

**BENTON CITY COUNCIL AGENDA  
October 27, 2025**

**IMMEDIATELY FOLLOWING THE AGENDA MEETING**

- I. **CALL TO ORDER** **Mayor Tom Farmer**
- II. **INVOCATION** **Rev. Russell Hull**
- III. **PLEDGE OF ALLEGIANCE** **Council Member Reed**
- IV. **ROLL CALL** **City Clerk**
- V. **STATEMENT OF FOIA COMPLIANCE & ROLL CALL** **City Clerk**

I affirm that I have not engaged in any prohibited discussion, deliberation, or polling regarding any item on this meeting's agenda outside of a properly noticed and open meeting, in compliance with the Arkansas Freedom of Information Act, as amended by Act 505 of 2025.
- VI. **APPROVAL OF MINUTES** **September 22, 2025  
Regular Meeting**
- VII. **COMMITTEE REPORTS & MOTIONS**
  - RESOLUTION NO. 95 OF 2025** **MAYOR TOM FARMER**

**A RESOLUTION EXPRESSING THE WILLINGNESS OF THE CITY OF BENTON TO UTILIZE ARKANSAS DIVISION OF EMERGENCY MANAGEMENT FUNDS FOR HAZARD MITIGATION AT WESTERN WOODS SUBDIVISION; AND FOR OTHER PURPOSES**
  - 1. **A&P COMMISSION COMMITTEE** **Council Member Brown/Baptist**

**RESOLUTION NO. 81 OF 2025**  
**A RESOLUTION RATIFYING AND CONFIRMING THE APPOINTMENT OF ELGIN HAMNER AS COMMISSIONER TO THE BENTON A&P COMMISSION; AND FOR OTHER PURPOSES**
  - 2. **ANIMAL SERVICES COMMITTEE** **Council Member Villines/Hamm**
  - 3. **COMMISSIONS COMMITTEE** **Council Member Spencer-Cole/Reed**
  - 4. **COMMUNITY SERVICE** **Council Member Reed/Spencer-Cole**

**RESOLUTION NO. 82 OF 2025**  
**A RESOLUTION TO REQUEST THE SALINE COUNTY TAX COLLECTOR PLACE A CERTIFIED LIEN AGAINST REAL PROPERTY LOCATED AT 2014 WEST LAKEVIEW DRIVE AS A RESULT OF INCURRED EXPENSES BY THE CITY OF BENTON IN ACCORDANCE WITH STATE LAW AND CITY ORDINANCE; AND FOR OTHER PURPOSES**

**RESOLUTION NO. 83 OF 2025**

**A RESOLUTION TO REQUEST THE SALINE COUNTY TAX COLLECTOR PLACE A CERTIFIED LIEN AGAINST REAL PROPERTY LOCATED AT 3104 LAVA LANE AS A RESULT OF INCURRED EXPENSES BY THE CITY OF BENTON IN ACCORDANCE WITH STATE LAW AND CITY ORDINANCE; AND FOR OTHER PURPOSES**

**RESOLUTION NO. 84 OF 2025**

**A RESOLUTION TO REQUEST THE SALINE COUNTY TAX COLLECTOR PLACE A CERTIFIED LIEN AGAINST REAL PROPERTY LOCATED AT 723 DENTON STREET AS A RESULT OF INCURRED EXPENSES BY THE CITY OF BENTON IN ACCORDANCE WITH STATE LAW AND CITY ORDINANCE; AND FOR OTHER PURPOSES**

**RESOLUTION NO. 85 OF 2025**

**A RESOLUTION TO REQUEST THE SALINE COUNTY TAX COLLECTOR PLACE A CERTIFIED LIEN AGAINST REAL PROPERTY LOCATED AT 1714 HUNTLEY ROAD AS A RESULT OF INCURRED EXPENSES BY THE CITY OF BENTON IN ACCORDANCE WITH STATE LAW AND CITY ORDINANCE; AND FOR OTHER PURPOSES**

**RESOLUTION NO. 86 OF 2025**

**A RESOLUTION TO REQUEST THE SALINE COUNTY TAX COLLECTOR PLACE A CERTIFIED LIEN AGAINST REAL PROPERTY LOCATED AT 1406 HIGHWAY 35 AS A RESULT OF INCURRED EXPENSES BY THE CITY OF BENTON IN ACCORDANCE WITH STATE LAW AND CITY ORDINANCE; AND FOR OTHER PURPOSES**

**5. FINANCE COMMITTEE Council Member Brown/Morrow**

**RESOLUTION NO. 87 OF 2025**

**A RESOLUTION AUTHORIZING THE CITY TO ENTER INTO A NON-EXCLUSIVE POLE ATTACHMENT AGREEMENT WITH UPN; AND FOR OTHER PURPOSES**

**RESOLUTION NO. 88 OF 2025**

**A RESOLUTION AUTHORIZING THE MAYOR AND THE CHIEF FINANCIAL OFFICER TO APPLY FOR GRANT FUNDING THROUGH THE DIVISION OF ARKANSAS HERITAGE FOR THE PURPOSES OF SECURING FUNDING FOR TRAINING OF ONE HISTORIC DISTRICT COMMISSIONER, NOT TO EXCEED \$3,000; AND FOR OTHER PURPOSES**

**RESOLUTION NO. 89 OF 2025**

**A RESOLUTION AUTHORIZING THE MAYOR AND THE CHIEF FINANCIAL OFFICER TO APPLY FOR GRANT FUNDING THROUGH THE DIVISION OF ARKANSAS HERITAGE FOR THE PURPOSES OF COMPLETING AN ARKANSAS RESOURCES SURVEY WITHIN THE HISTORIC DOWNTOWN DISTRICT OF BENTON; AND FOR OTHER PURPOSES**

**RESOLUTION NO. 90 OF 2025**

**A RESOLUTION DECLARING CERTAIN PROPERTY AS SURPLUS; AND AUTHORIZING THE SALE OF THE SURPLUS PROPERTY AT AUCTION; AND FOR OTHER PURPOSES**

**RESOLUTION NO. 91 OF 2025**

**A RESOLUTION APPROVING A CONTRACT WITH MWI ANIMAL HEALTH FOR THE PURCHASE OF DOG AND CAT KENNELS TO OUTFIT THE NEW ANIMAL SERVICES SHELTER AND AMENDING THE 2025 ANIMAL SERVICES BUDGET TO INCREASE THE APPROPRIATION IN THE AMOUNT OF \$583,381.99; AND FOR OTHER PURPOSES**

- 6. PARKS COMMITTEE** **Council Member Hart/Lee**

**ORDINANCE NO. 50 OF 2025**  
**AN ORDINANCE SETTING PROGRAMMING RATES FOR THE PARKS AND RECREATION DEPARTMENT FOR THE 2026 SEASON; AND FOR OTHER PURPOSES**
- 7. PERSONNEL/HEALTH & SAFETY COMMITTEE** **Council Member Donnor/Baptist**

**ORDINANCE NO. 51 OF 2025**  
**AN ORDINANCE MODIFYING THE CITY OF BENTON PAY STRUCTURE FOR ALL GENERAL FUND, STREET, ANIMAL SERVICES, AND PARKS DEPARTMENT OFFICIALS & EMPLOYEES; AND FOR OTHER PURPOSES**
- 8. P&Z COMMISSION** **Council Member Spencer-Cole**

