melges Gomes 554 South Johnson Ave El Cajon, CA 92020	\$220.00
918 Grim Ward# 2 Parcel# 1691650	All Lots 7 & 8 Block/Lot: 021 / 008 Bronway Hgts	Janice Manley 2400 Brookridge #6 Texarkana, Arkansas 71854	\$220.00
1608 Lineferry Ward# 2 Parcel# 4950280	All Lots 13 & 14 Block/Lot: 004 / 014 Slimers 1 st	Silverdollardeeds 831 N Main St Orem, UT 84057	\$220.00
1303 Lineferry Rd Ward# 2 Parcel# 1693850	N 1 AC LESS 63x58' Block/Lot: 201 / NA Bronway Hgts	RB Solutions Investments, LLC 225 Terrace View Way Seneca, SC 29678	\$220.00
2109 Preston St Ward# 2 Parcel# 2250510	All Lot 3 Block/Lot: 007 / 003 Cucklers	BHM Trading, LLC 445 West 40 th St Suite 403145 Miami Beach, FL 33140	\$220.00

611 Park Ward# 2 Parcel# 4470480	All Lot 7 Block/Lot: 005 / 007 Orr's 2 nd	Laresa N Ray 2451 Oaklawn Dr Texarkana, TX 75501	\$220.00
918 Park Pl Ward# 2 Parcel# 3790080	All Lot 3 Block/Lot: 002 / 003 Maxwells E N	Byron D Gathwright 117 South St Camden, AR 71701	\$220.00
403 Pecan Ward# 2 Parcel# 1011840	S/2 of Lot 5 & All Lot 6 Block/Lot: 044 / 006 Original City	Molena Frances Daniels 2911 Amber Bay Loop Anchorage, AK 99515	\$220.00
2107 Preston St Ward# 2 Parcel# 2250520	All Lot 4 Block/Lot: 007 / 004 Cuckler's	Cowan, Russell Lee & Leterra Denise 1431 Burr St Saint Paul, MN 55130	\$220.00
2105 Preston St Ward# 2 Parcel# 00341900	PT SW NW NE Block/Lot: NA / NA 29-15s28w	The Tax Blueprint, LLC Po Box 5132 Texarkana, Texas 75503	\$220.00
505 Orleans Ward# 2 Parcel# 3090030	All Lots 3 & 4 Block/Lot: 001 / 004 Hillcrest	Q's Tree Stump Grinding & Landscaping Service LLC Po Box 421 Nash, Texas 75569	\$220.00

N O T A R Y P U B L I C

STATE OF ARKANSAS)
COUNTY OF MILLER)
CITY OF TEXARKANA)

On this, the 14th day of November, 2023, before me a notary public, the above signed officers, personally appeared known to me to be the person whose name is subscribed to the within instrument and acknowledged that they executed the same for the purposes therein contained. In witness hereof, I hereunto set my hand and official notary seal.

Jenny Narens
Signature

JENNY NARENS
MILLER COUNTY
NOTARY PUBLIC -- ARKANSAS
My Commission Expires Mar. 27, 2027
Commission No. 12700685



CITY OF TEXARKANA, AR

BOARD OF DIRECTORS

AGENDA TITLE: Adopt a Resolution amending Resolution No. 2024-23, correcting the parcel number for 709 Cleveland Street to 1610520. (Ward 2) (PWD) Interim Assistant Public Works Director Roger Douglas

AGENDA DATE: October 7, 2024

ITEM TYPE: Ordinance Resolution Other : _____

DEPARTMENT: Public Works

PREPARED BY: Roger Douglas, Interim Assistant Public Works Director

REQUEST: Amend Resolution No. 2024-23, to correct the parcel number for 709 Cleveland Street to 1610520.

EMERGENCY CLAUSE: N/A

SUMMARY: Resolution No. 2024-23, address 709 Cleveland Street, correcting the parcel number to 1610520.

EXPENSE REQUIRED:

AMOUNT BUDGETED:

**APPROPRIATION
REQUIRED:**

**RECOMMENDED
ACTION:**

EXHIBITS: Resolution, EXHIBIT A - Corrected, and Resolution No. 2024-23

RESOLUTION NO. _____

WHEREAS, Resolution No. 2024-23, placed liens on certain parcels of real property for expenses incurred by the City for the removal of structures and/or cutting and/or cleaning those parcels of real property; and

WHEREAS, there was an error in the parcel number listed for 709 Cleveland Street that needs to be corrected;

NOW, THEREFORE, BE IT RESOLVED by the Board of Directors of the City of Texarkana, Arkansas, that the parcel number for the property located at 709 Cleveland Street, Texarkana, Arkansas, is amended to include the correct parcel number of 1610520.

PASSED AND APPROVED this 7th day of October, 2024.

Allen L. Brown, Mayor

ATTEST:

Jenny Narens, Deputy City Clerk

APPROVED:

Joshua L. Potter, City Attorney

EXHIBIT A - CORRECTED

ADDRESS, WARD NUMBER AND MILLER COUNTY PARCEL NUMBER	LEGAL DESCRIPTION (PER MILLER COUNTY ASSESSOR, NOT INDEPENDENTLY VERIFIED)	OWNER	COST PLUS Miller County (10%)
709 Cleveland Street Ward 2 Parcel# 1610520	Legal: All of Lots 5 & 6 Block/Lot: 019 / 005 Subdivision: Bramble Highland Park Rev	Lillie Mae Hill 709 Cleveland Texarkana, AR 71854	\$5,940.00

RESOLUTION NO. 2024-23

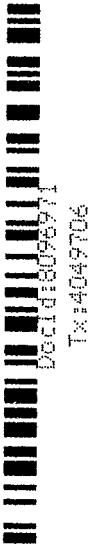
WHEREAS, notice was given pursuant to Ark. Code Ann. §14-54-904 to the property owners identified in Exhibit A attached hereto of a hearing before the Texarkana, Arkansas, Board of Directors to determine the amount of the lien, if any, to be placed on the property identified in Exhibit A for the expense incurred by the City for removal of structures from and/or cutting and/or cleaning of such parcel of real property under the provisions of Ark. Code Ann. §14-56-201, et seq., and Ark. Code Ann. §14-54-901, et seq., and the *City of Texarkana, Arkansas, Code of Ordinances*, including, without limitation Chapter 11, Article VI; and

WHEREAS, such notice was given pursuant to applicable law more than thirty (30) days prior to the date of the hearing and stated that the hearing on the matter would be before the City Board of Directors on March 18, 2024, commencing at 6:00 p.m. in the Texarkana, Arkansas, Municipal Building Board Room; and

WHEREAS, a hearing on such claim by the City was held this date pursuant to said notice and in accordance with the provisions of applicable law and the *City of Texarkana, Arkansas, Code of Ordinances*; and


WHEREAS, the properties at issue, property owners, and lien amounts (with the amount of the lien on each said parcel being the City's incurred expense for such parcel plus 10% penalty as provided by law, including without limitation, Ark. Code Ann. §14-54-904) are attached in Exhibit A; and

WHEREAS, the Board of Directors has determined that there should be certified to the Miller County, Arkansas, Tax Collector to be placed on the books as delinquent taxes the amount set forth in Exhibit A for each said parcel of real property;




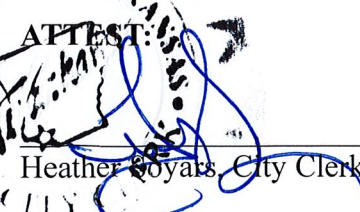
NOW, THEREFORE, BE IT RESOLVED by the Board of Directors of the City of Texarkana, Arkansas, that the amounts set forth in Exhibit A are hereby certified to the Tax Collector for Miller County, Arkansas, for placement on the tax books as delinquent taxes on the respective parcels of real property identified and described and collected accordingly as provided for by applicable law, including, without limitation, Ark. Code Ann. §14-54-901, et. seq.

PASSED AND APPROVED this 1st day of April 2024.



Allen L. Brown, Mayor



ATTEST:

Heather Boyars, City Clerk

APPROVED:

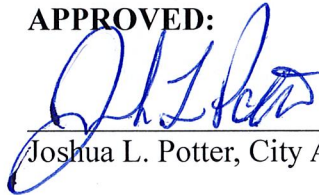

Joshua L. Potter, City Attorney

Exhibit A

	<u>ADDRESS, WARD NUMBER AND MILLER COUNTY PARCEL NUMBER</u>	<u>LEGAL DESCRIPTION (PER MILLER COUNTY ASSESSOR, NOT INDEPENDENTLY VERIFIED)</u>	<u>OWNER</u>	<u>COST Plus Miller County 10%</u>
1	709 Cleveland Street Ward 2 Parcel # 16100520	Legal: All Lots 5 & 6 Block/Lot: 019/005 Subdivision: Bramble Highland Park Rev	Lillie Mae Hill 709 Cleveland Texarkana, AR 71854	\$5,940.00
2	512 Demorse Street Ward 2 Parcel # 3350370	Legal: All Lots 25 & 26 Block/Lot: 002/026 Subdivision: Johnston's Addition	DC Asset Group, Inc. 30310 Rushmore Cir. Franklin, MI 48025	\$3,520.00
3	1507 Eugenia Street Ward 2 Parcel # 3530180	Legal: N 3/4 of Lot 1 & All Lot 2 Block/Lot: 019/002 Subdivision: Kirby, MA	James Lee & Frankie Owens 1507 Eugenia Texarkana, AR 71854	\$3,492.50
4	120 Eastside Drive Ward 2 Parcel # 4130570	Legal: PT of Lots 5-6-7 Block/Lot: 005/005 Subdivision: Nix Creek	Roscoe & Alice Nowlin 120 Eastside Dr Texarkana, AR 71854	\$4,314.20
5	904 Euclid Street Ward 1 Parcel # 1693730	Legal: 70x160' of BLK 172 Block/Lot: 172/NA Subdivision: Bronway Hgts	Mona Butcher 904 Euclid Texarkana, AR 71854	\$5,058.90
6	1110 Hays Street Ward 2 Parcel # 1691110	Legal: All Lots 1-4 Block/Lot: 014 / 004 Subdivision: Bronway Hgts	George C Rooters PO Box 223 Ogden, AR 71853	\$1,925.00
7	403 Pecan Street Ward 2 Parcel # 1011840	Legal: S/2 of Lots 5 & All of Lot 6 Block/Lot: 044 / 006 Subdivision: Original City	Frances M Daniels 2911 Amber Bay Loop Anchorage, AK 99515	\$13,961.20
8	309 Laurel Street Ward 2 Parcel # 1012461	Legal: All Lot 4 Block/Lot: 055 / 004 Subdivision: Original City	309 Laurel Texarkana, LLC 1321 Upland Dr Houston Texas 77043	\$4,290.00
9	1209 Ash Street Ward 3 Parcel # 2350230	Legal: All Lot 5 Block: Lot: 003 / 005 Subdivision: Deutchman's 1st	Milton & Elwood Shannon 120 E 19th Texarkana AR 71854	\$3,844.50
10	310 E 14th Street Ward 3 Parcel # 2370011	Legal: W 35' of Lot 1 Block / Lot: 001 / 001 Subdivision: Deutchman's 2nd	RB Solutions Investments, LLC 225 Terrace View Way Seneca, SC 29678	\$4,070.00
11	2600 Locust Street Ward 4 Parcel # 5510280	Legal: All Lot 6 thru 10 Block / Lot: 006 / 010 Subdivision: Webber Place 1st	Thomas Leonti 2600 Locust Texarkana AR 71854	\$9,044.20
12	1001 Prince Street Ward 2 Parcel # 1690820	Legal: All Lot 1 Block / Lot: 011 / 001 Subdivision: Bronway Hgts	William J Williams 484 MC 285 Texarkana AR 71854	\$4,378.00
13	3500 Central Street Ward 5 Parcel # 3591010	Legal: All Lot 13 & S ½ of Lot 14 Block / Lot: 011 / 014 Subdivision: Langhorn Rev	Carl W Jr & Hazel C Pelley 3500 Central Texarkana AR 71854	\$5,721.10
14	77 Wellington Street Ward 2 Parcel # 1850150	Legal: All Lot 8 Block/Lot: 003/008 Subdivision: Carter, Kirby & Fouke	John M Jones 77 Wellington Texarkana, AR 71854	\$4,620.00

NOTARY PUBLIC

STATE OF ARKANSAS)
COUNTY OF MILLER)
CITY OF TEXARKANA)

On this, the 1st day of April, 2027, before me a notary public, the above signed officers, personally appeared known to me to be the person whose name is subscribed to the within instrument and acknowledged that they executed the same for the purposes therein contained. In witness hereof, I hereunto set my hand and official notary seal.

Jenny Warens
Signature

JENNY NARENS
MILLER COUNTY
NOTARY PUBLIC - - ARKANSAS
My Commission Expires Mar. 27, 2027
Commission No. 12700685



CITY OF TEXARKANA, AR

BOARD OF DIRECTORS

AGENDA TITLE: Adopt a Resolution amending Resolution No. 2024-71 to correct the parcel number for 2218 Selma to 4850490. (Ward 1) (PWD) Interim Assistant Public Works Director Roger Douglas

AGENDA DATE: October 7, 2024

ITEM TYPE: Ordinance Resolution Other : _____

DEPARTMENT: Public Works

PREPARED BY: Roger Douglas, Interim Assistant Public Works Director

REQUEST: Amend Resolution No. 2024-71, to correct the parcel number for 2218 Selma, to 4850490.

EMERGENCY CLAUSE: N/A

SUMMARY: Resolution No. 2024-71, correct parcel number for 2218 Selma, to 4850490.

EXPENSE REQUIRED:

AMOUNT BUDGETED:

**APPROPRIATION
REQUIRED:**

**RECOMMENDED
ACTION:**

EXHIBITS: Resolution, EXHIBIT A – Corrected, and Resolution No. 2024-71

RESOLUTION NO. _____

WHEREAS, Resolution No. 2024-71, placed liens on certain parcels of real property for expenses incurred by the City for the removal of overgrowth, trash, and debris from those parcels; and

WHEREAS, there was an error in the parcel number listed for 2218 Selma that needs to be corrected;

NOW, THEREFORE, BE IT RESOLVED by the Board of Directors of the City of Texarkana, Arkansas, that the parcel number for the property located at 2218 Selma, Texarkana, Arkansas, is amended to include the correct parcel number of 4850490.

PASSED AND APPROVED this 7th day of October, 2024.

Allen L. Brown, Mayor

ATTEST:

Jenny Narens, Deputy City Clerk

APPROVED:

Joshua L. Potter, City Attorney

EXHIBIT A- CORRECTED

STREET ADDRESS, WARD & PARCEL NUMBER	LEGAL DESCRIPTION	OWNER OF RECORD & MAILING ADDRESS	COST (PLUS 10%)
2218 Selma Ward 1 Parcel 4850490	Legal: All of Lots 10 & 11 Block/Lot: 006 / 011 Subdivision: Scoggins So Side	McAdams, Charles W 2218 Selma Texarkana AR 71854	\$220.00

RESOLUTION NO. 2024-71

WHEREAS, notice was given pursuant to Ark. Code Ann. §14-54-904 to the property owners of the properties listed in Exhibit A of a hearing before the Texarkana, Arkansas, Board of Directors to determine the amount of the lien, if any, to be placed on the properties for the expense incurred by the City for removal of overgrowth, trash and debris from nuisance properties of such parcel of real property under the provisions of Ark. Code Ann. §14-56-201. Et seq., and Ark. Code Ann. §14-54-901, et seq., and the *City of Texarkana, Arkansas, Code of Ordinances*, including, without limitation Chapter 11, Article VI; and

WHEREAS, such notice was given pursuant to applicable law more than thirty (30) days prior to the date of the hearing and stated that the hearing on the matter would be before the City Board of Directors on September 16, 2024, commencing at 6:00 p.m. in the Texarkana, Arkansas, Municipal Building Board Room; and

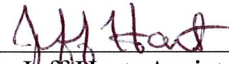
WHEREAS, a hearing on such claim by the City was held this date pursuant said notice and in accordance with the provisions of applicable law and the *City of Texarkana, Arkansas, Code of Ordinances*; and

WHEREAS, the properties at issue, property owners, and lien amounts (with the amount of the lien on each said parcel being the City's incurred expense for such parcel plus 10% penalty as provided by law, including without limitation, Ark. Code Ann. §14-54-904) are listed on Exhibit A attached hereto; and

WHEREAS, the Board of Directors has determined that there should be certified to the Miller County, Arkansas, Tax Collector to be placed on the books as delinquent taxes the amount set forth for each said parcel of real property;

NOW, THEREFORE, BE IT RESOLVED by the Board of Directors of the City of Texarkana, Arkansas, that the amounts set forth for each piece of property in Exhibit A are hereby certified to the Tax Collector for Miller County, Arkansas, for placement on the tax books as delinquent taxes on the respective parcels of real property identified and described therein and collected accordingly as provided for by applicable law, including, without limitation, Ark. Code Ann. §14-54-901, et. seq.

PASSED AND APPROVED this 16th day of September 2024.



Jeff Hart, Assistant Mayor



Heather Soyars, City Clerk

APPROVED:



Joshua L. Potter, City Attorney

EXHIBIT A

<u>ADDRESS, WARD NUMBER AND MILLER COUNTY PARCEL NUMBER</u>	<u>LEGAL DESCRIPTION (PER MILLER COUNTY ASSESSOR, NOT INDEPENDENTLY VERIFIED)</u>	<u>OWNER</u>	<u>COST</u>
820 Laurel Ward 2 Parcel 4410180	Legal: All Lot 8 Block/Lot: 003/008 Subdivision: Odonnell's	Barry, Dante Deshun 5125 Summer Hill Dr Zephyrhills, FL 33542	\$220.00
2124 Walter Ward 2 Parcel 2250130	Legal: All Lot 1 Block/Lot: 003/001 Subdivision: Cuckler's	Fiho, Julio Mancano 111 Pennington St Newark, NJ 07105	\$220.00
1518 Prospect Ward 2 Parcel 1695330	Legal: All Lots 25-26-27 AKA/ Heilbron;s Subd Block / Lot: 001 / 027 Subdivision: Bronway Hgts	Stephens, Howard C Po Box 24897 Tempe, AZ 85285	\$220.00
604 Kirby Ward 2 Parcel 1610290	Legal: All Lots 21 thru 24 & S 6' of lot 25 Block / Lot: 015 / 025 Subdivision: Bramble Highland Park Rev	Guta Lands USA Dept B Po Box 103 Greenland AR 72737	\$220.00
8 Ferguson Ward 2 Parcel 00345100	Legal: N PT Lot 15 & 16 NE SW Block / Lot: NA / NA Subdivision: 29-15S-28W	Donelson, Ben & Hawkins Pearl 2305 E 12th Texarkana AR 71854	\$220.00
1707 Dudley Ward 2 Parcel 00345000	Legal: S PT Lots 15 - 16 NE SW Block / Lot: NA/NA Subdivision: 29-15S28W	PLP Promise Land Properties LLC 1854 W 169th St Unit A Gardena, CA 90247	\$220.00
1409 Dudley Ward 2 Parcel 5410100	Legal: All Lot 3 Block / Lot: 002 / 003 Subdivision: Towery's	Gibson, Odessa Odara 19454 NW 29th Court Miami Gardens, FL 330560	\$220.00
1411 Dudley Ward 2 Parcel 5410110	Legal: All Lot 4 Block / Lot: 002 / 004 Subdivision: Towery's	Johnson-Willis-Hall-Johnson 2208 Grove St Texarkana AR 71854	\$220.00
1819 Dudley Ward 2 Parcel 2710280	Legal: All Lot 16 & S 10' x 40' of alleyway Block / Lot: 002 / 017 Subdivision: Fouke, G W	Howard, Lamarcus 3124 Bettin Dr Forney, TX 75126	\$220.00
1821 Dudley Ward 2 Parcel 2710290	Legal: All Lot 17 & S10' x 40' pf alley way Block / Lot: 002/017 Subdivision: Fouke, G W	Howard, Lamarcus 3124 Bettin Dr Forney, TX 75126	\$220.00
1010 Grape Ward 2 Parcel 3451630	Legal: All Lots 7 thru 10 AKA Martin, A L Subd Block / Lot: 038/ 010 Subdivision: Kirby College	Harris, Standerek 1010 Grape St Texarkana AR 71854	\$220.00

900 Draughn Ward 2 Parcel 1610710	Legal: All Lots 19 & 20 Block / Lot: 021 / 020 Subdivision: Bramble Highland Park Rev	Sheil, Leonard Carramore, Parkgarriffie, Monkstown Cork, Ireland 712 FY9E	\$220.00
2218 Selma Ward 1 Parcel 485490	Legal: All of Lots 10 & 11 Block / Lot: 006 / 011 Subdivision: Scoggins So Side	McAdams, Charles W 2218 Selma Texarkana AR 71854	\$220.00
509 East Ward 2 Parcel 1690030 & 1690031	Legal: All Lot 5 off E Side Vol 216 PG 288 Block / Lot: 001 / 005 Subdivision: Bronway Hgts	Ayala, Zorayda 10202 Forum Park Dr #220 Houston TX 77036	\$220.00
313 East St Ward 2 Parcel 5610450	Legal: All Lot 4 Block / Lot: 011 / 004 Subdivision: Williams SO Side	Laresa, Ray 2451 Oaklawn Dr Texarkana TX 75501	\$220.00
2703 Pearl Ward 2 Parcel 3450300	Legal: All Lot 7 Block / Lot: 007 / 007 Subdivision: Kirby College	Kayastha, Saurav 30 N Cedar Lake Dr E Columbia, MO 65203	\$220.00
2021 Division Ward 2 Parcel 3452310	Legal: All Lots 5 & 6 Block / Lot: 062 / 006 Subdivision: Kirby College	Butler, Phillip & Sam 1215 Rolling Ridge Dr Texarkana AR 71854	\$220.00
603 Orleans Ward 2 Parcel 3090060	Legal: All of Lots 1 & 2 Block / Lot: 002 / 002 Subdivision: Hillcrest	Rogers, Ronald D & Donna 2018 W 7th Texarkana TX 75501	\$220.00
403 Pecan Ward 2 Parcel 1011840	Legal: S/2 of Lots 5 & All of Lot 6 Block / Lot: 044 / 006 Subdivision: Original City	Daniels, Molena Frances 5911 Amber Bay Loop Anchorage, AK 99515	\$220.00

NOTARY PUBLIC

STATE OF ARKANSAS)
COUNTY OF MILLER)
CITY OF TEXARKANA)

*On this, the **16th** day of **September, 2024**, before me a notary public, the above signed officers, personally appeared known to me to be the person whose name is subscribed to the within instrument, and acknowledged that they executed the same for the purposes therein contained. In witness hereof, I hereunto set my hand and official notary seal.*

Jenny Narens

Signature

JENNY NARENS
MILLER COUNTY
NOTARY PUBLIC - ARKANSAS
My Commission Expires Mar. 27, 2027
Commission No. 12700685



CITY OF TEXARKANA, AR

BOARD OF DIRECTORS

AGENDA TITLE: Adopt a Resolution amending the FY2024 Budget (Resolution No. 2023-103) and the Public Works Budget to include funding from Public Works Fund Balance. (PWD) Interim Public Works Director Tracie Lee

AGENDA DATE: October 7, 2024

ITEM TYPE: Ordinance Resolution Other : _____

DEPARTMENT: Public Works Department

PREPARED BY: Tracie Lee, Interim Public Works Director

REQUEST: Amend the FY2024 Budget (Resolution No. 2023-103) and the Public Works Budget to include funding from Public Works Fund Balance.

EMERGENCY CLAUSE: N/A

SUMMARY: The FY2024 Public Works budget must be amended to include funding and expense from Public Works fund balance for materials to chip seal, concrete panel replacement and pothole repair in the amount of \$350,000.00.

At budget end the fund balance in the Public Works budget was \$958,647.45. The board approved fund balance was \$166,656.00.

EXPENSE REQUIRED: \$350,000.00

AMOUNT BUDGETED: \$0.00

APPROPRIATION REQUIRED: \$350,000.00 (Public Works Fund Balance)

RECOMMENDED ACTION:

EXHIBITS: Resolution

RESOLUTION NO. _____

WHEREAS, it is necessary to amend the FY2024 Budget (Resolution No. 2023-103), and in particular the Public Works portion thereof, to include funding for materials to chip seal, provide concrete panel replacement, and pothole repair in the amount of \$350,000; and

WHEREAS, the amount required for this project is \$350,000, and at budget end, the Public Works Fund balance was \$958,647.45;

NOW, THEREFORE, BE IT RESOLVED, by the Board of Directors of the City of Texarkana, Arkansas, that the FY2024 Budget (Resolution No. 2023-103), is amended to appropriate \$350,000 from the Public Works Fund for materials to chip seal, provide concrete panel replacement, and pothole repair.

PASSED AND APPROVED this 7th day of October, 2024.

Allen L. Brown, Mayor

ATTEST:

Jenny Narens, Deputy City Clerk

APPROVED:

Joshua L. Potter, City Attorney



CITY OF TEXARKANA, AR

BOARD OF DIRECTORS

AGENDA TITLE: Adopt a Resolution authorizing the City Manager to enter into a Memorandum of Understanding (MOU) with the City of Texarkana, Texas, to apply for a Brownfields Assessment Grant. (PWD) Interim Public Works Director Tracie Lee

AGENDA DATE: October 7, 2024

ITEM TYPE: Ordinance Resolution Other : _____

DEPARTMENT: Public Works Department

PREPARED BY: Tracie Lee, Interim Public Works Director

REQUEST: Enter into a MOU with the City of Texarkana, Texas, to apply for a Brownfields Assessment Grant.

EMERGENCY CLAUSE: N/A

SUMMARY: The City proposes to enter a MOU with the City of Texarkana, Texas, to apply for a Brownfields Assessment funding in the amount of \$500,000 to perform environmental assessments of potentially contaminated properties that may enable cleanup of these sites for the health and welfare of their citizens and to aid in redevelopment of distressed areas.

EXPENSE REQUIRED: \$0.00

AMOUNT BUDGETED: \$0.00

**APPROPRIATION
REQUIRED:** \$0.00

**RECOMMENDED
ACTION:**

EXHIBITS: Resolution, Texarkana, Arkansas, Site List and Memorandum of Understanding.

RESOLUTION NO. _____

WHEREAS, the Public Works Department requests authorization for the City Manager to enter into a Memorandum of Understanding with the City of Texarkana, Texas, for the purpose of pursuing a \$500,000 grant from the United States Environmental Protection Agency Community Wide Brownfields Assessment; and

WHEREAS, the purpose of the \$500,000 grant is to help perform environmental assessments of potentially contaminated properties that may enable cleanup of these sites for the health and welfare of the citizens as well as to aid in redevelopment of the distressed areas;

NOW, THEREFORE, BE IT RESOLVED by the Board of Directors of the City of Texarkana, Arkansas, that the City Manager is hereby authorized to enter into a Memorandum of Understanding with the City of Texarkana, Texas, for the purpose of pursuing the grant described herein.

PASSED AND APPROVED this 7th day of October, 2024.

Allen L. Brown, Mayor

ATTEST:

Jenny Narens, Deputy City Clerk

APPROVED:

Joshua L. Potter, City Attorney

BROWNSFIELD SITES IN TEXARKANA, ARKANSAS

DRY CLEANERS

	NAME	ADDRESS
1.	Holiday Cleaners	1224 County Avenue
2.	Holiday Cleaners	200 East Street
3.	Colonial Cleaners & Uniform Rental (No. 1)	1313 East 35 th Street
4.	Colonial Cleaners & Uniform Rental (No. 4)	
5.	Fashion Cleaners	1020 Arkansas Boulevard
6.	Comet Cleaners	4243 Jefferson Avenue
7.	Old Model Cleaners	409 Hazel Street

MISCELLANEOUS BROWNFIELD SITES

	NAME	ADDRESS
1.	Wrecking Yard	210 N. Oats Street
2.	Abandoned 7-11 Convenience Store	901 County Avenue
3.	Kline Building	207 East Broad Street
4.	Regency Building	110 E. Broad Street
5.		
6.		
7.		
8.		
9.		
10.		

DUMPS/LANDFILLS

	NAME	ADDRESS
1.	Dump/Landfill	Mount Olive & Sugarhill Road
2.	Old Dumping Site	Highway 237
3.		
4.		
5.		