**ORDINANCE NO. 52 OF 2025**  
**AN ORDINANCE REZONING 2011 WATTS ROAD IN THE CITY OF BENTON, SALINE COUNTY, ARKANSAS, FROM R1 SINGLE FAMILY DISTRICT TO R5 MULTI FAMILY DISTRICT; AND FOR OTHER PURPOSES**

**ORDINANCE NO. 53 OF 2025**  
**AN ORDINANCE REZONING 15228 I-30 IN THE CITY OF BENTON, SALINE COUNTY, ARKANSAS, FROM R5 MULTI FAMILY DISTRICT & C3 SERVICE COMMERCIAL TO C3 SERVICE COMMERCIAL ONLY; AND FOR OTHER PURPOSES**

**ORDINANCE NO. 54 OF 2025**  
**AN ORDINANCE REZONING 2319 KELSO CIRCLE IN THE CITY OF BENTON, SALINE COUNTY, ARKANSAS, FROM R2 SINGLE FAMILY DISTRICT DETACHED HOUSING TO C2 GENERAL COMMERCIAL; AND FOR OTHER PURPOSES**

**ORDINANCE NO. 55 OF 2025**  
**AN ORDINANCE REZONING 825 N. MAIN STREET IN THE CITY OF BENTON, SALINE COUNTY, ARKANSAS, FROM R2 SINGLE FAMILY DISTRICT DETACHED HOUSING TO C1 NEIGHBORHOOD COMMERCIAL; AND FOR OTHER PURPOSES**

**ORDINANCE NO. 56 OF 2025**  
**AN ORDINANCE REZONING THE WEST 268.5 FEET OF PARCEL #805-19866-000 AND PARCEL #805-19868-000 IN THE CITY OF BENTON, SALINE COUNTY, ARKANSAS, FROM AG AGRICULTURAL TO C2 GENERAL COMMERCIAL; AND FOR OTHER PURPOSES**

**9. PUC COMMISSION**

**Council Member Hart**

**10. STREETS COMMITTEE**

**Council Member Hamm/Baptist**

**RESOLUTION NO. 92 OF 2025**

**A RESOLUTION ACCEPTING THE LOWEST ACCEPTABLE BID FROM REDSTONE CONSTRUCTION IN THE AMOUNT OF \$44,173.00 FOR PHASE ONE OF THE SOUTHWEST TRAIL; AND FOR OTHER PURPOSES**

**RESOLUTION NO. 93 OF 2025**

**A RESOLUTION AUTHORIZING THE MAYOR OF THE CITY OF BENTON, ARKANSAS, TO EXECUTE AN AGREEMENT FOR DONATION OF REAL ESTATE TO SALINE COUNTY FOR THE SOUTHWEST TRAIL PROJECT; AND FOR OTHER PURPOSES**

**RESOLUTION NO. 94 OF 2025**

**A RESOLUTION ACCEPTING THE LOWEST ACCEPTABLE BID FROM JCON INC., IN THE AMOUNT OF \$611,377.50 FOR THE CROSS-STREET DRAINAGE IMPROVEMENT; AND FOR OTHER PURPOSES**

**VIII.**

**Old Business**

**IX.**

**Public Comments**

**X.**

**Adjourn**

**MINUTES OF THE BENTON CITY COUNCIL**  
**Regular Session**  
**September 22, 2025**  
**Benton City Hall**

**Benton City Council was called to order at 5:37 p.m.**

**The invocation was given by Matt Basford, Pastor Trinity Baptist Church.**

**Council Member Spencer-Cole led the pledge of allegiance.**

**Roll was called.**

**The following people were in attendance:**

**Council Member Frank Baptist  
Council Member Ann Spencer-Cole  
Council Member Bill Donnor  
Council Member Judd Hart  
Cindy Stracener, City Clerk  
Tom Farmer, Mayor**

**Council Member Steve Brown  
Council Member Evelyn Reed  
Council Member Jeff Morrow  
Council Member Jeff Hamm  
Baxter Drennon, City Attorney**

**When the roll was called (8) council members were present. Council Member Lee and Council Member Villines were absent. A quorum was declared.**

**Council Member Hamm made a motion to approve August 25, 2025, city council meeting minutes. Second, by Council Member Reed. The Mayor called for a voice vote. All council members present voted in the affirmative. The August 25, 2025, council minutes were approved with 8 affirmative votes and 2 absent.**

**The city clerk read the Statement of FOIA Compliance – I affirm that I have not engaged in any prohibited discussion, deliberation, or polling regarding any item on this meeting’s agenda outside of a properly noticed and open meeting, in compliance with the Arkansas Freedom of Information Act, as amended by Act 505 of 2025. Roll was called which resulted in Council Member Baptist yes, Council Member Brown yes, Council Member Spencer-Cole yes, Council Member Reed yes, Council Member Donnor yes, Council Member Morrow yes, Council Member Hart yes, Council Member Villines absent, Council Member Lee absent, and Council Member Hamm yes.**

**The next item on the agenda was committee reports and motions.**

**There was not a report from the Advertising and Promotion Commission, Animal Services Committee, the Commission Committee, Public Utility Commission, Parks Committee, Personnel/Health & Safety Committee or Street Committee.**

**Council Member Reed was recognized for a report from the Community Service Committee. Council Member Reed made a motion to read and adopt Ordinance 47 of 2025 – An Ordinance To Establish and Lay Off Benton Municipal Property Owners’ Multipurpose Improvement District No. 141 (Rosemary Fields Subdivision); and For Other Purposes. Seconded by Council Member Donnor. The ordinance was read. The Mayor asked for any questions or**

comments, none. Roll was called which resulted in Council Member Baptist yes, Council Member Brown yes, Council Member Spencer-Cole yes, Council Member Reed yes, Council Member Donnor yes, Council Member Morrow yes, Council Member Hart yes, Council Member Villines absent, Council Member Lee absent, and Council Member Hamm yes. Ordinance 47 of 2025 was adopted with 8 affirmative votes and 2 absent.

Council Member Reed made a motion to adopt Resolution 73 of 2025 – A Resolution To Request the Saline County Tax Collector Place a Certified Lien Against Real Property Located 211 East North Street as a Result of Incurred Expenses by the City of Benton in Accordance with State Law and City Ordinance; and For Other Purposes. Seconded by Council Member Morrow. The resolution was read by title. The Mayor asked if anyone was here for this property, no one came forward. He asked for any questions or comments, none. Roll was called which resulted in Council Member Baptist yes, Council Member Brown yes, Council Member Spencer-Cole yes, Council Member Reed yes, Council Member Donnor yes, Council Member Morrow yes, Council Member Hart yes, Council Member Villines absent, Council Member Lee absent and Council Member Hamm yes. Resolution 73 of 2025 was adopted with 8 affirmative votes and 2 absent.

Council Member Reed made a motion to adopt Resolution 74 of 2025 – A Resolution To Request the Saline County Tax Collector Place a Certified Lien Against Real Property Located 301 Troutt Avenue as a Result of Incurred Expenses by the City of Benton in Accordance with State Law and City Ordinance; and For Other Purposes. Seconded by Council Member Morrow. The resolution was read by title. The Mayor asked if anyone was here for this property, no one came forward. He asked for any questions or comments, none. Roll was called which resulted in Council Member Baptist yes, Council Member Brown yes, Council Member Spencer-Cole yes, Council Member Reed yes, Council Member Donnor yes, Council Member Morrow yes, Council Member Hart yes, Council Member Villines absent, Council Member Lee absent, and Council Member Hamm yes. Resolution 74 of 2025 was adopted with 8 affirmative votes and 2 absent.

Council Member Reed made a motion to adopt Resolution 75 of 2025 – A Resolution To Request the Saline County Tax Collector Place a Certified Lien Against Real Property Located 6606 Garvin Drive as a Result of Incurred Expenses by the City of Benton in Accordance with State Law and City Ordinance; and For Other Purposes. Seconded by Council Member Baptist. The resolution was read by title. The Mayor asked if anyone was here for this property, no one came forward. He asked for any questions or comments, none. Roll was called which resulted in Council Member Baptist yes, Council Member Brown yes, Council Member Spencer-Cole yes, Council Member Reed yes, Council Member Donnor yes, Council Member Morrow yes, Council Member Hart yes, Council Member Villines absent, Council Member Lee absent, and Council Member Hamm yes. Resolution 75 of 2025 was adopted with 8 affirmative votes and 2 absent.

Council Member Reed made a motion to adopt Resolution 76 of 2025 – A Resolution To Request the Saline County Tax Collector Place a Certified Lien Against Real Property Located 2502 Gattin Road as a Result of Incurred Expenses by the City of Benton in Accordance with State Law and City Ordinance; and For Other Purposes. Seconded by Council Member Morrow. The resolution was read by title. The Mayor asked if anyone was here for this property, no one came forward. He asked for any questions or comments, none. Roll was called which resulted in Council Member Baptist yes, Council Member Brown yes, Council Member Spencer-Cole yes, Council Member Reed yes, Council Member Donnor yes,

**Council Member Morrow yes, Council Member Hart yes, Council Member Villines absent, Council Member Lee absent, and Council Member Hamm yes. Resolution 76 of 2025 was adopted with 8 affirmative votes and 2 absent.**

**Council Member Reed made a motion to adopt Resolution 77 of 2025 – A Resolution To Request the Saline County Tax Collector Place a Certified Lien Against Real Property Located 803 Belaire Circle as a Result of Incurred Expenses by the City of Benton in Accordance with State Law and City Ordinance; and For Other Purposes. Second, by Council Member Spencer-Cole. The resolution was read by title. The Mayor asked if anyone was here for this property, no one came forward. He asked for any questions or comments, none. Roll was called which resulted in Council Member Baptist yes, Council Member Brown yes, Council Member Spencer-Cole yes, Council Member Reed yes, Council Member Donnor yes, Council Member Morrow yes, Council Member Hart yes, Council Member Villines absent, Council Member Lee absent, and Council Member Hamm yes. Resolution 77 of 2025 was adopted with 8 affirmative votes and 2 absent.**

**Council Member Brown was recognized for a report from the Finance Committee. Council Member Brown made a motion to read and adopt Ordinance 48 of 2025 – An Ordinance Waiving Competitive Bidding and Authorizing and Ratifying the Upgrade of Radios Through Command Communications for the Police Department; and For Other Purposes. Seconded by Council Member Baptist. The ordinance was read. The Mayor asked for any questions or comments, none. Roll was called which resulted in Council Member Baptist yes, Council Member Brown yes, Council Member Spencer-Cole yes, Council Member Reed yes, Council Member Donnor yes, Council Member Morrow yes, Council Member Hart yes, Council Member Villines absent, Council Member Lee absent, and Council Member Hamm yes. Ordinance 48 of 2025 was adopted with 8 affirmative votes and 2 absent.**

**Council Member Brown made a motion to adopt Resolution 78 of 2025 – A Resolution Accepting the Audit Prepared by the Bureau of Legislative Audit for the City of Benton for the Fiscal Year 2024 and Allocating Funds; and For Other Purposes. Second, by Council Member Spencer-Cole. The resolution was read by title. The excess actual unpledged revenues for the 2024 Fiscal Year were \$1,199,513 of which \$599,756 will be transferred to the Financial Stability Fund. The Mayor stated that we had a clean audit. The Mayor asked for any questions or comments, none. Roll was called which resulted in Council Member Baptist yes, Council Member Brown yes, Council Member Spencer-Cole yes, Council Member Reed yes, Council Member Donnor yes, Council Member Morrow yes, Council Member Hart yes, Council Member Villines absent, Council Member Lee absent, and Council Member Hamm yes. Resolution 78 of 2025 was adopted with 8 affirmative votes and 2 absent.**

**Council Member Brown made a motion to adopt Resolution 79 of 2025 – A Resolution Approving the Purchase of a Grapple Truck From River City Hydraulics and Amending the 2025 Street and Drainage Budget to Increase the Appropriation in the Amount of \$207,000 Including Tax; and For Other Purposes. Second, by Council Member Spencer-Cole. The resolution was read by title. The Mayor stated that the city went out to bid and received two bids, and we saved over \$30,000 over the state price. The Mayor asked for any questions or comments, none. Roll was called which resulted in Council Member Baptist yes, Council Member Brown yes, Council Member Spencer-Cole yes, Council Member Reed yes, Council Member Donnor yes, Council Member Morrow yes, Council Member Hart yes, Council Member Villines absent, Council Member Lee absent, and Council Member Hamm yes. Resolution 79 of 2025 was adopted with 8 affirmative votes and 2 absent.**

**Council Member Brown made a motion to adopt Resolution 80 of 2025 – A Resolution Declaring Certain Property as Surplus; and Authorizing the Sale of the Surplus Property at Auction; and For Other Purposes. Seconded by Council Member Baptist. The resolution was read by title. This was for a 2009 Dodge Charger with over 98,000 miles. The Mayor asked for any questions or comments, none. Roll was called which resulted in Council Member Baptist yes, Council Member Brown yes, Council Member Spencer-Cole yes, Council Member Reed yes, Council Member Donnor yes, Council Member Morrow yes, Council Member Hart yes, Council Member Villines absent, Council Member Lee absent, and Council Member Hamm yes. Resolution 80 of 2025 was adopted with 10 affirmative votes.**

**Council Member Spencer-Cole was recognized for a report from the Planning and Zoning Commission. Council Member Spencer-Cole made a motion to read and adopt Ordinance 49 of 2025 – An Ordinance Rezoning 6718 and 6720 Alcoa Road in the City of Benton, Saline County, Arkansas, From R2 Single Family District Detached Housing to C2 General Commercial; and For Other Purposes. Second, by Council Member Brown. The ordinance was read. The Mayor asked if anyone was here to represent this rezone. No one came forward. The Mayor asked for any questions or comments, none. Roll was called which resulted in Council Member Baptist yes, Council Member Brown yes, Council Member Spencer-Cole yes, Council Member Reed yes, Council Member Donnor yes, Council Member Morrow yes, Council Member Hart yes, Council Member Villines absent, Council Member Lee absent, and Council Member Hamm yes. Ordinance 49 of 2025 was adopted with 8 affirmative votes and 2 absent.**

**The Mayor stated that the committee meetings will be on October 13<sup>th</sup> and 14<sup>th</sup>. The next council meeting will be on October 27<sup>th</sup>. He presented a page from Metrotrends publication that showed Benton as the fastest growing large city in Central Arkansas with an 8.2% change from 2020-2025.**