ABANDONED INDUSTRIAL BUILDINGS

	NAME	ADDRESS
1.	Neon Plant (mercury)	611 Grand Avenue

ABANDONED GAS/SERVICE STATIONS

	NAME	ADDRESS
1.	Abandoned Service Station	519 East 7 th Street
2.	Building that looks like an older service station across from park where gentleman play dominos.	1302 Preston Street
3.	Mid-Continent Truck Stop	Realtor Avenue and North State Line Avenue
4.	Old Gas Station	503 E. 7 th Street
5.	Old Triple J Gas/Convenience Store	1800 Block of E. 9 th Street
6.	Old Service Station	1312 E. 9 th Street
7.	Abandoned Gas Station	201 East 7 th Street
8.	Abandoned Gas Station	701 Walnut Street
9.	Abandoned Gas Station	320 E. 7 th Street
10.	Abandoned Gas Station	323 E. 7 th Street
11.	Old Gas Station	503 E. 7 th Street
12.	Old Service Station	504 E. 7 th Street
13.	Old Gas Station	301 Hickory Street
14.	Old Mobil Gas Station	772 East Street
15.	Old Gas Station (Being Used for Office Space)	812 East Street

ABANDONED AUTO/REPAIR SHOPS

	NAME	ADDRESS
1.	Salvage/Repair Shop	4103 Tennessee Road
2.	Old Repair Shop	2208 E. 9 th Street
3.	Old Repair Shop	2104 E. 9 th Street
4.	Old Mechanic/Oil Changer Shop	625 E. 9 th Street
5.		
6.		
7.		
8.		
9.		
10.		

MEMORANDUM OF UNDERSTANDING
BETWEEN
THE CITY OF TEXARKANA, TEXAS, AND THE CITY OF TEXARKANA, ARKANSAS

WHEREAS the City of Texarkana, Texas and the City of Texarkana, Arkansas, hereinafter collectively referred to as “Texarkana USA”, have a significant inventory of Brownfields properties; and

WHEREAS Texarkana USA shares Brownfield properties and a major corridor bisected by the state line; and

WHEREAS Texarkana USA lacks the necessary budgetary resources to independently support Brownfields activities; and

WHEREAS the United States Environmental Protection Agency (the “EPA”) has opened a solicitation for Community Wide Brownfields Assessment funding for an amount ranging from \$300,000 to \$500,000; and

WHEREAS Texarkana USA has a great need for this funding to perform environmental assessments of potentially contaminated properties that may enable cleanup of these sites for the health and welfare of their citizens and to aid in redevelopment of their distressed areas; and

WHEREAS Texarkana USA has a desire to apply for \$500,000 with Texarkana, Texas as the Lead Applicant.

I. RESPONSIBILITIES OF THE CITY OF TEXARKANA, TEXAS

The City of Texarkana, Texas shall undertake the following:

- To manage and administer this agreement;
- To prepare and submit grant applications to the EPA under consultation with the City of Texarkana, Arkansas;

- To procure a consultant in compliance with Arkansas and Texas State Statutes, which procurement shall include, but not be limited to the following:
 - (1) issue Request for Proposals or Request for Qualifications;
 - (2) oversee receipt of the submitted proposals;
 - (3) selection and award of contracts;
 - (4) negotiate the terms of agreements in consultation with the City of Texarkana, Arkansas; and
 - (5) execute any agreements in consultation with the City of Texarkana, Arkansas.
- To develop a site selection process based on agreed upon factors that will ensure a minimum of eleven (11) Phase I Environmental Site Assessments and six (6) Phase II Environmental Site Assessments and project plans are completed over the life of the agreement and in consultation with the City of Texarkana, Arkansas and to submit the same to EPA for prior approval to ensure eligibility;
- Upon designation of the specific sites, to work with City of Texarkana, Arkansas to finalize the scope of work for the consultant or contractor;
- To ensure that other activities as negotiated in the work plan, such as community outreach and involvement, are implemented in accordance with a schedule agreed upon by both parties;
- To maintain compliance with the statutes, regulations, and terms and conditions of any grants received;
- To provide for the general administration of grants received;
- To maintain compliance with the terms and conditions of this Agreement:
- To provide timely information to the City of Texarkana, Arkansas regarding the management of the Agreement and any changes that may be made to the Agreement over the period of performance; and
- Any other responsibilities that, from time to time, Texarkana USA shall determine to be necessary and proper to accomplish the purposes of the Agreement.

II. RESPONSIBILITIES OF THE CITY OF TEXARKANA, ARKANSAS

The City of Texarkana, Arkansas shall undertake the following:

- To provide timely information to the City of Texarkana, Texas as may be requested in performing its duties under this Agreement;
- To participate fully in the Brownfields assessment process;
- To obtain all required permits, easements, and /or access agreements as may be necessary to undertake assessments at the selected site; provided however, if the City of Texarkana, Arkansas, does not have the capacity to perform these activities at that time, the City of Texarkana, Texas may assist in securing necessary site access agreements and permits with City of Texarkana, Arkansas' full cooperation;

- To comply with all funding requirements set forth in any grant agreements that may be entered into by the City of Texarkana, Texas, including an accounting of expenditures of grant funds made; and
- To timely comply with any other requests that may be made by the Lead Applicant from time to time in performing its duties under this Agreement.
- To maintain compliance with the terms and conditions of this Agreement; and
- Any other responsibilities that, from time to time, Texarkana USA shall determine to be necessary and proper to accomplish the purposes of the Agreement.

III. FUNDING

Texarkana USA agrees to the following:

- Any compensation for professional services shall be paid as provided under the terms of any grants received.
- Any commitment of non-grant funds must be approved pursuant to the procurement requirements of the governing bodies of the respective Parties.
- Texarkana USA understands and acknowledges that all funds used for payment according to this Agreement, if any, shall be derived solely from funds specifically appropriated for this MOU or projects relating thereto, and there shall be no obligation on the City of Texarkana, Texas or City of Texarkana, Arkansas to provide additional funding.

IV. NOTICES

All notices, demands or communications required in accordance with the terms of this Agreement, shall be sent by registered or certified mail, return receipt requested; by nationally recognized overnight courier service with notice effective five days after deposit in the mail or delivery to the courier service; or by email sent to the email address designated by the parties effective upon receipt of a delivery notice. The notices shall be sent to the addresses set forth below unless otherwise designated, in writing, by the parties.

For the City of Texarkana, Texas:

David Orr, City Manager
220 Texas Boulevard
Texarkana, TX 75501
903-798-3901
Email: david.orr@texarkanatexas.gov

Cc: Vashil Fernandez, Director of Planning, Community Development, and Health
vashil.fernandez@texarkanatexas.gov

Daphnea Ryan, Grants Administration Manager, dryan@texarkanatexas.gov

For the City of Texarkana, Arkansas:

Tyler Richards, City Manager
216 Walnut Street
Texarkana, AR 71854
870-779-4951
tyler.richards@txkusa.org

V. EFFECTIVE DATE AND SIGNATURE

The Effective Date of this Agreement shall be the date the last representative executed the agreement and shall terminate ninety (90) days after the date the awarded EPA Assessment Grant expires.

City of Texarkana, Texas

David Orr, Ph.D., City Manager

Date

City of Texarkana, Arkansas

Tyler Richards, P.E., City Manager

Date

RESOLUTION NO. 2024-109

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TEXARKANA, TEXAS, SUPPORTING APPLICATION TO THE US EPA FOR A \$500,000 COMMUNITY-WIDE ASSESSMENT GRANT IN PARTNERSHIP WITH THE CITY OF TEXARKANA, ARKANSAS; AND ESTABLISHING AN EFFECTIVE DATE.

WHEREAS, the City of Texarkana, Texas and the City of Texarkana, Arkansas have a need for EPA Brownfields Assessment Grant funds to perform Phase I, Phase II, inventory development and cleanup planning activities of potentially contaminated properties that may enable cleanup of these sites for the health and welfare of their citizens and to aid in redevelopment of their distressed areas; and

WHEREAS, both cities share Brownfield properties bisected by the state line, and

WHEREAS, the United States Environmental Protection Agency (EPA) has opened a solicitation for Community-Wide Brownfields Assessment funding in an amount up to \$500,000, and

WHEREAS, the Cities of Texarkana, Texas and Arkansas desire to partner on a grant application, with Texarkana, Texas as the lead applicant, and

WHEREAS, the Cities of Texarkana, Texas and Arkansas executed a Memorandum of Understanding October 7, 2024 to seek award of a Community-Wide Assessment Grant through the US Environmental Protection Agency Brownfields Program.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF TEXARKANA, TEXAS:

SECTION 1: The City Council supports the application for an EPA Brownfields Community-Wide Assessment application in partnership with the City of Texarkana, Arkansas utilizing the existing executed Memorandum of Understanding.

SECTION 2: The City Manager is hereby authorized to apply as the lead applicant to seek EPA Brownfields Community-Wide Assessment funding for \$500,000.

SECTION 3: This resolution shall be in full force and in effect from and after its passage and approval.

PASSED AND APPROVED in Regular Council Session on this the 7th day of September, 2024.



CITY OF TEXARKANA, AR

BOARD OF DIRECTORS

AGENDA TITLE: Consider the following action concerning the clean-up of thirty-eight (38) nuisance properties.

Conduct a Public Hearing to receive comments regarding certification of certain delinquent taxes.

Adopt a Resolution certifying amount to be put on tax books as delinquent and collected accordingly. (PWD) Interim Assistant Public Works Director Roger Douglas

AGENDA DATE: October 7, 2024

ITEM TYPE: Ordinance Resolution Other : _____

DEPARTMENT: Public Works Department

PREPARED BY: Tracie Lee, Interim Public Works Director

REQUEST: Certifying amount to be put on tax books as delinquent and collected accordingly

EMERGENCY CLAUSE: N/A

SUMMARY: Place liens on Miller County tax books to recover cost of removal of overgrowth, trash and debris from nuisance properties as attached.

EXPENSE REQUIRED: \$0.00

AMOUNT BUDGETED: \$0.00

APPROPRIATION REQUIRED: \$0.00

RECOMMENDED ACTION:

EXHIBITS: Resolution, Invoices to Property Owner's and List of property addresses, legal descriptions, owner's names and address, and amount of liens.

RESOLUTION NO. _____

WHEREAS, notice was given pursuant to Ark. Code Ann. §14-54-904 to the property owners of the properties listed in Exhibit A of a hearing before the Texarkana, Arkansas, Board of Directors to determine the amount of the lien, if any, to be placed on the properties for the expense incurred by the City for removal of overgrowth, trash and debris from nuisance properties of such parcel of real property under the provisions of Ark. Code Ann. §14-56-201. Et seq., and Ark. Code Ann. §14-54-901, et seq., and the *City of Texarkana, Arkansas, Code of Ordinances*, including, without limitation Chapter 11, Article VI; and

WHEREAS, such notice was given pursuant to applicable law more than thirty (30) days prior to the date of the hearing and stated that the hearing on the matter would be before the City Board of Directors on October 7, 2024, commencing at 6:00 p.m. in the Texarkana, Arkansas, Municipal Building Board Room; and

WHEREAS, a hearing on such claim by the City was held this date pursuant said notice and in accordance with the provisions of applicable law and the *City of Texarkana, Arkansas, Code of Ordinances*; and

WHEREAS, the properties at issue, property owners, and lien amounts (with the amount of the lien on each said parcel being the City's incurred expense for such parcel plus 10% penalty as provided by law, including without limitation, Ark. Code Ann. §14-54-904) are listed on Exhibit A attached hereto.

WHEREAS, the Board of Directors has determined that there should be certified to the Miller County, Arkansas, Tax Collector to be placed on the books as delinquent taxes the amount set forth for each said parcel of real property.

NOW, THEREFORE, BE IT RESOLVED by the Board of Directors of the City of Texarkana, Arkansas, that the amounts set forth for each piece of property in Exhibit A are hereby certified to the Tax Collector for Miller County, Arkansas, for placement on the tax books as delinquent taxes on the respective parcels of real property identified and described therein and collected accordingly as provided for by applicable law, including, without limitation, Ark. Code Ann. §14-54-901, et. seq.

PASSED AND APPROVED this 7th day of October, 2024.

Allen L. Brown, Mayor

ATTEST:

Jenny Narens, Deputy City Clerk

APPROVED:

Joshua L. Potter, City Attorney

EXHIBIT A

<u>ADDRESS, WARD NUMBER AND MILLER COUNTY PARCEL NUMBER</u>	<u>LEGAL DESCRIPTION (PER MILLER COUNTY ASSESSOR, NOT INDEPENDENTLY VERIFIED)</u>	<u>OWNER</u>	<u>COST</u>
1401 Draughn Ward# 1 Parcel# 5310140	Legal: All of Lots 5 & 6 Block/ Lot: 003/ 006 Subdivision: Taylor, W.T.	Gana, Divine Chick 10016 Ellard Dr Lanham, MD 20706	\$220.00
3101 Linden Ward# 4 Parcel# 3270160	Legal: All of Lots 5 & 6 Block/ Lot: 002/ 006 Subdivision: Industrial Col	Wilson, Owen Brian 3101 Linden Texarkana, AR 71854	\$220.00
309 Laurel Ward# 2 Parcel# 1012461	Legal: All Lot 4 Block/ Lot: 055/ 004 Subdivision: Original City	309 Laurel Texarkana LLC 1321 Upland Dr Box 8316 Houston, TX 77043	\$220.00
600 Locust Ward# 2 Parcel# 2930022	Legal: All Lots 9 thru 12 Block/ Lot: 001/ 012 Subdivision: Hay's	Davis, Bryant & Rosemary 600 Locust Texarkana, AR 71854	\$220.00
721 Beech Ward# 2 Parcel# 1010710	Legal: All Lots 1-2-3 & 10-11-12 Block/ Lot: 013/ 012 Subdivision: Original City	Khanios Treehouse 608 Thatcher Texarkana, AR 71854	\$220.00
503 E 7th Ward# 2 Parcel# 1010740	Legal: All Lots 7 & 8 Block/ Lot: 013/ 008 Subdivision: Original City	Owen, Randy L or Vicki Trevillion 880 Patman St Hooks, TX 75561	\$220.00
711 Ash Ward# 2 Parcel# 1010620	Legal: All of Lot 3 Block/Lot: 012/003 Original City	L&L Asset Management & Rehabs Services, LLC. 1025 Alameda De Las Pulgas #301 Belmont, CA 94002	\$220.00
810 Ash Ward# 2 Parcel# 1010060	Legal: N 13' of Lot 9 & S/2 of Lot 10 Block/ Lot: 006/ 010 Subdivision: Original City	Baxter, Henry & Freddie Mae 810 Ash Texarkana, AR 71854	\$220.00
839 Laurel Ward# 2 Parcel# 4410030	Legal: All Lots 4 & 5 Block/ Lot: 001/ 005 Subdivision: O'Donnell's	White, Lee PO Box 1823 Hope, AR 71802	\$220.00
836 Laurel Ward# 2 Parcel# 4410240	Legal: All Lots 16 thru 18 Block/ Lot: 003/ 018 Subdivision: O'Donnell's	Winstead, Versie C C/O Tiffany May's O'Guinn 212 Center St 7th Floor Little Rock, AR 72201	\$220.00
512 Demorse Ward# 2 Parcel# 3350370	Legal: All Lots 25 & 26 Block/ Lot: 002/ 026 Subdivision: Johnson's Addn	DC Asset Group, Inc 30310 Ruchmore Cir Franklin, MI 48025	\$220.00
516 Demorse Ward# 2 Parcel# 3350360	Legal: All of Lots 23 & 24 Block/ Lot: 002/ 024 Subdivision: Johnston's Addn	Wise, Charles R & Doris J 516 Demorse Texarkana AR 71854	\$220.00