**The Mayor asked for public comments. Mr. Tom Hansen stated that he appreciated the invocation coming from a person from the city, a pastor tonight. He also appreciates the council allowing a public comment time, which Benton Utilities does not do unless you are on the agenda. He asked again for the council to consider an ordinance for sewer customers that the customer only be responsible for repairs from the house to the meter and the easement to the street or main should be utilities responsibility to repair.**

**The meeting adjourned at 6:04 p.m.**

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**Tom Farmer, Mayor**

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**Cindy Stracener, City Clerk**

# Population Change

## Little Rock-North Little Rock-Conway MSA Population Change 2020-2025

Faulkner County	Census 2020	Estimate 2025	Change from 2020-2025
Conway	64,134	69,093	7.7%
Greenbrier	5,707	6,475	13.5%
Mayflower	1,984	2,073	4.5%
Vilonia	4,288	4,681	9.2%
Wooster	1,042	1,139	9.3%
Small Community*	2,288	2,298	0.4%
Unincorporated	44,055	45,750	3.8%
<b>Total</b>	<b>123,498</b>	<b>131,509</b>	<b>6.5%</b>

Grant County	Census 2020	Estimate 2024	Change from 2020-2024
Sheridan	4,920	5,204	5.8%
<b>Total</b>	<b>17,958</b>	<b>18,615</b>	<b>3.7%</b>

Lonoke County	Census 2020	Estimate 2025	Change from 2020-2025
Cabot	26,569	27,833	4.8%
Austin	3,460	3,979	15.0%
Ward	6,052	7,208	19.1%
Lonoke	4,276	4,359	1.9%
England	2,477	2,344	-5.4%
Carlisle	2,033	1,973	-3.0%
Small Community*	599	574	-4.2%
Unincorporated	28,549	28,604	0.2%
<b>Total</b>	<b>74,015</b>	<b>76,874</b>	<b>3.9%</b>

Perry County	Census 2020	Estimate 2025	Change from 2020-2025
Perryville	1,373	1,414	3.0%
<b>Total</b>	<b>10,019</b>	<b>10,278</b>	<b>2.6%</b>

Pulaski County	Census 2020	Estimate 2025	Change from 2020-2025
North Little Rock	64,591	66,637	3.2%
Jacksonville	29,477	29,862	1.3%
Sherwood	32,731	33,964	3.8%
Maumelle	19,251	19,926	3.5%
Unincorporated (N)	24,699	24,116	-2.4%
<b>Tot N of River</b>	<b>170,749</b>	<b>174,505</b>	<b>2.2%</b>
Little Rock	202,591	205,624	1.5%
Cammack Vill	778	763	-1.9%
Alexander**	220	229	4.1%
Wrightsville	1,542	1,522	-1.3%
Unincorporated (S)	23,245	23,165	-0.3%
<b>Total S of River</b>	<b>228,376</b>	<b>231,303</b>	<b>1.3%</b>
<b>Total Unincorporated</b>	<b>47,944</b>	<b>47,281</b>	<b>-1.4%</b>
<b>Total</b>	<b>399,125</b>	<b>405,808</b>	<b>1.7%</b>

Saline County	Census 2020	Estimate 2025	Change from 2020-2025
Benton	35,014	37,885	8.2%
Bryant	20,663	21,829	5.6%
Shannon Hills	4,490	4,532	0.9%
Haskell	3,956	4,130	4.4%
Alexander**	3,165	3,345	5.7%
Traskwood	495	481	-2.8%
Bauxite	629	1,033	64.2%
Unincorporated	55,004	57,970	5.4%
<b>Total</b>	<b>123,416</b>	<b>131,205</b>	<b>6.3%</b>

Hot Springs Village CDP (Unincorporated area):	Census 2020	Estimate 2025	Change from 2020-2025
In Saline County	6,712	7,391	10.1%
In Garland County	9,149	9,389	2.6%
<b>Total</b>	<b>15,861</b>	<b>16,780</b>	<b>5.8%</b>

City of Alexander (county splits shown above)	Census 2020	Estimate 2025	Change from 2020-2025
Alexander	3,385	3,574	5.6%

<b>4-County Region</b>	<b>720,054</b>	<b>745,396</b>	<b>3.5%</b>
<b>6-County MSA***</b>	<b>748,031</b>	<b>774,289</b>	<b>3.5%</b>

\*Small community populations are generally under 1,000

\*\* Represents portion of Alexander by county

\*\*\*Official MSA since May 2003

Among regional cities, the small cities of Ward, Austin and Bauxite have led the growth trend, with rates exceeding 15 percent in the past five years. Ward is now the region's tenth largest city, with a population of over 7,000.

Benton grew fastest among the region's larger cities, exceeding 8 percent growth, reaching 38,000. Conway followed with 7.7 percent to 69,000. Bryant was third, with 5.6 percent growth and a population nearing 22,000.

Pulaski County cities grew more slowly. Sherwood grew 3.8 percent, edging out Maumelle (3.5 percent) as the county's fastest growing city. North Little Rock grew about 3.2 percent, Little Rock at 1.5 percent and Jacksonville at 1.3 percent. **M**

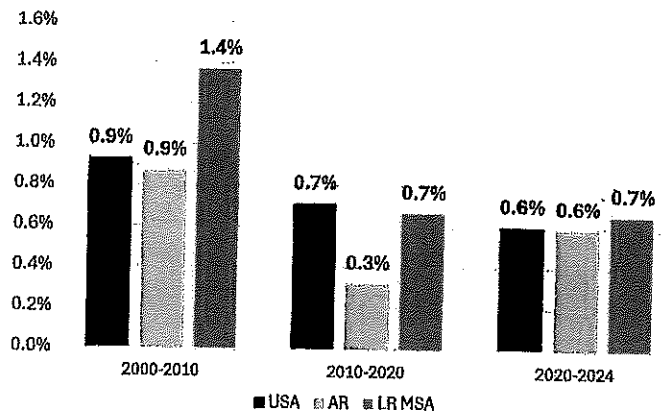
# Mid-decade Arrives

Although it's hard to believe it, we're already passed mid-decade. Metroplan estimates that Central Arkansas has a population just short of 775,000. In the five years since 2020, the region has grown at a 0.7 percent annualized rate, a bit faster than state and national averages. Most of this growth can be attributed to net in-migration. The region's natural increase (i.e. births over deaths) is still positive, but the margin between mortality and fertility is quite thin.

The chart at right depicts comparative growth via annualized rates, allowing equal comparison between different time spans. Central Arkansas (the Little Rock MSA) continues growing population slightly faster than U.S. and state averages. The regional growth rate is about the same as during the 2010–2020 decade.

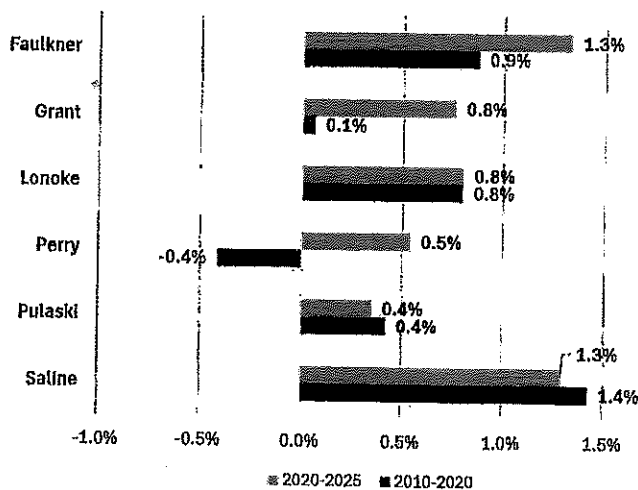
The chart below shows county growth trends in two intervals, 2010–2020, and 2020–2025.<sup>1</sup> Faulker, Grant, and Perry counties grew faster in the more recent interval. Pulaski and Saline Counties appear to have grown just a bit more slowly, but the 2020–2025 figures are estimates only. **M**

Annualized Population Growth 2000–2024



Source: Decennial census 2000-2020, with Census estimates for 7/1/2024.

Annual Rate of Population Change by County  
2010–2020 and 2020–2025



Source: Decennial census 2000 and 2020, with Metroplan estimates for 2025.

In Central Arkansas

The fastest-growing small city:  
**Ward at +19%**

The fastest-growing large city:  
**Benton at +8%**

**Ward**

**Benton**  
THE HEART OF ARKANSAS SINCE 1838



<sup>1</sup>The chart depicts population growth via annualized rates, to allow direct comparison despite differing time intervals.

# Benton Advertising & Promotion Commission

## Agenda

August 13, 2025

3:30 pm at Benton City Hall in Council Chambers  
(410 River Street)

**I. Call to Order**

<b>II. Roll Call</b>	<b>Present</b>	<b>Absent</b>	<b>FOIA Compliant</b>
Frank Baptist	_____	_____	_____
Steve Brown	_____	_____	_____
Alison Burch	_____	_____	_____
Bill Eldridge	_____	_____	_____
Elgin Hamner IV	_____	_____	_____
Luke Moody	_____	_____	_____
Greg Shimm	_____	_____	_____

**III. Statement of FOIA Compliance**

I affirm that I have not engaged in any prohibited discussion, deliberation, or polling regarding any item on this meeting's agenda outside of a properly noticed and open meeting, in compliance with the Arkansas Freedom of Information Act, as amended by Act 505 of 2025.

**IV. Minutes from July Meeting**

**V. Financial Reports**

- A. Profit and Loss Reports – Jordan Woolbright
- B. Bank Balances and Collections Report – Mandy Spicer

**VI. Administrative**

Delinquency Report – Mandy Spicer

**VII. Funding**

AFC Benton – Follow Up

**VIII. Report from Benton Event Center – Nikki Chumley**

**IX. Report on the Development of Exit 114 Property – Bill Eldridge**

**X. Old Business**

A&P Marketing Committee – Steve Brown / Rachel Rivers

**XI. New Business**

Next Meeting Date – September 10

**XII. Other Business**

**XIII. Adjournment**

**BENTON ADVERTISING & PROMOTION COMMISSION**

**Minutes**

**July 9, 2025**

**I. CALL TO ORDER**

Chairman Bill Eldridge called the meeting of the Benton Advertising & Promotion Commission to order on July 9, 2025, at 3:31 pm at Benton City Hall in Council Chambers.

**II. ROLL CALL**

Commissioners in attendance were Bill Eldridge, Frank Baptist, Steve Brown, Alison Burch, Elgin Hamner, Luke Moody and Greg Shinn. No one was absent.

**III. MINUTES**

Luke Moody made a motion to approve the minutes of the June 11, 2025 meeting. Elgin Hamner seconded. Motion carried.

**IV. FINANCIAL REPORTS**

**A. Profit & Loss Reports**

Financial reports were presented by Jordan Woolbright. The A&P Commission bank accounts show the following balances as of June 30, 2025:

Bank OZK – Focus Group Project	\$727,404.21
Bank OZK – A&P	\$166,245.89
Bank OZK – Event Center	\$536,550.67
Bank OZK – Savings	<u>\$401,982.22</u>
Total Checking/Savings	\$1,832,182.99

There is a liability of \$619.08 owed to the Arkansas Department of Finance and the City of Benton for sales tax.

A&P profit and loss statement: for the month of June 2025 total income of \$19,703.19 and total operating expenses of \$11,837.93 resulting in net income of \$7,865.26. For the year to date as of June 2025 total income of \$110,077.77 and total operating expenses of \$71,405.52 resulting in net income of \$38,672.25.

Event Center profit and loss statement: for the month of June 2025 total income of \$71,819.01, total operating expenses of \$40,616.22 and capital expenditures of \$10,241.00 resulting in net income of \$20,961.79. For the year to date as of June 2025 total income of \$388,682.53, total operating expenses of \$239,084.36 and capital expenditures of \$60,267.57 resulting in net income of \$89,330.60. Beginning February 2025, \$10,000 is transferred each month from the event center operating account to

the event center savings account. Also, funds are transferred from the event center savings account to the event center operating account for capital expenditures.

Focus Group profit and loss statement: for the month of June 2025 total income of \$21,490.18 and total operating expenses of \$0 resulting in net income of \$21,490.18. For the year to date as of June 2025, total income of \$119,900.40, total operating expenses of \$11.10 and total special project expense of \$50,000.00 resulting in net income of \$69,889.30.

**B. Bank Balances and Collections Report**

Mandy Spicer presented the bank accounts with the following balances as of June 30, 2025:

	Statement Balance	Prev. Month's Balance
A&P Collections General	\$12,899.87	\$9,430.59
A&P Large Project Checking	\$2,123,504.09	\$2,020,922.18
A&P Small Project Checking	\$1,483,268.79	\$1,441,775.94
A&P General Operating Checking	\$166,245.89	\$161,239.67
Benton Focus Group Checking	\$727,404.21	\$705,914.03
Benton Event Center Gen Operating Checking	\$536,991.13	\$535,949.15
Benton Event Center Savings	<u>\$401,982.22</u>	\$400,927.86
	<b>\$5,452,296.20</b>	

**V. ADMINISTRATIVE**

Collections received in the month of June 2025 were \$195,333.79, which is a 5.5% increase from June 2024. The collections received in June are for the month of May.

Below are the amounts collected in June of this year along with June of the previous six years:

June 2025 Collections:	\$195,333.79
June 2024 Collections:	\$185,186.88
June 2023 Collections:	\$186,089.97
June 2022 Collections:	\$168,019.16
June 2021 Collections:	\$152,994.36
June 2020 Collections:	\$123,024.71
June 2019 Collections:	\$135,416.48

The deadline for payments is tomorrow so there was not a report on delinquencies.

Luke Moody made a motion to accept the financial reports as presented by Jordan Woolbright and Mandy Spicer. Elgin Hamner seconded. Motion carried.

VI. FUNDING REQUEST

None.

VII. REPORT FROM BENTON EVENT CENTER

Nikki Chumley reported about ten events that have been hosted in the building since the last meeting, including two bingos, comic expo, the Arkansas' Attorney General event, gun and knife show, a banquet and a conference. Attendance is 1,017,209 as of July 9.

The owner of the company that provides regular cleaning service for the event center informed Nikki she would no longer be able to provide the service as of August 1 due to staffing changes. Luke Moody made a motion to issue a request for bids for cleaning service for the Benton Event Center. Alison Burch seconded. Motion carried.