601 Demorse Ward# 2 Parcel# 3350460	Legal: All Lots 8 & 9 Block/ Lot: 003/ 009 Subdivision: Johnston's Addn	Trotter, Peter & Trotter, Nikia 1219 Clearwater Dr Grand Prairie, TX 75052	\$220.00
Demorse Ward# 2 Parcel# 3350480	Legal: All Lot 10 Block/ Lot: 003/ 010 Subdivision: Johston's Addn	Trotter, Peter & Trotter, Nikia 1219 Clearwater Dr Grand Prairie, TX 75052	\$220.00
Demorse Ward# 2 Parcel# 3350490	Legal: All Lot 11 Block/ Lot: 003/ 011 Subdivision: Johnston's Addn	Trotter, Peter & Trotter, Nikia 1219 Clearwater Dr Grand Prairie, TX 75052	\$220.00
304 Ferguson Ward# 2 Parcel# 5490120	Legal: All Lots 11 & 12 Block/ Lot: 002/ 012 Subdivision: Webber's	Johnson, Carroll PO Box 42551 Atlanta, GA 30311	\$220.00
314 Ferguson Ward# 2 Parcel# 5490100	Legal: All Lot 9 Block/ Lot: 002/ 009 Subdivision: Webber's	Gathwright, Byron D 117 South St Camden, AR 71701	\$220.00
318 Ferguson Ward# 2 Parcel# 5490090	Legal: All Lot 8 Block/ Lot: 002/ 008 Subdivision: Webber's	Thomas, Chrishnon A 1450 Dancing Wolf San Antonio, TX 78245	\$220.00
501 Ferguson Ward# 2 Parcel# 5350010	Legal: All Lot 1 Block/ Lot: 001/ 001 Subdivision: Temple & Cook	Miller Mobile Land Investments, LLC 6834 Cantrell Rd #1172 Little Rock, AR 72207	\$220.00
307 Oats Ward# 2 Parcel# 7330020	Legal: All Lots 2 & 3 Block/ Lot: N/A/ 003 Subdivision: Yeatman Subd	Four J's Investments, LLC 3703 Evergreen Dr Texarkana, AR 71854	\$220.00
2105 Preston Ward# 2 Parcel# 00341900	Legal: PT SW NW NE Block/ Lot: NA/ NA Subdivision: 29-15S-28W	The Tax Blueprint, LLC PO Box 5132 Texarkana, TX 75505	\$220.00
2107 Preston Ward# 2 Parcel# 2250520	Legal: All Lot 4 Block/ Lot: 007/ 004 Subdivision: Cuckler's	Cowan, Russell Lee & Leterra Denise 1431 Burr St Saint Paul, MN 55130	\$220.00
2109 Preston Ward# 2 Parcel# 2250510	Legal: All Lot 3 Block/ Lot: 007/ 003 Subdivision: Cuckler's	BHM Trading, LLC 445 West 40th St Suite 403145 Miami Beach, FL 33140	\$220.00
209 Jackson Ward# 2 Parcel# 5610220	Legal: All of Lots 1 & 2 Block/ Lot: 008/ 002 Subdivision: Williams So. Side	Larey, Ruby Lee 209 Jackson Texarkana, AR 71854	\$220.00
306 Prince Ward# 2 Parcel# 5610550	Legal: All of Lot 18 Block/ Lot: 011/ 018 Subdivision: Williams So Side	Davis, Leon Sr 306 Prince Texarkana AR 71854	\$220.00
310 Prince Ward# 2 Parcel# 5610540	Legal: All Lots 16 & 17 Block/ Lot: 011/ 017 Subdivision: Williams SO Side	CLP Enterprise, LLC 3 Gondala View Court Woodstock, MD 21163	\$220.00

402 Prince Ward# 2 Parcel# 5610520	Legal: All Lots 14 & 15 Block/ Lot: 011/ 015 Subdivision: Williams So Side	CLP Enterprise, LLC 3 Gondala View Court Woodstock, MD 21163	\$220.00
1204 Ash Ward# 3 Parcel# 2370200	Legal: All Lot 7 Block/ Lot: 002/ 007 Subdivision: Deutchman's 2 nd	Garcia, Antonio 2843 Allesandro St Los Angeles, CA 90039	\$220.00
701 Prince Ward# 2 Parcel# 1691110	Legal: All Lots 1 thru 4 Block/ Lot: 014/ 004 Subdivision: Bronway Hgts	Rooters, George C PO Box 223 Ogden, AR 71853	\$220.00
723 Prince Ward# 2 Parcel# 1691130	Legal: All Lot 6 Block/ Lot: 014/ 006 Subdivision: Bronway Hgts	BHM Trading, LLC 445 West 40th St Suite 403145 Miami Beach, FL 33140	\$220.00
807 Prince Ward# 2 Parcel# 1691020	Legal: All Lot 4 Block/ Lot: 013/ 004 Subdivision: Bronway Hgts	Raglin, Devondrick & Celine Po Box 45882 Little Rock, AR 72214	\$220.00
1205 Prince Ward# 2 Parcel# 1690660	Legal: All Lot 3 Block/ Lot: 009/ 003 Subdivision: Bronway Hgts	JMG Holdings 110 Jay Ln Texarkana, AR 71854	\$220.00
1007 Prince Ward# 2 Parcel# 1690840	Legal: All Lot 4 Block/ Lot: 011/ 004 Subdivision: Bronway Hgts	GLAMF, LLC 3024 Ella Way Saint Cloud, FL 34771	\$220.00
1005 Prince Ward# 2 Parcel# 1690830	Legal: All Lots 2 & 3 Block/ Lot: 011/ 003 Subdivision: Bronway Hgts	Chism, Celine & Raglin, Devondrick Po Box 45882 Little Rock, AR 72214	\$220.00
904 Euclid Ward# 1 Parcel# 1693730	Legal: 70x160' of BLK 172 Block/ Lot: 172/ NA Subdivision: Bronway Hgts	Butcher, Mona 904 Euclid Texarkana, AR 71854	\$220.00
902 Euclid Ward# 1 Parcel# 1693750	Legal: 100x160' BLK 172 Block/ Lot: 172/ NA Subdivision: Bronway Hgts	Freer, Paula 709 Hwy 355 E Hope, AR 71801	\$220.00
720 Euclid Ward# 1 Parcel# 1693560	Legal: All Lots 1 thru 3 Block/ Lot: 169/ 003 Subdivision: Bronway Hgts	Nard, Amos & Neal, Bertha Lee 720 Euclid Texarkana AR 71854	\$220.00
1608 Line Ferry Ward# 1 Parcel# 4950280	Legal: All Lots 13 & 14 Block/ Lot: 004/ 014 Subdivision: Slimier's	Silverdollardeeds 831 N Main St Orem, UT 84057	\$220.00



CITY OF TEXARKANA ARKANSAS

DEPARTMENT OF PUBLIC WORKS

216 WALNUT ST 71854-6024

P O BOX 2711 TEXARKANA ARKANSAS 75504-2711

PHONE (870) 779-4971 – FAX (870) 773-2395

August 20, 2024

**Gana, Divine Chick
10016 Ellard Dr
Lanham, MD 20706**

**Re: 1401 Draughn
Parcel# 5310140**

Dear Property Owner:

The City of Texarkana, Arkansas Board of Directors will consider a resolution to place a clean-up lien on the property located at 1401 Draughn. Following the passage of the resolution, a lien for the enclosed invoice will be placed on the Miller County tax books as delinquent taxes and collected accordingly.

Total lien Amount: \$220.00

The Board of Directors meeting is Scheduled for Monday, October 7th, 2024, at 6:00 pm in the second (2nd) floor Board Room of Texarkana, Arkansas City Hall, 216 Walnut Street.

You may pay the enclosed invoice at any time prior to the Board Meeting scheduled for Monday October 7th, 2024, to avoid the placement of the lien on your property. Please contact this office (870)779-4977 should you desire additional information.

Sincerely,

Roger Douglas
Chief Building Official



CITY OF TEXARKANA ARKANSAS
DEPARTMENT OF PUBLIC WORKS
216 WALNUT ST 71854-6024
P O BOX 2711 TEXARKANA ARKANSAS 75504-2711
PHONE (870) 779-4971 -- FAX (870) 773-2395

August 20th, 2024

Wilson, Owen Brian
3101 Linden
Texarkana, Ar 71854

Re: 3101 Linden
Parcel# 3270160

Dear Property Owner:

The City of Texarkana, Arkansas Board of Directors will consider a resolution to place a clean-up lien on the property located at 3101 Linden. Following the passage of the resolution, a lien for the enclosed invoice will be placed on the Miller County tax books as delinquent taxes and collected accordingly.

Total lien Amount: \$220.00

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Sincerely,

Roger Douglas
Chief Building Official



CITY OF TEXARKANA ARKANSAS

DEPARTMENT OF PUBLIC WORKS

216 WALNUT ST 71854-6024

P O BOX 2711 TEXARKANA ARKANSAS 75504-2711

PHONE (870) 779-4971 – FAX (870) 773-2395

August 20, 2024

**309 Laurel Texarkana LLC
1321 Upland Dr Box 8316
Houston, Tx 77043**

**Re: 309 Laurel
Parcel# 1012461**

Dear Property Owner:

The City of Texarkana, Arkansas Board of Directors will consider a resolution to place a clean-up lien on the property located at 309 Laurel. Following the passage of the resolution, a lien for the enclosed invoice will be placed on the Miller County tax books as delinquent taxes and collected accordingly.

Total lien Amount: \$220.00

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Sincerely,

Roger Douglas
Chief Building Official



CITY OF TEXARKANA ARKANSAS

DEPARTMENT OF PUBLIC WORKS

216 WALNUT ST 71854-6024

P O BOX 2711 TEXARKANA ARKANSAS 75504-2711

PHONE (870) 779-4971 – FAX (870) 773-2395

August 20, 2024

**Davis, Bryant W & Rosemary
600 Locust
Texarkana, Ar 71854**

**Re: 600 Locust
Parcel# 2930022**

Dear Property Owner:

The City of Texarkana, Arkansas Board of Directors will consider a resolution to place a clean-up lien on the property located at 600 Locust. Following the passage of the resolution, a lien for the enclosed invoice will be placed on the Miller County tax books as delinquent taxes and collected accordingly.

Total lien Amount: \$220.00

The Board of Directors meeting is Scheduled for Monday, October 7th, 2024, at 6:00 pm in the second (2nd) floor Board Room of Texarkana, Arkansas City Hall, 216 Walnut Street.

You may pay the enclosed invoice at any time prior to the Board Meeting scheduled for Monday October 7th, 2024, to avoid the placement of the lien on your property. Please contact this office (870)779-4977 should you desire additional information.

Sincerely,

Roger Douglas
Chief Building Official



CITY OF TEXARKANA ARKANSAS

DEPARTMENT OF PUBLIC WORKS

216 WALNUT ST 71854-6024

P O BOX 2711 TEXARKANA ARKANSAS 75504-2711

PHONE (870) 779-4971 – FAX (870) 773-2395

August 20, 2024

**Davis, Bryant W & Rosemary
1601 Roberts
Texarkana, Ar 71854**

**Re: 600 Locust
Parcel# 2930022**

Dear Property Owner:

The City of Texarkana, Arkansas Board of Directors will consider a resolution to place a clean-up lien on the property located at 600 Locust. Following the passage of the resolution, a lien for the enclosed invoice will be placed on the Miller County tax books as delinquent taxes and collected accordingly.

Total lien Amount: \$220.00

The Board of Directors meeting is Scheduled for Monday, October 7th, 2024, at 6:00 pm in the second (2nd) floor Board Room of Texarkana, Arkansas City Hall, 216 Walnut Street.

You may pay the enclosed invoice at any time prior to the Board Meeting scheduled for Monday October 7th, 2024, to avoid the placement of the lien on your property. Please contact this office (870)779-4977 should you desire additional information.

Sincerely,

Roger Douglas
Chief Building Official



CITY OF TEXARKANA ARKANSAS

DEPARTMENT OF PUBLIC WORKS

216 WALNUT ST 71854-6024

P O BOX 2711 TEXARKANA ARKANSAS 75504-2711

PHONE (870) 779-4971 – FAX (870) 773-2395

August 20, 2024

**Khanios Treehouse
C/O Yasir Degrade
608 Thatcher St
Texarkana, Ar 71854**

**Re: 721 Beech
Parcel# 1010710**

Dear Property Owner:

The City of Texarkana, Arkansas Board of Directors will consider a resolution to place a clean-up lien on the property located at 721 Beech. Following the passage of the resolution, a lien for the enclosed invoice will be placed on the Miller County tax books as delinquent taxes and collected accordingly.

Total lien Amount: \$220.00

The Board of Directors meeting is Scheduled for Monday, October 7th, 2024, at 6:00 pm in the second (2nd) floor Board Room of Texarkana, Arkansas City Hall, 216 Walnut Street.

You may pay the enclosed invoice at any time prior to the Board Meeting scheduled for Monday October 7th, 2024, to avoid the placement of the lien on your property. Please contact this office (870)779-4977 should you desire additional information.