VIII. REPORT ON THE DEVELOPMENT OF EXIT 114 PROPERTY

Bill Eldrige recognized Dan Beranek with McClelland Consulting Engineers who reported two bids were received for the dirt work for the RV park and soccer complex projects. Both bids were higher than anticipated. The scope of the projects will be revised and the bid process will happen again. The public comment time period with the Corps of Engineers has passed so the projects can proceed to the next steps.

IX. OLD BUSINESS

- A. A&P Marketing Committee – Rachel Rivers reported the marketing committee recently met and reviewed three options for the website. One was selected and the representative with Sells Agency has begun building the site. The commissioners will be able to see a demo of the website at next month's meeting. The goal is to launch the new website September 1st with the social media platforms launching a month before.
- B. BEC Lighting System – Nikki Chumley reported that one bid to replace the Benton Event Center lighting program was received. It was from Middlebrooks Electric for the amount of \$66,992.47 and includes replacing the current lighting system with one that allows each meeting room square being able to be controlled independently by an I-Pad, programming the system and testing. An additional estimate of \$25,755.08 was included in the bid for four touchscreens for an alternate way to control the new lighting system. Discussion included: there is a one year warranty, it's a more flexible system, the current system is outdated and parts are no longer available for repairs/replacements, there are open dates in mid-August for the new system to be installed without interrupting renters, the process of converting all the lights to LED is almost complete, is there another option to control the lights other than installing the touchscreens and an I-Pad such as a laptop or App. Nikki will communicate with Middlebrooks about another method of controlling the lights and report back at the next meeting.

Luke Moody made a motion to approve the estimate of \$66,992.47 to replace the lighting system. Steve Brown seconded. Motion carried.

X. NEW BUSINESS

The next meeting of the A&P Commission will be August 13, 2025.

XI. OTHER BUSINESS

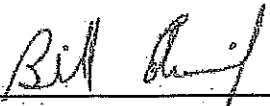
A. Commissioners are asked to attend Benton's Community Development meeting on Tuesday, July 15, at 5:00 pm to hear about the new laws affecting city commissions. Baxter Drennon will discuss the new laws at the first of the meeting and then commissioners can leave and not stay for the entire meeting.

B. Bill Eldridge reported an altered check written on the Benton Event Center Operating account was cashed at a bank earlier this year and now Bank OZK has placed its Positive Pay program on the account. The program requires each check be verified before OZK will process it for payment. The amount was \$175 and has been recovered from the other bank and deposited into the BEC account. Bill Eldridge suggested authorizing Amy McCormick to be the primary contact for this process. Hopefully, the Positive Pay will be removed from the account within the next few months. Mandy Spicer said Bank OZK's Positive Pay program is also on the City's accounts and it's a smooth process. Luke Moody made a motion to authorize Amy McCormick as the primary contact for Bank OZK's Positive Pay, with Bill Eldridge and Nikki Chumley being the secondary contacts. Motion carried.

C. Mike Tinnel with Saline County Comic Con gave an update on his event that was in June and thanked the commissioners for the funding for advertising.

XII. ADJOURNMENT

Luke Moody made a motion to adjourn the meeting. Steve Brown seconded. Motion carried. The meeting was adjourned at 4:09 pm.

  
\_\_\_\_\_  
Bill Eldridge, Chairman

  
\_\_\_\_\_  
Amy McCormick, Recording Secretary

**Benton A&P Commission**  
**Statement of Assets, Liabilities & Equity-Modified Cash Basis**  
**Substantially All Disclosures Required by the Modified Cash Basis of Accounting Omitted**  
**As of July 31, 2025**

	<b>Jul 31, 25</b>
<b>ASSETS</b>	
<b>Current Assets</b>	
<b>Checking/Savings</b>	
Bank OZK - Focus Group Project	750,573.46
Bank OZK - A&P	171,748.52
Bank OZK - Event Center	545,756.23
Bank OZK - Savings	409,753.72
<b>Total Checking/Savings</b>	1,877,831.93
<b>Total Current Assets</b>	1,877,831.93
<b>TOTAL ASSETS</b>	<b>1,877,831.93</b>
<b>LIABILITIES &amp; EQUITY</b>	
<b>Liabilities</b>	
<b>Current Liabilities</b>	
<b>Other Current Liabilities</b>	
Sales Tax Payable	352.00
<b>Total Other Current Liabilities</b>	352.00
<b>Total Current Liabilities</b>	352.00
<b>Total Liabilities</b>	352.00
<b>Equity</b>	
Retained Earnings	1,633,671.76
Net Income	243,808.17
<b>Total Equity</b>	1,877,479.93
<b>TOTAL LIABILITIES &amp; EQUITY</b>	<b>1,877,831.93</b>

NO ASSURANCE IS PROVIDED ON THESE STATEMENTS.

**Benton A&P Commission**  
**Profit & Loss Budget vs. Actual - A&P - Modified Cash Basis**  
**Substantially All Disclosures Required by the Modified Cash Basis of Accounting Omitted**  
**July 2025**

	<u>Jul 25</u>	<u>Budget</u>	<u>\$ Over Budget</u>	<u>% of Budget</u>
<b>Ordinary Income/Expense</b>				
<b>Income</b>				
Interest	511.47	360.00	161.47	146.13%
Sales Tax Revenue	20,819.46	21,794.00	(974.54)	95.53%
<b>Total Income</b>	<u>21,330.93</u>	<u>22,144.00</u>	<u>(813.07)</u>	<u>96.33%</u>
<b>Gross Profit</b>	<u>21,330.93</u>	<u>22,144.00</u>	<u>(813.07)</u>	<u>96.33%</u>
<b>Expense</b>				
Accounting Services	600.00	600.00	0.00	100.0%
Advertising Expense	872.36	258.60	613.76	337.34%
Comp. for Commissioners	750.00	750.00	0.00	100.0%
Funding	3,161.53	4,167.00	(1,015.47)	75.63%
Labor Expenses	2,596.08	0.00	2,596.08	100.0%
Legal Counsel	1,200.00	1,200.00	0.00	100.0%
Repairs & Maintenance	0.00	825.00	(825.00)	0.0%
Service Agreement	6,658.33	6,658.33	0.00	100.0%
<b>Total Expense</b>	<u>15,828.30</u>	<u>14,458.93</u>	<u>1,369.37</u>	<u>109.47%</u>
<b>Net Ordinary Income</b>	<u>5,502.63</u>	<u>7,685.07</u>	<u>(2,182.44)</u>	<u>71.6%</u>
<b>Net Income</b>	<u>5,502.63</u>	<u>7,685.07</u>	<u>(2,182.44)</u>	<u>71.6%</u>

NO ASSURANCE IS PROVIDED ON THESE STATEMENTS.

**Benton A&P Commission**  
**Profit & Loss Budget vs. Actual - A&P - Modified Cash Basis**  
**Substantially All Disclosures Required by the Modified Cash Basis of Accounting Omitted**  
**January through July 2025**

	<u>Jan - Jul 25</u>	<u>Budget</u>	<u>\$ Over Budget</u>	<u>% of Budget</u>
<b>Ordinary Income/Expense</b>				
<b>Income</b>				
Interest	3,146.87	2,450.00	696.87	128.44%
Sales Tax Revenue	128,261.83	129,552.00	(1,290.17)	99.0%
<b>Total Income</b>	<u>131,408.70</u>	<u>132,002.00</u>	<u>(593.30)</u>	<u>99.55%</u>
<b>Gross Profit</b>	131,408.70	132,002.00	(593.30)	99.55%
<b>Expense</b>				
Accounting Services	4,375.00	4,315.00	60.00	101.39%
Advertising Expense	1,101.66	633.40	468.26	173.93%
Comp. for Commissioners	4,800.00	5,250.00	(450.00)	91.43%
Funding	14,613.05	29,166.00	(14,552.95)	50.1%
Labor Expenses	5,459.16	0.00	5,459.16	100.0%
Legal Counsel	8,400.00	8,400.00	0.00	100.0%
Office Expense	11.10	0.00	11.10	100.0%
Postage	224.92	225.00	(0.08)	99.96%
Repairs & Maintenance	1,640.62	3,475.00	(1,834.38)	47.21%
Service Agreement	46,608.31	46,608.31	0.00	100.0%
<b>Total Expense</b>	<u>87,233.82</u>	<u>98,072.71</u>	<u>(10,838.89)</u>	<u>88.95%</u>
<b>Net Ordinary Income</b>	<u>44,174.88</u>	<u>33,929.29</u>	<u>10,245.59</u>	<u>130.2%</u>
<b>Net Income</b>	<u>44,174.88</u>	<u>33,929.29</u>	<u>10,245.59</u>	<u>130.2%</u>

NO ASSURANCE IS PROVIDED ON THESE STATEMENTS.

**Benton A&P Commission**  
**Profit & Loss Budget vs. Actual - Event Center - Modified Cash Basis**  
**Substantially All Disclosures Required by the Modified Cash Basis of Accounting Omitted**  
**July 2025**

	<u>Jul 25</u>	<u>Budget</u>	<u>\$ Over Budget</u>	<u>% of Budget</u>
<b>Ordinary Income/Expense</b>				
<b>Income</b>				
Interest	3,005.60	2,300.00	705.60	130.68%
<b>Sales-Revenue</b>				
Alcohol Sales-Beer/Wine	256.00	0.00	256.00	100.0%
Sales-Revenue - Other	38,923.92	31,861.00	7,062.92	122.17%
<b>Total Sales-Revenue</b>	<u>39,179.92</u>	<u>31,861.00</u>	<u>7,318.92</u>	<u>122.97%</u>
Sales Tax Revenue	20,819.46	21,794.00	(974.54)	95.53%
<b>Total Income</b>	<u>63,004.98</u>	<u>55,955.00</u>	<u>7,049.98</u>	<u>112.6%</u>
<b>Gross Profit</b>	63,004.98	55,955.00	7,049.98	112.6%
<b>Expense</b>				
Advertising Expense	150.10	0.00	150.10	100.0%
Alcohol Expense	798.58	0.00	798.58	100.0%
Bank Service Fees	271.24	208.62	62.62	130.02%
Building Alarm System	0.00	147.61	(147.61)	0.0%
Cable TV	197.00	186.35	10.65	105.72%
Cleaning Service	1,486.42	1,345.00	141.42	110.51%
Contract Labor	4,435.98	4,400.00	35.98	100.82%
Dues & Memberships	0.00	104.95	(104.95)	0.0%
Health Insurance	1,364.53	1,364.53	0.00	100.0%
Internet/IT	1,929.95	2,193.00	(263.05)	88.01%
Labor Expenses	14,708.54	14,090.83	617.71	104.38%
Laundry Expense	2,102.40	1,237.35	865.05	169.91%
Office Expense	328.97	184.39	144.58	178.41%
Pest Control Expense	76.56	70.00	6.56	109.37%
Repairs & Maintenance	4,892.83	6,212.04	(1,319.21)	78.78%
Supplies	1,744.44	1,336.79	407.65	130.5%
Telephone Expense	187.02	117.00	80.02	168.39%
Trash Pickup	598.15	460.60	137.55	129.86%
Utilities	6,854.38	6,206.26	648.12	110.44%
Website	69.95	69.95	0.00	100.0%
<b>Total Expense</b>	<u>42,207.04</u>	<u>39,935.27</u>	<u>2,271.77</u>	<u>105.69%</u>
<b>Net Ordinary Income</b>	20,797.94	16,019.73	4,778.21	129.83%
<b>Other Income/Expense</b>				
<b>Other Expense</b>				
<b>Capital Expenditures</b>				
New Office Space Construction	3,553.80	0.00	3,553.80	100.0%
<b>Total Capital Expenditures</b>	<u>3,553.80</u>	<u>0.00</u>	<u>3,553.80</u>	<u>100.0%</u>
<b>Total Other Expense</b>	<u>3,553.80</u>	<u>0.00</u>	<u>3,553.80</u>	<u>100.0%</u>
<b>Net Other Income</b>	<u>(3,553.80)</u>	<u>0.00</u>	<u>(3,553.80)</u>	<u>100.0%</u>
<b>Net Income</b>	<u>17,244.14</u>	<u>16,019.73</u>	<u>1,224.41</u>	<u>107.64%</u>
Transfer to BEC Savings	(10,000.00)			
Transfer from BEC Savings	3,553.80			

NO ASSURANCE IS PROVIDED ON THESE STATEMENTS.

**Benton A&P Commission**  
**Profit & Loss Budget vs. Actual - Event Center - Modified Cash Basis**  
**Substantially All Disclosures Required by the Modified Cash Basis of Accounting Omitted**  
**January through July 2025**