Sincerely,

Roger Douglas
Chief Building Official



CITY OF TEXARKANA ARKANSAS

DEPARTMENT OF PUBLIC WORKS

216 WALNUT ST 71854-6024

P O BOX 2711 TEXARKANA ARKANSAS 75504-2711

PHONE (870) 779-4971 – FAX (870) 773-2395

August 20, 2024

**Khanios Treehouse
C/O Yasir Degrade
58 S Valley Dr
Texarkana, Ar 71854**

**Re: 721 Beech
Parcel# 1010710**

Dear Property Owner:

The City of Texarkana, Arkansas Board of Directors will consider a resolution to place a clean-up lien on the property located at 721 Beech. Following the passage of the resolution, a lien for the enclosed invoice will be placed on the Miller County tax books as delinquent taxes and collected accordingly.

Total lien Amount: \$220.00

The Board of Directors meeting is Scheduled for Monday, October 7th, 2024, at 6:00 pm in the second (2nd) floor Board Room of Texarkana, Arkansas City Hall, 216 Walnut Street.

You may pay the enclosed invoice at any time prior to the Board Meeting scheduled for Monday October 7th, 2024, to avoid the placement of the lien on your property. Please contact this office (870)779-4977 should you desire additional information.

Sincerely,

Roger Douglas
Chief Building Official



CITY OF TEXARKANA ARKANSAS

DEPARTMENT OF PUBLIC WORKS

216 WALNUT ST 71854-6024

P O BOX 2711 TEXARKANA ARKANSAS 75504-2711

PHONE (870) 779-4971 – FAX (870) 773-2395

August 20th, 2024

**Owen, Randy L or Vicki Trevillion
880 Patman St
Hooks, Tx 75561**

**Re: 503 E 7th
Parcel# 1010740**

Dear Property Owner:

The City of Texarkana, Arkansas Board of Directors will consider a resolution to place a clean-up lien on the property located at 503 E 7th. Following the passage of the resolution, a lien for the enclosed invoice will be placed on the Miller County tax books as delinquent taxes and collected accordingly.

Total lien Amount: \$220.00

The Board of Directors meeting is Scheduled for Monday, October 7th, 2024, at 6:00 pm in the second (2nd) floor Board Room of Texarkana, Arkansas City Hall, 216 Walnut Street.

You may pay the enclosed invoice at any time prior to the Board Meeting scheduled for Monday October 7th, 2024, to avoid the placement of the lien on your property. Please contact this office (870)779-4977 should you desire additional information.

Sincerely,

Roger Douglas
Chief Building Official



CITY OF TEXARKANA ARKANSAS

DEPARTMENT OF PUBLIC WORKS

216 WALNUT ST 71854-6024

P O BOX 2711 TEXARKANA ARKANSAS 75504-2711

PHONE (870) 779-4971 – FAX (870) 773-2395

August 20th, 2024

**Owen, Randy L or Vicki Trevillion
1211 E Broad St
Texarkana, Ar 71854**

**Re: 503 E 7th
Parcel# 1010740**

Dear Property Owner:

The City of Texarkana, Arkansas Board of Directors will consider a resolution to place a clean-up lien on the property located at 503 E 7th. Following the passage of the resolution, a lien for the enclosed invoice will be placed on the Miller County tax books as delinquent taxes and collected accordingly.

Total lien Amount: \$220.00

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Sincerely,

Roger Douglas
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DEPARTMENT OF PUBLIC WORKS

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August 20th, 2024

**L & L Asset Management & Rehabs Services LLC
1025 Alameda De Las Pulgas #301
Belmont, Ca 94002**

**Re: 711 Ash
Parcel# 1010620**

Dear Property Owner:

The City of Texarkana, Arkansas Board of Directors will consider a resolution to place a clean-up lien on the property located at 711 Ash. Following the passage of the resolution, a lien for the enclosed invoice will be placed on the Miller County tax books as delinquent taxes and collected accordingly.

Total lien Amount: \$220.00

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August 20th, 2024

**Baxter, Henry & Freddie Mae
810 Ash
Texarkana, Ar 71854**

**Re: 810 Ash
Parcel# 1010060**

Dear Property Owner:

The City of Texarkana, Arkansas Board of Directors will consider a resolution to place a clean-up lien on the property located at 810 Ash. Following the passage of the resolution, a lien for the enclosed invoice will be placed on the Miller County tax books as delinquent taxes and collected accordingly.

Total lien Amount: \$220.00

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PHONE (870) 779-4971 – FAX (870) 773-2395

August 20th, 2024

**White, Lee
P O Box 1823
Hope, Ar 71802**

**Re: 839 Laurel
Parcel# 4410030**

Dear Property Owner:

The City of Texarkana, Arkansas Board of Directors will consider a resolution to place a clean-up lien on the property located at 839 Laurel. Following the passage of the resolution, a lien for the enclosed invoice will be placed on the Miller County tax books as delinquent taxes and collected accordingly.

Total lien Amount: \$220.00

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August 20th, 2024

**Winstead, Versie C
C/O Tiffany Mays O'Guinn
212 Center St 7th Floor
Little Rock, Ar 72201**

**Re: 836 Laurel
Parcel# 4410240**

Dear Property Owner:

The City of Texarkana, Arkansas Board of Directors will consider a resolution to place a clean-up lien on the property located at 836 Laurel. Following the passage of the resolution, a lien for the enclosed invoice will be placed on the Miller County tax books as delinquent taxes and collected accordingly.

Total lien Amount: \$220.00

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August 20th, 2024

**DC Asset Group, Inc
30310 Rushmore Cir
Franklin, MI 48025**

**Re: 512 Demorse
Parcel# 3350370**

Dear Property Owner:

The City of Texarkana, Arkansas Board of Directors will consider a resolution to place a clean-up lien on the property located at 512 Demorse. Following the passage of the resolution, a lien for the enclosed invoice will be placed on the Miller County tax books as delinquent taxes and collected accordingly.

Total lien Amount: \$220.00

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August 20th, 2024

**Wise, Charles R & Doris J
516 Demorse
Texarkana, Ar 71854**

**Re: 516 Demorse
Parcel# 3350360**

Dear Property Owner:

The City of Texarkana, Arkansas Board of Directors will consider a resolution to place a clean-up lien on the property located at 516 Demorse. Following the passage of the resolution, a lien for the enclosed invoice will be placed on the Miller County tax books as delinquent taxes and collected accordingly.

Total lien Amount: \$220.00

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Sincerely,

Roger Douglas
Chief Building Official



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August 20th, 2024

**Trotter, Peter & Trotter, Nikia
1219 Clearwater Dr
Grand Prairie, Tx 75052**

**Re: 601 Demorse
Parcel# 3350460**

Dear Property Owner:

The City of Texarkana, Arkansas Board of Directors will consider a resolution to place a clean-up lien on the property located at 601 Demorse. Following the passage of the resolution, a lien for the enclosed invoice will be placed on the Miller County tax books as delinquent taxes and collected accordingly.

Total lien Amount: \$220.00

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Chief Building Official



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DEPARTMENT OF PUBLIC WORKS

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August 20th, 2024

**Trotter, Peter & Trotter, Nikia
1219 Clearwater Dr
Grand Prairie, Tx 75052**

**Re: Demorse
Parcel# 3350480**

Dear Property Owner:

The City of Texarkana, Arkansas Board of Directors will consider a resolution to place a clean-up lien on the property located at Demorse. Following the passage of the resolution, a lien for the enclosed invoice will be placed on the Miller County tax books as delinquent taxes and collected accordingly.

Total lien Amount: \$220.00

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DEPARTMENT OF PUBLIC WORKS

216 WALNUT ST 71854-6024

P O BOX 2711 TEXARKANA ARKANSAS 75504-2711

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August 20th, 2024

**Trotter, Peter & Trotter, Nikia
1219 Clearwater Dr
Grand Prairie, Tx 75052**

**Re: Demorse
Parcel# 3350490**

Dear Property Owner:

The City of Texarkana, Arkansas Board of Directors will consider a resolution to place a clean-up lien on the property located at Demorse. Following the passage of the resolution, a lien for the enclosed invoice will be placed on the Miller County tax books as delinquent taxes and collected accordingly.

Total lien Amount: \$220.00

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August 20th, 2024

**Johnson, Carroll
PO Box 42551
Atlanta, Ga 30311**

**Re: 304 Ferguson
Parcel# 5490120**

Dear Property Owner:

The City of Texarkana, Arkansas Board of Directors will consider a resolution to place a clean-up lien on the property located at 304 Ferguson. Following the passage of the resolution, a lien for the enclosed invoice will be placed on the Miller County tax books as delinquent taxes and collected accordingly.

Total lien Amount: \$220.00

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August 20th, 2024

**Gathwright, Byron D
117 South St
Camden, Ar 71701**

**Re: 314 Ferguson
Parcel# 5490100**

Dear Property Owner:

The City of Texarkana, Arkansas Board of Directors will consider a resolution to place a clean-up lien on the property located at 314 Ferguson. Following the passage of the resolution, a lien for the enclosed invoice will be placed on the Miller County tax books as delinquent taxes and collected accordingly.

Total lien Amount: \$220.00

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August 20th, 2024

**Thomas, Chrishnon A
1450 Dancing Wolf
San Antonio, Tx 78245**

**Re: 318 Ferguson
Parcel# 5490090**

Dear Property Owner:

The City of Texarkana, Arkansas Board of Directors will consider a resolution to place a clean-up lien on the property located at 318 Ferguson. Following the passage of the resolution, a lien for the enclosed invoice will be placed on the Miller County tax books as delinquent taxes and collected accordingly.

Total lien Amount: \$220.00

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Roger Douglas
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PHONE (870) 779-4971 – FAX (870) 773-2395

August 20th, 2024

**Miller Mobile Land Investments, LLC
6834 Cantrell Rd #1172
Little Rock, Ar 72207**

**Re: 501 Ferguson
Parcel# 5350010**

Dear Property Owner:

The City of Texarkana, Arkansas Board of Directors will consider a resolution to place a clean-up lien on the property located at 501 Ferguson. Following the passage of the resolution, a lien for the enclosed invoice will be placed on the Miller County tax books as delinquent taxes and collected accordingly.

Total lien Amount: \$220.00

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DEPARTMENT OF PUBLIC WORKS

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August 20th, 2024

**Carrgroup Homes LLC
2418 Magna Vista
Dallas, Tx 75216**

**Re: 602 Garden
Parcel# 00371800**

Dear Property Owner:

The City of Texarkana, Arkansas Board of Directors will consider a resolution to place a clean-up lien on the property located at 602 Garden. Following the passage of the resolution, a lien for the enclosed invoice will be placed on the Miller County tax books as delinquent taxes and collected accordingly.

Total lien Amount: \$220.00

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DEPARTMENT OF PUBLIC WORKS

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August 20th, 2024

**Four J's Investments LLC
3703 Evergreen Dr
Texarkana, Ar 71854**

**Re: 307 Oats
Parcel# 7330020**

Dear Property Owner:

The City of Texarkana, Arkansas Board of Directors will consider a resolution to place a clean-up lien on the property located at 307 Oats. Following the passage of the resolution, a lien for the enclosed invoice will be placed on the Miller County tax books as delinquent taxes and collected accordingly.

Total lien Amount: \$220.00

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DEPARTMENT OF PUBLIC WORKS

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PHONE (870) 779-4971 – FAX (870) 773-2395

August 20th, 2024

**The Tax Blueprint, LLC
PO Box 5132
Texarkana, Tx 75505**

**Re: 2105 Preston St
Parcel# 00341900**

Dear Property Owner:

The City of Texarkana, Arkansas Board of Directors will consider a resolution to place a clean-up lien on the property located at 2105 Preston. Following the passage of the resolution, a lien for the enclosed invoice will be placed on the Miller County tax books as delinquent taxes and collected accordingly.

Total lien Amount: \$220.00

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August 20th, 2024

Cowan, Russell Lee & Leterra Denise

1431 Burr St

Saint Paul, MN 55130

Re: 2107 Preston St

Parcel# 2250520

Dear Property Owner:

The City of Texarkana, Arkansas Board of Directors will consider a resolution to place a clean-up lien on the property located at 2107 Preston. Following the passage of the resolution, a lien for the enclosed invoice will be placed on the Miller County tax books as delinquent taxes and collected accordingly.

Total lien Amount: \$220.00

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PHONE (870) 779-4971 – FAX (870) 773-2395

August 20th, 2024

**BHM Trading, LLC
445 West 40th St Suite 403145
Miami Beach, Fl 33140**

**Re: 2109 Preston St
Parcel# 2250510**

Dear Property Owner:

The City of Texarkana, Arkansas Board of Directors will consider a resolution to place a clean-up lien on the property located at 2107 Preston. Following the passage of the resolution, a lien for the enclosed invoice will be placed on the Miller County tax books as delinquent taxes and collected accordingly.

Total lien Amount: \$220.00

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August 20th, 2024

**Larey, Ruby Lee
209 Jackson
Texarkana, Ar 71854**

**Re: 209 Jackson
Parcel# 5610220**

Dear Property Owner:

The City of Texarkana, Arkansas Board of Directors will consider a resolution to place a clean-up lien on the property located at 209 Jackson. Following the passage of the resolution, a lien for the enclosed invoice will be placed on the Miller County tax books as delinquent taxes and collected accordingly.

Total lien Amount: \$220.00

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August 20th, 2024

**Davis, Leon Sr
306 Prince
Texarkana, Ar 71854**

**Re: 306 Prince
Parcel# 5610550**

Dear Property Owner:

The City of Texarkana, Arkansas Board of Directors will consider a resolution to place a clean-up lien on the property located at 306 Prince. Following the passage of the resolution, a lien for the enclosed invoice will be placed on the Miller County tax books as delinquent taxes and collected accordingly.

Total lien Amount: \$220.00

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August 20th, 2024

**CLP Enterprises, LLC
310 Prince
Texarkana, Ar 71854**

**Re: 310 Prince
Parcel# 5610540**

Dear Property Owner:

The City of Texarkana, Arkansas Board of Directors will consider a resolution to place a clean-up lien on the property located at 310 Prince. Following the passage of the resolution, a lien for the enclosed invoice will be placed on the Miller County tax books as delinquent taxes and collected accordingly.

Total lien Amount: \$220.00

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Roger Douglas
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DEPARTMENT OF PUBLIC WORKS

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PHONE (870) 779-4971 – FAX (870) 773-2395

August 20th, 2024

**CLP Enterprises, LLC
402 Prince
Texarkana, Ar 71854**

**Re: 402 Prince
Parcel# 5610520**

Dear Property Owner:

The City of Texarkana, Arkansas Board of Directors will consider a resolution to place a clean-up lien on the property located at 402 Prince. Following the passage of the resolution, a lien for the enclosed invoice will be placed on the Miller County tax books as delinquent taxes and collected accordingly.

Total lien Amount: \$220.00

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216 WALNUT ST 71854-6024

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PHONE (870) 779-4971 – FAX (870) 773-2395

August 20th, 2024

**Garcia, Antonio
2843 Allesandro St
Los Angeles, Ca 90039**

**Re: 1204 Ash
Parcel# 2370200**

Dear Property Owner:

The City of Texarkana, Arkansas Board of Directors will consider a resolution to place a clean-up lien on the property located at 1204 Ash. Following the passage of the resolution, a lien for the enclosed invoice will be placed on the Miller County tax books as delinquent taxes and collected accordingly.

Total lien Amount: \$220.00

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PHONE (870) 779-4971 – FAX (870) 773-2395

August 20th, 2024

**Rooters, George C
Po Box 223
Ogden, Ar 71853**

**Re: 701 Prince
Parcel# 1691110**

Dear Property Owner:

The City of Texarkana, Arkansas Board of Directors will consider a resolution to place a clean-up lien on the property located at 701 Prince. Following the passage of the resolution, a lien for the enclosed invoice will be placed on the Miller County tax books as delinquent taxes and collected accordingly.

Total lien Amount: \$220.00

The Board of Directors meeting is Scheduled for Monday, October 7th, 2024, at 6:00 pm in the second (2nd) floor Board Room of Texarkana, Arkansas City Hall, 216 Walnut Street.

You may pay the enclosed invoice at any time prior to the Board Meeting scheduled for Monday October 7th, 2024, to avoid the placement of the lien on your property. Please contact this office (870)779-4977 should you desire additional information.

Sincerely,

Roger Douglas
Chief Building Official



CITY OF TEXARKANA ARKANSAS

DEPARTMENT OF PUBLIC WORKS

216 WALNUT ST 71854-6024

P O BOX 2711 TEXARKANA ARKANSAS 75504-2711

PHONE (870) 779-4971 – FAX (870) 773-2395

August 20th, 2024

**BHM Trading, LLC
445 West 40th St Suite 403145
Miami Beach, Fl 33140**

**Re: 723 Prince
Parcel# 1691130**

Dear Property Owner:

The City of Texarkana, Arkansas Board of Directors will consider a resolution to place a clean-up lien on the property located at 723 Prince. Following the passage of the resolution, a lien for the enclosed invoice will be placed on the Miller County tax books as delinquent taxes and collected accordingly.

Total lien Amount: \$220.00

The Board of Directors meeting is Scheduled for Monday, October 7th, 2024, at 6:00 pm in the second (2nd) floor Board Room of Texarkana, Arkansas City Hall, 216 Walnut Street.

You may pay the enclosed invoice at any time prior to the Board Meeting scheduled for Monday October 7th, 2024, to avoid the placement of the lien on your property. Please contact this office (870)779-4977 should you desire additional information.

Sincerely,

Roger Douglas
Chief Building Official



CITY OF TEXARKANA ARKANSAS

DEPARTMENT OF PUBLIC WORKS

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PHONE (870) 779-4971 – FAX (870) 773-2395

August 20th, 2024

**Raglin, Devondrick & Celine
PO Box 45882
Little Rock, Ar 72214**

**Re: 807 Prince
Parcel# 1691020**

Dear Property Owner:

The City of Texarkana, Arkansas Board of Directors will consider a resolution to place a clean-up lien on the property located at 807 Prince. Following the passage of the resolution, a lien for the enclosed invoice will be placed on the Miller County tax books as delinquent taxes and collected accordingly.

Total lien Amount: \$220.00

The Board of Directors meeting is Scheduled for Monday, October 7th, 2024, at 6:00 pm in the second (2nd) floor Board Room of Texarkana, Arkansas City Hall, 216 Walnut Street.

You may pay the enclosed invoice at any time prior to the Board Meeting scheduled for Monday October 7th, 2024, to avoid the placement of the lien on your property. Please contact this office (870)779-4977 should you desire additional information.

Sincerely,

Roger Douglas
Chief Building Official



CITY OF TEXARKANA ARKANSAS

DEPARTMENT OF PUBLIC WORKS

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August 20th, 2024

JMG Holdings
110 Jay Ln
Texarkana, Ar 71854

Re: 1205 Prince
Parcel# 1690660

Dear Property Owner:

The City of Texarkana, Arkansas Board of Directors will consider a resolution to place a clean-up lien on the property located at 1205 Prince. Following the passage of the resolution, a lien for the enclosed invoice will be placed on the Miller County tax books as delinquent taxes and collected accordingly.

Total lien Amount: \$220.00

The Board of Directors meeting is Scheduled for Monday, October 7th, 2024, at 6:00 pm in the second (2nd) floor Board Room of Texarkana, Arkansas City Hall, 216 Walnut Street.

You may pay the enclosed invoice at any time prior to the Board Meeting scheduled for Monday October 7th, 2024, to avoid the placement of the lien on your property. Please contact this office (870)779-4977 should you desire additional information.

Sincerely,

Roger Douglas
Chief Building Official



CITY OF TEXARKANA ARKANSAS

DEPARTMENT OF PUBLIC WORKS

216 WALNUT ST 71854-6024

P O BOX 2711 TEXARKANA ARKANSAS 75504-2711

PHONE (870) 779-4971 – FAX (870) 773-2395

August 20th, 2024

**GLAMF LLC
3024 Ella Way
Saint Cloud, FL 34771**

**Re: 1007 Prince
Parcel# 1690840**

Dear Property Owner:

The City of Texarkana, Arkansas Board of Directors will consider a resolution to place a clean-up lien on the property located at 1007 Prince. Following the passage of the resolution, a lien for the enclosed invoice will be placed on the Miller County tax books as delinquent taxes and collected accordingly.

Total lien Amount: \$220.00

The Board of Directors meeting is Scheduled for Monday, October 7th, 2024, at 6:00 pm in the second (2nd) floor Board Room of Texarkana, Arkansas City Hall, 216 Walnut Street.

You may pay the enclosed invoice at any time prior to the Board Meeting scheduled for Monday October 7th, 2024, to avoid the placement of the lien on your property. Please contact this office (870)779-4977 should you desire additional information.

Sincerely,

Roger Douglas
Chief Building Official



CITY OF TEXARKANA ARKANSAS

DEPARTMENT OF PUBLIC WORKS

216 WALNUT ST 71854-6024

P O BOX 2711 TEXARKANA ARKANSAS 75504-2711

PHONE (870) 779-4971 – FAX (870) 773-2395

August 20th, 2024

**Chism, Celine & Raglin, Devondrick
Po Box 45882
Little Rock, Ar 72214**

**Re: 1005 Prince
Parcel# 1690830**

Dear Property Owner:

The City of Texarkana, Arkansas Board of Directors will consider a resolution to place a clean-up lien on the property located at 1005 Prince. Following the passage of the resolution, a lien for the enclosed invoice will be placed on the Miller County tax books as delinquent taxes and collected accordingly.

Total lien Amount: \$220.00

The Board of Directors meeting is Scheduled for Monday, October 7th, 2024, at 6:00 pm in the second (2nd) floor Board Room of Texarkana, Arkansas City Hall, 216 Walnut Street.

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Sincerely,

Roger Douglas
Chief Building Official



CITY OF TEXARKANA ARKANSAS

DEPARTMENT OF PUBLIC WORKS

216 WALNUT ST 71854-6024

P O BOX 2711 TEXARKANA ARKANSAS 75504-2711

PHONE (870) 779-4971 - FAX (870) 773-2395

August 20th, 2024

**Chism, Celine & Raglin, Devondrick
2011 S Van Buren St
Little Rock, Ar 72204**

**Re: 1005 Prince
Parcel# 1690830**

Dear Property Owner:

The City of Texarkana, Arkansas Board of Directors will consider a resolution to place a clean-up lien on the property located at 1005 Prince. Following the passage of the resolution, a lien for the enclosed invoice will be placed on the Miller County tax books as delinquent taxes and collected accordingly.

Total lien Amount: \$220.00

The Board of Directors meeting is Scheduled for Monday, October 7th, 2024, at 6:00 pm in the second (2nd) floor Board Room of Texarkana, Arkansas City Hall, 216 Walnut Street.

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Sincerely,

Roger Douglas
Chief Building Official



CITY OF TEXARKANA ARKANSAS

DEPARTMENT OF PUBLIC WORKS

216 WALNUT ST 71854-6024

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PHONE (870) 779-4971 – FAX (870) 773-2395

August 20th, 2024

**Butcher, Mona
904 Euclid
Texarkana, Ar 71854**

**Re: 904 Euclid
Parcel# 1693730**

Dear Property Owner:

The City of Texarkana, Arkansas Board of Directors will consider a resolution to place a clean-up lien on the property located at 904 Euclid. Following the passage of the resolution, a lien for the enclosed invoice will be placed on the Miller County tax books as delinquent taxes and collected accordingly.

Total lien Amount: \$220.00

The Board of Directors meeting is Scheduled for Monday, October 7th, 2024, at 6:00 pm in the second (2nd) floor Board Room of Texarkana, Arkansas City Hall, 216 Walnut Street.

You may pay the enclosed invoice at any time prior to the Board Meeting scheduled for Monday October 7th, 2024, to avoid the placement of the lien on your property. Please contact this office (870)779-4977 should you desire additional information.

Sincerely,

Roger Douglas
Chief Building Official



CITY OF TEXARKANA ARKANSAS

DEPARTMENT OF PUBLIC WORKS

216 WALNUT ST 71854-6024

P O BOX 2711 TEXARKANA ARKANSAS 75504-2711

PHONE (870) 779-4971 – FAX (870) 773-2395

August 20th, 2024

**Freer, Paula
709 Hwy 355 E
Hope, Ar 71801**

**Re: 902 Euclid
Parcel# 1693750**

Dear Property Owner:

The City of Texarkana, Arkansas Board of Directors will consider a resolution to place a clean-up lien on the property located at 902 Euclid. Following the passage of the resolution, a lien for the enclosed invoice will be placed on the Miller County tax books as delinquent taxes and collected accordingly.

Total lien Amount: \$220.00

The Board of Directors meeting is Scheduled for Monday, October 7th, 2024, at 6:00 pm in the second (2nd) floor Board Room of Texarkana, Arkansas City Hall, 216 Walnut Street.

You may pay the enclosed invoice at any time prior to the Board Meeting scheduled for Monday October 7th, 2024, to avoid the placement of the lien on your property. Please contact this office (870)779-4977 should you desire additional information.

Sincerely,

Roger Douglas
Chief Building Official



CITY OF TEXARKANA ARKANSAS

DEPARTMENT OF PUBLIC WORKS

216 WALNUT ST 71854-6024

P O BOX 2711 TEXARKANA ARKANSAS 75504-2711

PHONE (870) 779-4971 – FAX (870) 773-2395

August 20th, 2024

**Nard, Amos & Neal, Bertha Lee
720 Euclid
Texarkana, Ar 71854**

**Re: 720 Euclid
Parcel# 1693730**

Dear Property Owner:

The City of Texarkana, Arkansas Board of Directors will consider a resolution to place a clean-up lien on the property located at 720 Euclid. Following the passage of the resolution, a lien for the enclosed invoice will be placed on the Miller County tax books as delinquent taxes and collected accordingly.

Total lien Amount: \$220.00

The Board of Directors meeting is Scheduled for Monday, October 7th, 2024, at 6:00 pm in the second (2nd) floor Board Room of Texarkana, Arkansas City Hall, 216 Walnut Street.

You may pay the enclosed invoice at any time prior to the Board Meeting scheduled for Monday October 7th, 2024, to avoid the placement of the lien on your property. Please contact this office (870)779-4977 should you desire additional information.

Sincerely,

Roger Douglas
Chief Building Official



CITY OF TEXARKANA ARKANSAS

DEPARTMENT OF PUBLIC WORKS

216 WALNUT ST 71854-6024

P O BOX 2711 TEXARKANA ARKANSAS 75504-2711

PHONE (870) 779-4971 – FAX (870) 773-2395

August 20th, 2024

**Silverdollardeeds
831 N Main Street
Orem, Ut 84057**

**Re: 1608 Line Ferry Rd
Parcel# 4950280**

Dear Property Owner:

The City of Texarkana, Arkansas Board of Directors will consider a resolution to place a clean-up lien on the property located at 1608 Line Ferry Rd. Following the passage of the resolution, a lien for the enclosed invoice will be placed on the Miller County tax books as delinquent taxes and collected accordingly.

Total lien Amount: \$220.00

The Board of Directors meeting is Scheduled for Monday, October 7th, 2024, at 6:00 pm in the second (2nd) floor Board Room of Texarkana, Arkansas City Hall, 216 Walnut Street.

You may pay the enclosed invoice at any time prior to the Board Meeting scheduled for Monday October 7th, 2024, to avoid the placement of the lien on your property. Please contact this office (870)779-4977 should you desire additional information.

Sincerely,

Roger Douglas
Chief Building Official



CITY OF TEXARKANA, AR

BOARD OF DIRECTORS

AGENDA TITLE: Adopt an Ordinance to rezone property located at 710 Phillips Lane, from R-3 Low Density Residential to A-1 Limited Mixed Use Rural for the purpose of operating a hobby farm. (Ward 1) (PWD-Planning) City Planner Jamie Finley

The applicant requests an emergency clause. An emergency clause requires a separate and distinct vote of the board and is valid only if there is a two-thirds vote of approval by the board. (Hdbk. Const. Amend 7)

AGENDA DATE: October 7, 2024

ITEM TYPE: Ordinance Resolution Other : _____

DEPARTMENT: PWD-Planning

PREPARED BY: Jamie Finley, City Planner

REQUEST: Rezone property located at 710 Phillips Lane, Texarkana, Arkansas, 71854 from R-3 Low Density Residential to a A-1 Limited Mixed Use Rural for the purpose of operating a hobby farm. Property is legally described as PT E/2 NW NE of Section 07, Township 16S, Range 28W, Texarkana, Miller County, Arkansas, containing 9.944 acres more or less.

EMERGENCY CLAUSE: Yes

SUMMARY: The Planning Commission recommendation is approval of this rezoning.

EXPENSE REQUIRED: 0

AMOUNT BUDGETED: 0

**APPROPRIATION
REQUIRED:** 0

**RECOMMENDED
ACTION:**

EXHIBITS: Ordinance, Memo to City Manager, location map, and zoning map

ORDINANCE NO. _____

AN ORDINANCE AMENDING ORDINANCE NO. K-286, AS AMENDED; FOR DECLARING AN EMERGENCY; AND FOR OTHER PURPOSES

WHEREAS, an application to amend the Land Use Plan was filed with the Planning Commission of the City of Texarkana, Arkansas, requesting the following described land located at 710 Phillips Lane (Ward 1), be rezoned, as applicable, from R-3 Low Density Residential to an A-1 Limited Mixed Use Rural for the purpose of operating a hobby farm:

PT E/2 NW NE of Section 07, Township 16S, Range 28W, Texarkana, Miller County, Arkansas, containing 9.944 acres more or less.

WHEREAS, the Planning Commission, after public hearing, has approved said application and recommended that the Board of Directors of the City of Texarkana, Arkansas, adopt the ordinance affecting said rezoning request;

NOW, THEREFORE, BE IT ORDAINED by the Board of Directors of the City of Texarkana, Arkansas, that:

Section 1: Ordinance No. K-286, as amended, should be amended to rezone the above-described property in the City of Texarkana, Arkansas, from R-3 Low Density Residential to an A-1 Limited Mixed Use Rural for the purpose of operating a hobby farm.

Section 2: This is solely a rezoning and no other action, conveyance, or release of interest.

Section 3: This action being necessary for the preservation of the public peace, health and safety, and a separate and distinct vote having been taken on this emergency clause, an emergency is therefore declared to exist, and this ordinance shall be in full force and effect from and after its passage and approval.

PASSED AND APPROVED this 7th day of October, 2024.

Allen L. Brown, Mayor

ATTEST:

Jenny Narens, Deputy City Clerk

APPROVED:

Joshua L. Potter, City Attorney



CITY OF TEXARKANA ARKANSAS

DEPARTMENT OF PUBLIC WORKS

216 WALNUT ST 71854-6024

P O BOX 2711 TEXARKANA ARKANSAS 75504-2711

PHONE (870) 779-4971 – FAX (870) 773-2395

MEMORANDUM

TO: Tyler Richards, City Manager

FROM: Jamie Finley, City Planner

DATE: September 16, 2024

SUBJECT: Board of Directors Agenda item for 10-7-2024, request approval to rezone property located at 710 Phillips Lane, Texarkana AR 71854 from R-3 Low Density Residential to A-1 Limited Mixed Use Rural.

LEGAL DESCRIPTION: The property is legally described as PT E/2 NW NE of Section 07, Township 16S, Range 28W, Texarkana, Miller County, Arkansas, containing 9.944 acres more or less. (Ward 1)

REASON FOR REQUEST: The applicant requests rezoning for the purpose of operating a hobby farm.

EXISTING LAND USES: Site: Vacant
North: Vacant
East: Residential
South: Hwy 151
West: Residential

EXISTING ZONING: Site: R-3 Low Density Residential
North: R-3 Low Density Residential
East: R-3 Low Density Residential
South: R-1 Rural Residential
West: R-3 Low Density Residential

COMPATIBILITY WITH EXISTING ZONING: The property located at 710 Phillips Lane is designated as Mixed-Use Commercial in the 2040 Comprehensive Plan. Mixed use commercial areas are designed to accommodate a mix of uses and development in the City with a variety of buildings. A key change is allowing multi-family residential uses by right within this district. Residential uses include multifamily developments and single family residential which would likely be patio homes, townhomes or row house models.

While the planned use is not consistent with the current Comprehensive Plan, this property is surrounded by large parcels with single family homes

similar to the planned use. This property has been undeveloped since at least 1995.

UTILITIES & TRANSPORTATION NETWORK:

UTILITIES: 12" on south side of Phillips (north side of property)
Sewer: None
Fire Hydrant: North edge of property on Phillips Lane

TRANSPORTATION: Local: Phillips

CONFORMANCE WITH APPLICABLE ORDINANCES AND/OR STATE STATUTES:

The *Arkansas Code of 1987 Annotated (14-56-422B)* requires the following – “All plans, recommended ordinances, and regulations shall be adopted through the following procedure for adoption of plans and regulations:

- (1) (A) The Planning Commission shall hold a public hearing on the plans, ordinances, and regulations proposed under this subchapter.

(B) Notice of public hearing shall be published in a newspaper of general circulation in the city, at least (1) time fifteen days prior to the hearing.
- (2) Following the public hearing, proposed plans may be adopted, and proposed ordinance and regulations may be recommended as presented, or in modified form, by a majority vote of the entire commission.
- (3) Following its adoption of plans and recommendation of ordinances and regulations, the commission shall certify adopted plans of recommended ordinances and regulations to the legislative body of the city for its adoption.
- (4) The legislative body of the city may return the plans and recommended ordinances and regulations to the commission for further study or rectification, or, by a majority vote of the entire membership, may, by ordinance or resolution, adopt the plans and recommended ordinances or regulations submitted by the commission. However, nothing in this subchapter shall be construed to limit the city board's authority to recall the ordinances and resolutions by a vote of a majority of the council.
- (5) Following adoption by the legislative body, the adopted plans, ordinances, and regulations shall be filed in the office of the City Clerk. The City Clerk shall file, with the county recorder of the counties in which territorial jurisdiction is being exercised such plans, ordinances, and regulations as pertain to the territory beyond the corporate limits.

The required notice was published in the Sunday, August 25, 2024 edition of the Texarkana Gazette. The City notified eight (8) property owners by regular postal mail within three hundred feet (300') as required by the Texarkana Arkansas Code of Ordinances.

OPPOSITION: None

PLANNING COMMISSION CERTIFICATION:

The Planning Commission met on September 10, 2024, and certified recommendation to rezone the property described previously in this document under "Legal Description". A motion was made by Commissioner Cori Mobbs seconded by Commissioner Jason Dupree. Motion passed with a roll call vote of 6-0, with one vacancy.

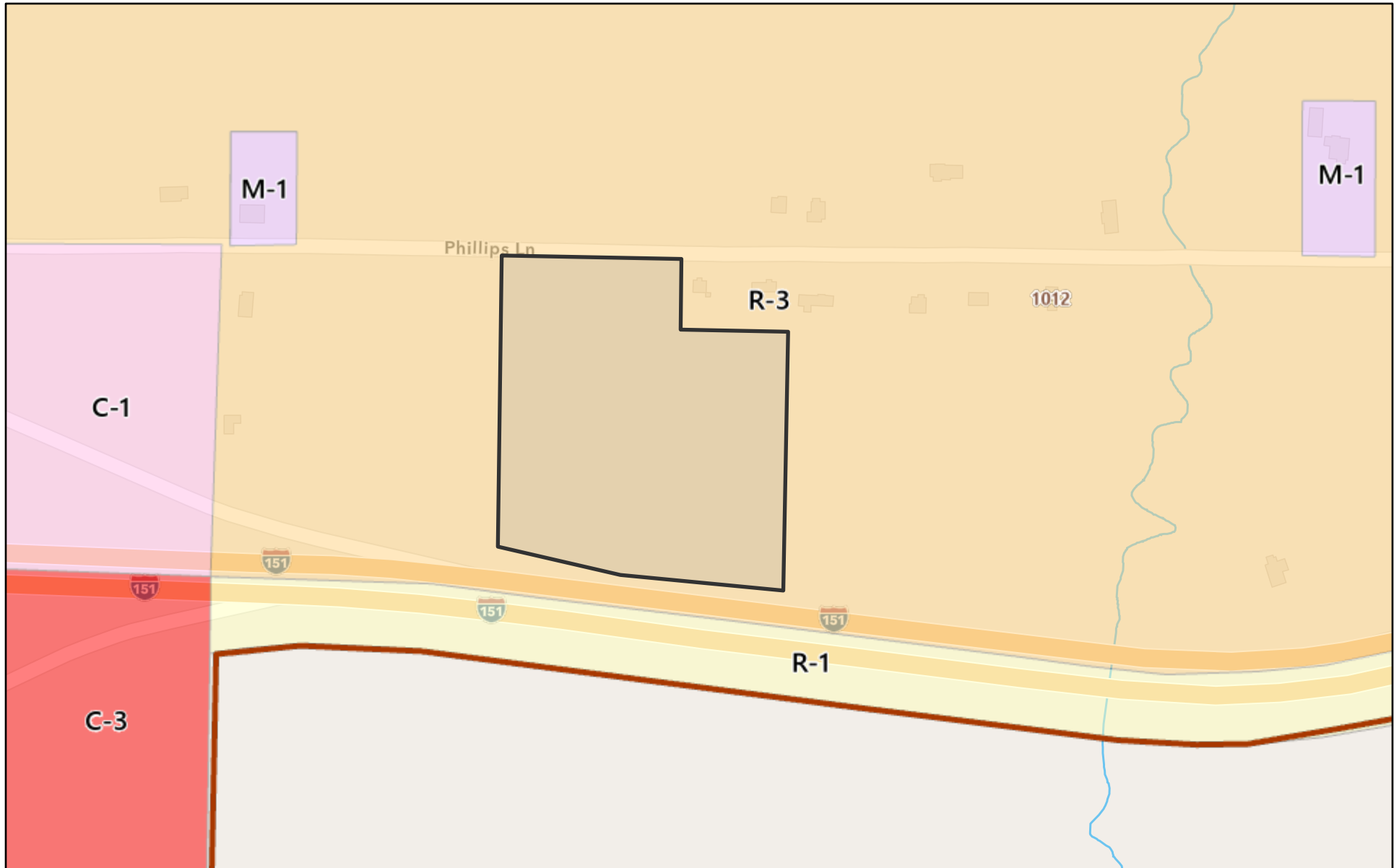
Anderson Neal	Absent
Anita Pickett	Yes
Chris Owens	Yes
Jason Dupree	Yes
Randall Hickerson	Yes
Boots Thomas, Chairperson	Yes
Cori Mobbs	Yes

**BOARD ACTION
REQUESTED:**

The City Board is requested to approve the rezoning request described previously in this document.

The *Arkansas Code of 1987 Annotated* requires every ordinance to be read three times before adoption. These three readings may all occur at the same meeting or at the second and third subsequent meetings after the first reading of the ordinance.

710 Phillips Zoning



8/2/2024, 9:05:11 AM

City Limits Outline

Texarkana, AR

SiteAddressPoint

Texarkana AR Zoning

C-1

C-3

M-1

R-1

R-3

1:4,593

0 0.03 0.07 0.13 mi

0 0.05 0.1 0.2 km

Esri Community Maps Contributors, City of Texarkana, TWU, Arkansas GIS Office, Texas Parks & Wildlife, © OpenStreetMap, Microsoft, Esri, TomTom,

Miller County

Assessor's Office

Joyce Dennington, Assessor

VILANOVA, JUSTIN MATLOCK & MATLOCK, DEANNA

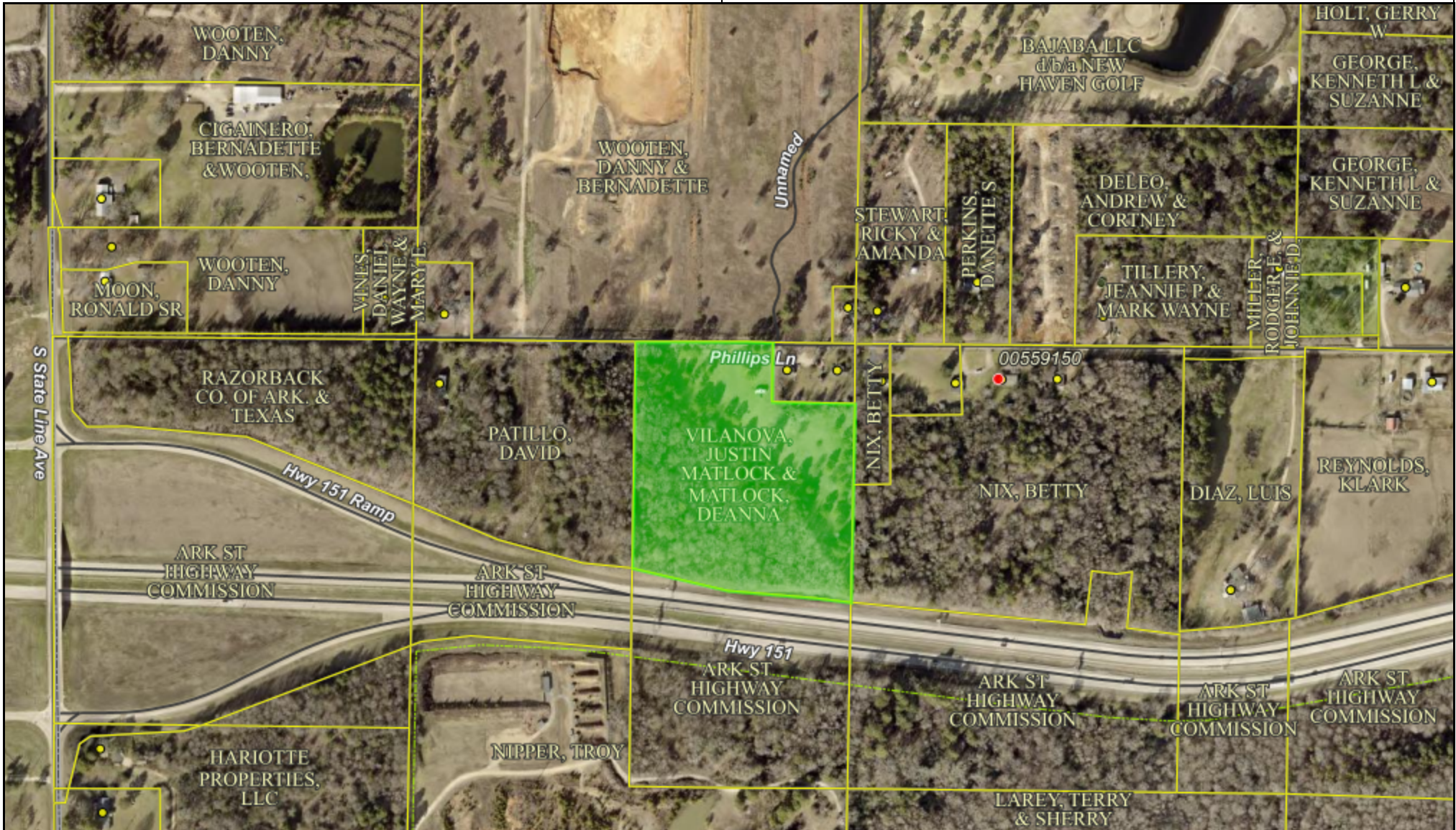
Address: 710 PHILIPS LN

Legal: PT E/2 NW NE

Parcel: 00559600

RPID: 9684

Acres: 9.944



Date Created: 8/2/2024
Created By: actDataScout

710 Phillips Lane

1 inch = 414 feet

This map should be used for reference purposes only and should not be considered a legal document. While every effort has been made to ensure the accuracy of this product, the publisher accepts no responsibility for any errors or omissions nor for any loss or damage alleged to be suffered by anyone as a result of the publication of this map and the notations on it, or as a result of the use or misuse of the information provided herein.



CITY OF TEXARKANA, AR

BOARD OF DIRECTORS

AGENDA TITLE: Adopt an Ordinance to amend Ordinance No. L-180 to reflect the minimum area of a Planned Unit Development (PUD) to be two (2) acres. (PWD-Planning) City Planner Jamie Finley

AGENDA DATE: October 7, 2024

ITEM TYPE: Ordinance Resolution Other :

DEPARTMENT: PWD-Planning

PREPARED BY: Jamie Finley, City Planner

REQUEST: Amend Ordinance No. L-180 to reflect the minimum area of a Planned Unit Development (PUD) to be two (2) acres. Section 28-24. (PUD) (e) (1) stipulates the minimum area for a (PUD) to be not less than (2) acres however, Section 28-24. (PUD) (b) (2) stipulates the minimum area to be one-fourth (.25) acres. Amending this ordinance will bring the two sections into agreement.

EMERGENCY CLAUSE: N/A

SUMMARY: The Planning Commission recommendation is approval of this request.

EXPENSE REQUIRED: 0

AMOUNT BUDGETED: 0

**APPROPRIATION
REQUIRED:** 0

**RECOMMENDED
ACTION:**

EXHIBITS: Ordinance, Memo to City Manager, and recommended revision

ORDINANCE NO. _____

AN ORDINANCE AMENDING ORDINANCE NO. L-180 TO REFLECT THE MINIMUM SIZE OF A PLANNED UNIT DEVELOPMENT ZONING DISTRICT TO BE TWO ACRES; AND FOR OTHER PURPOSES

WHEREAS, a request was made by Public Works/City Planner to the Planning Commission to amend Ordinance No. L-180, to clarify conflicting sections of the *City of Texarkana, Arkansas, Code of Ordinances*, regarding the minimum size of a Planned Unit Development zoning district; and

WHEREAS, the Planning Commission, after public hearing, approved said request and recommended that the Board of Directors of the City of Texarkana, Arkansas, adopt the amendment to the ordinance;

NOW, THEREFORE, BE IT ORDAINED by the Board of Directors of the City of Texarkana, Arkansas, that Ordinance No. L-180, be amended to reflect that the minimum size of a Planned Unit Development zoning district shall be two (2) acres.

PASSED AND APPROVED this 7th day of October, 2024.

Allen L. Brown, Mayor

ATTEST:

Jenny Narens, Deputy City Clerk

APPROVED:

Joshua L. Potter, City Attorney

ORDINANCE IN CONTRADICTION: Contradicts minimum size for Planned Unit Development

Section 28-24. Planned unit development

(b) *Standards of development*

(2) *Minimum district area.* **The minimum area for a "PUD" planned unit development district shall be ~~one-fourth (0.25) acre~~ two (2) acres.** In calculating the minimum area for a PUD district, the measurements shall include the area of all dedicated streets entirely within the boundary of the proposed PUD and one-half ($\frac{1}{2}$) of the area of all boundary or perimeter streets.

(e) *Administration and Enforcement*

(1) *Review standards.* The planning commission shall investigate and ascertain that the plans for a planned unit development meet the following conditions:

- a. **That the tract of land for the entire project comprises not less than two (2) acres.**



CITY OF TEXARKANA, ARKANSAS
DEPARTMENT OF PUBLIC WORKS
216 WALNUT STREET 71854-6024
PO BOX 2711 – TEXARKANA, ARKANSAS 75504-2711
PHONE (870) 779-4971 – FAX (870) 773-2395

MEMORANDUM

TO: Tyler Richards, City Manager

FROM: Jamie Finley, City Planner

DATE: September 18, 2024

SUBJECT: Board of Directors Agenda item for October 7, 2024 – Request by Public Works/Planning to adopt an ordinance to amend Ordinance L-180 to reflect the minimum area of a planned unit development to be two (2) acres.

REASON FOR REQUEST:

Section 28-24. Planned unit development (e) (1) stipulates the minimum area for a Planned Unit Development to be not less than (2) acres however, Section 28-24. Planned unit development (b) (2) stipulates the minimum area to be one-fourth (.25) acres. Amending this ordinance will bring the two sections into agreement. Also, one-fourth an acre has not proven to be a practical size in practice for the purpose for which planned unit developments serve.

CONFORMANCE WITH APPLICABLE ORDINANCES AND/OR STATE STATUTES:

The required notice was published in the Sunday, August 25, 2024 edition of the Texarkana Gazette.

OPPOSITION: None

PLANNING COMMISSION CERTIFICATION:

The Planning Commission met on September 10, 2024, to review this request. On a motion by Commissioner Cori Mobbs, seconded by Commissioner Chris Owens, a roll call vote to support a recommendation passed 6-0, 1 with one Absent.

Anderson Neal	Absent
Boots Thomas	Yes
Chris Owens	Yes
Jason Dupree	Yes
Randall Hickerson	Yes
Anita Pickett	Yes
Cori Mobbs	Yes

BOARD OF DIRECTORS ACTION REQUESTED:

Request to adopt an ordinance to amend Ordinance L-180 to reflect the minimum area of a planned unit development to be two (2) acres.



CITY OF TEXARKANA, AR

BOARD OF DIRECTORS

AGENDA TITLE: Adopt an Ordinance to amend Ordinance No. L-61 to add the word “overlay” after each occurrence of the term “R-1 Rural Residential” in Section 28-75. Temporary secondary dwelling units of the *City of Texarkana, Arkansas, Code of Ordinances*. (PWD-Planning) City Planner Jamie Finley

AGENDA DATE: October 7, 2024

ITEM TYPE: Ordinance Resolution Other : _____

DEPARTMENT: Public Works/Planning

PREPARED BY: Jamie Finley

REQUEST: Amend Ordinance No. L-61 to add the word “overlay” after each occurrence of the term “R-1 Rural Residential” in Section 28-75. Temporary secondary dwelling units of the City of *Texarkana, Arkansas, Code of Ordinances*. Secondary dwellings are only allowed in the R-1 Rural Residential Overlay zone as indicated in Section 28-21. - Residential districts however, the term “overlay” was omitted from Section 28-75. - Temporary secondary dwelling units. Adding this term will bring the two sections into agreement.

EMERGENCY CLAUSE: N/A

SUMMARY: The Planning Commission recommendation is approval of this request.

EXPENSE REQUIRED: 0

AMOUNT BUDGETED: 0

**APPROPRIATION
REQUIRED:** 0

**RECOMMENDED
ACTION:**

EXHIBITS: Ordinance, Memo to City Manager, and recommended revision

ORDINANCE NO. _____

AN ORDINANCE AMENDING ORDINANCE NO. L-61 TO ADD THE WORD “OVERLAY” AFTER EACH OCCURRENCE OF THE TERM “R-1 RURAL RESIDENTIAL” IN SECTION 28-75 OF THE *CITY OF TEXARKANA, ARKANSAS, CODE OF ORDINANCES*; AND FOR OTHER PURPOSES

WHEREAS, a request was made by the City Planner Jamie Finley to the Planning Commission to amend Ordinance No. L-61, to add the word “overlay” after each occurrence of the term “R-1 Rural Residential in Section 28-75 of *the City of Texarkana, Arkansas, Code of Ordinances*; and

WHEREAS, temporary secondary dwellings are only allowed in the R-1 Rural Residential Overlay zone as indicated in Section 28-21 – Residential Districts, but the term “overlay” was omitted from Section 28-75 – Temporary Secondary Dwelling Units; and

WHEREAS, the Planning Commission, after public hearing, approved said request and recommended that the Board of Directors of the City of Texarkana, Arkansas, adopt the amendment to the ordinance;

NOW, THEREFORE, BE IT ORDAINED by the Board of Directors of the City of Texarkana, Arkansas, that Ordinance No. L-61, be amended, and the word “overlay” shall be added after each occurrence of the term “R-1 Rural Residential” in Section 28-75 of the *City of Texarkana, Arkansas, Code of Ordinances*.

PASSED AND APPROVED this 7th day of October, 2024.

Allen L. Brown, Mayor

ATTEST:

Jenny Narens, Deputy City Clerk

APPROVED:

Joshua L. Potter, City Attorney



CITY OF TEXARKANA, ARKANSAS
DEPARTMENT OF PUBLIC WORKS
216 WALNUT STREET 71854-6024
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MEMORANDUM

TO: Tyler Richards, City Manager

FROM: Jamie Finley, City Planner

DATE: September 18, 2024

SUBJECT: Board of Directors Agenda item for October 7, 2024 – Request to adopt an ordinance to amend Ordinance L-61 to add the word “overlay” after each occurrence of the term “R-1 Rural Residential” in Section 28-75. Temporary secondary dwelling units of the *Texarkana Arkansas Code of Ordinances*.

REASON FOR REQUEST:

Temporary secondary dwellings are only allowed in the R-1 Rural Residential Overlay zone as indicated in Section 28-21. - Residential districts however, the term “overlay” was omitted from Section 28-75. - Temporary secondary dwelling units. Adding this term will bring the two sections into agreement.

CONFORMANCE WITH APPLICABLE ORDINANCES AND/OR STATE STATUTES:

The required notice was published in the Sunday, August 25, 2024 edition of the Texarkana Gazette.

OPPOSITION: None

PLANNING COMMISSION CERTIFICATION:

The Planning Commission met on September 10, 2024, to review this request. On a motion by Commissioner Cori Mobbs, seconded by Commissioner Chris Owens, a roll call vote to support a recommendation passed 6-0, 1 with one absent.

Anderson Neal	Absent
Boots Thomas	Yes
Chris Owens	Yes
Jason Dupree	Yes
Randall Hickerson	Yes
Anita Pickett	Yes
Cori Mobbs	Yes

BOARD OF DIRECTORS ACTION REQUESTED:

Request to adopt an ordinance to amend Ordinance L-61 to add the word “overlay” after each occurrence of the term “R-1 Rural Residential” in Section 28-75. Temporary secondary dwelling units of the *Texarkana Arkansas Code of Ordinances*.

Permitted Uses		Zoning District					
		R-1	R-2	R-3	RM	R4	R-1 Overlay
	Rooming or boarding house					X	
	Guest/servant quarters	CU	CU	CU	CU	CU	
	Single-wide manufactured home				X		
	Temporary secondary dwelling unit (RV)						X
	Child care family home—Resident (CCFH-R)	X		CU	CU	CU	
	Child care family home—Nonresident(CCFH-NR)	CU		CU	CU	CU	
(2)	<i>Community facilities and related uses.</i>						
	Church or other place of worship, subject to article VI, section 28-57	CU	CU	CU	CU	CU	
	Country club	CU	CU	CU	CU	CU	
	Club or lodge	CU	CU	CU	CU	CU	
	Community or public building	CU	CU	CU	CU	CU	
	Hospital, health center, institution for aged, children or special needs			CU	CU	CU	
	Public park or recreational facility	CU	CU	CU	CU	CU	

Sec. 28-75. Temporary secondary dwelling units.

Temporary secondary dwelling units may be located on the site of an existing permanent dwelling unit in the R-1 Rural Residential overlay zone upon issuance of a certificate of occupancy by the building official or his designee. The owner of one and one-half (1½) acres of land or more having only one (1) permanent residence on the entire property, which he uses for his own personal residence may apply for a certificate of occupancy to locate up to two (2) temporary secondary dwelling units beneficial to the owner but not for rental for money to the general public. Recreational vehicles and single-wide manufactured homes (constructed after June 15, 1976) shall be deemed temporary secondary dwelling units in the R-1 Rural Residential overlay zone. The site containing the temporary secondary dwelling unit(s) shall have adequate land area to permit all dwelling unit(s) to meet the required setbacks, lot area, and lot coverage requirements for the R-1 Rural Residential overlay zone. Municipal water and sanitary sewer service are important considerations governing secondary dwelling units as well as neighborhood compatibility. Provided however, that the issuance shall be subject to the following conditions:

- (1) The applicant (property owner) shall sign a statement recognizing that:
 - a. The permit is temporary based on the issuance of the certificate of occupancy from the building official and granted to the specific occupant(s) designated by the owner (restricted to family member(s) only);
 - b. The permit is an exception under the manufactured home ordinance; and
 - c. The property owner will abide by the conditions contained in this ordinance.
- (2) The temporary secondary dwelling unit(s) may not be sold as a part of the conveyance of the property on which they are located.
- (3) Permits are not transferable.
- (4) If, by action of the owner, the property is rezoned the temporary permit is automatically revoked and the temporary secondary dwelling unit(s) shall be removed.
- (5) If the property is reduced in size to less than one and one-half (1½) acres, the temporary certificate of occupancy is automatically revoked and the temporary secondary dwelling unit(s) shall be removed.
- (6) Should the property owner choose to construct another permanent residence on the property where temporary certificate(s) of occupancy have been issued for secondary dwelling unit(s), the temporary certificate(s) of occupancy are automatically revoked and the temporary secondary dwellings shall be removed. Furthermore, the property owner shall comply with all city codes regarding lot size, setbacks, access, and subdivision regulations for tracts of land less than five (5) acres.
- (7) The manufactured home(s) and/or recreational vehicle(s) shall meet all setbacks, lot coverage, and height requirements. *Note:* Refer to article IV, subsection 24-73(d)(4)d.

(Ord. No. L-61, § 12, 8-6-01; Ord. No. L-144, § 5, 10-6-03)