	<u>Jan - Jul 25</u>	<u>Budget</u>	<u>\$ Over Budget</u>	<u>% of Budget</u>
<b>Ordinary Income/Expense</b>				
<b>Income</b>				
Interest	19,309.87	16,100.00	3,209.87	119.9%
<b>Sales-Revenue</b>				
Alcohol Sales-Beer/Wine	3,987.26	5,800.00	(1,602.74)	71.38%
Alcohol Sales-Mixed Drinks	1,956.14	2,900.00	(943.86)	67.45%
Sales-Revenue - Other	286,168.41	271,284.00	26,804.41	109.92%
<b>Total Sales-Revenue</b>	<u>304,121.81</u>	<u>279,764.00</u>	<u>24,357.81</u>	<u>108.71%</u>
Sales Tax Revenue	128,261.83	129,552.00	(1,290.17)	99.0%
<b>Total Income</b>	<u>451,687.51</u>	<u>425,416.00</u>	<u>26,271.51</u>	<u>106.18%</u>
<b>Gross Profit</b>	451,687.51	425,416.00	26,271.51	106.18%
<b>Expense</b>				
Advertising Expense	227.40	0.00	227.40	100.0%
Alcohol Expense	5,788.13	5,306.55	481.58	109.08%
Alcohol Permit Expense	3,576.00	3,576.00	0.00	100.0%
Bank Service Fees	3,877.05	3,698.92	178.13	104.82%
Building Alarm System	1,168.92	2,028.69	(861.77)	57.52%
Cable TV	1,357.70	1,304.45	53.25	104.08%
Cleaning Service	8,657.56	9,415.00	(757.44)	91.96%
Contract Labor	29,158.98	28,925.00	233.98	100.81%
Dues & Memberships	550.00	1,278.65	(728.65)	42.97%
Health Insurance	9,347.03	9,347.03	0.00	100.0%
Internet/IT	6,815.65	15,351.00	(8,535.35)	44.4%
Labor Expenses	105,555.07	105,807.22	(252.15)	99.76%
Laundry Expense	14,005.05	14,982.85	(977.80)	93.47%
Linen & Supplies	1,233.60	1,138.96	94.64	108.31%
Office Expense	5,687.34	2,980.17	2,687.17	190.17%
Pest Control Expense	787.49	765.00	22.49	102.94%
Repairs & Maintenance	25,961.56	53,448.55	(27,487.09)	48.57%
Supplies	9,190.85	9,486.14	(294.29)	96.9%
Telephone Expense	853.34	818.00	34.34	104.19%
Trash Pickup	3,606.26	3,516.16	90.10	102.56%
Utilities	43,378.82	40,815.75	2,563.07	106.28%
Website	529.80	528.70	0.80	100.17%
<b>Total Expense</b>	<u>281,291.40</u>	<u>314,520.19</u>	<u>(33,228.79)</u>	<u>89.44%</u>
<b>Net Ordinary Income</b>	170,396.11	110,895.81	59,500.30	153.65%
<b>Other Income/Expense</b>				
<b>Other Expense</b>				
<b>Capital Expenditures</b>				
New Office Space Construction	3,553.80	0.00	3,553.80	100.0%
Network Improvements	10,532.52	0.00	10,532.52	100.0%
Security Cameras	23,959.14	23,959.14	0.00	100.0%
LED Lights Change Out	15,534.91	12,947.91	2,587.00	119.96%
Chair Replacement	0.00	10,337.00	(10,337.00)	0.0%
Painting Event Rooms & Lobby	10,241.00	9,316.00	925.00	109.93%
<b>Total Capital Expenditures</b>	<u>63,821.37</u>	<u>56,560.05</u>	<u>7,261.32</u>	<u>112.84%</u>
<b>Total Other Expense</b>	<u>63,821.37</u>	<u>56,560.05</u>	<u>7,261.32</u>	<u>112.84%</u>
<b>Net Other Income</b>	<u>(63,821.37)</u>	<u>(56,560.05)</u>	<u>(7,261.32)</u>	<u>112.84%</u>
<b>Net Income</b>	<u>106,574.74</u>	<u>54,335.76</u>	<u>52,238.98</u>	<u>196.14%</u>
Transfer to BEC Savings	(60,000.00)			
Transfer from BEC Savings	63,821.37			

NO ASSURANCE IS PROVIDED ON THESE STATEMENTS.

**Benton A&P Commission**  
**Profit & Loss Budget vs. Actual - Focus Group - Modified Cash Basis**  
**Substantially All Disclosures Required by the Modified Cash Basis of Accounting Omitted**  
**July 2025**

	<u>Jul 25</u>	<u>Budget</u>	<u>\$ Over Budget</u>	<u>% of Budget</u>
<b>Ordinary Income/Expense</b>				
<b>Income</b>				
Interest	2,349.79	1,500.00	849.79	156.65%
Sales Tax Revenue	20,819.46	21,794.00	(974.54)	95.53%
<b>Total Income</b>	<u>23,169.25</u>	<u>23,294.00</u>	<u>(124.75)</u>	<u>99.46%</u>
<b>Gross Profit</b>	<u>23,169.25</u>	<u>23,294.00</u>	<u>(124.75)</u>	<u>99.46%</u>
<b>Net Ordinary Income</b>	<u>23,169.25</u>	<u>23,294.00</u>	<u>(124.75)</u>	<u>99.46%</u>
<b>Net Income</b>	<u>23,169.25</u>	<u>23,294.00</u>	<u>(124.75)</u>	<u>99.46%</u>

NO ASSURANCE IS PROVIDED ON THESE STATEMENTS.

**Benton A&P Commission**  
**Profit & Loss Budget vs. Actual - Focus Group - Modified Cash Basis**  
**Substantially All Disclosures Required by the Modified Cash Basis of Accounting Omitted**  
**January through July 2025**

	<u>Jan - Jul 25</u>	<u>Budget</u>	<u>\$ Over Budget</u>	<u>% of Budget</u>
<b>Ordinary Income/Expense</b>				
<b>Income</b>				
Interest	14,807.82	10,500.00	4,307.82	141.03%
Sales Tax Revenue	128,261.83	129,552.00	(1,290.17)	99.0%
<b>Total Income</b>	<u>143,069.65</u>	<u>140,052.00</u>	<u>3,017.65</u>	<u>102.16%</u>
<b>Gross Profit</b>	<u>143,069.65</u>	<u>140,052.00</u>	<u>3,017.65</u>	<u>102.16%</u>
<b>Expense</b>				
Office Expense	11.10	0.00	11.10	100.0%
<b>Total Expense</b>	<u>11.10</u>	<u>0.00</u>	<u>11.10</u>	<u>100.0%</u>
<b>Net Ordinary Income</b>	<u>143,058.55</u>	<u>140,052.00</u>	<u>3,006.55</u>	<u>102.15%</u>
<b>Other Income/Expense</b>				
<b>Other Expense</b>				
Special Projects	50,000.00	100,000.00	(50,000.00)	50.0%
<b>Total Other Expense</b>	<u>50,000.00</u>	<u>100,000.00</u>	<u>(50,000.00)</u>	<u>50.0%</u>
<b>Net Other Income</b>	<u>(50,000.00)</u>	<u>(100,000.00)</u>	<u>50,000.00</u>	<u>50.0%</u>
<b>Net Income</b>	<u><u>93,058.55</u></u>	<u><u>40,052.00</u></u>	<u><u>53,006.55</u></u>	<u><u>232.34%</u></u>

NO ASSURANCE IS PROVIDED ON THESE STATEMENTS.

Benton Advertising & Promotion Commission Bank Account Balances  
July 31, 2025

Account Name		Acct #	Statement Balance	Previous Month's Balance
<b>Cash Accounts:</b>				
A&P Collections General		***1584	13,504.81	12,899.87
Bond Account		***1592	CLOSED	CLOSED
				0.00
A&P Large Project Checking	50%	***0318	2,201,669.38	2,123,504.09
A&P Small Project Checking	20%	***0348	1,524,578.60	1,483,268.79
A&P General Op Checking	10%	***3297	172,268.05	166,245.89
Benton Focus Group Checking	10%	***2274	750,573.46	727,404.21
				0.00
Benton Event Center General Op Checking	10%	***2640	546,958.45	536,991.13
Benton Event Center Savings		***9832	409,753.72	401,982.22

TOTAL OPERATING CASH & INVESTMENTS

5,619,306.47



# Benton Event Center-Event Report

July 10, 2025 to August 11, 2025

October 1, 2013 to July 9, 2025

**1,017,209**

	<b>Date(s)</b>	<b># of Attendees</b>
AR Demolay Conference	7/10-7/13/2025	1,600
Prevention Youth Conference	7/16-7/17/2025	650
AGFC Wildlife Officers	7/19/2025	600
AR Behavioral Conference	7/22-7/23/2025	820
REFORM ME Conference	7/24-7/26/2025	400
Gulley Graduation Party	7/26/2025	120
Duck Duck Goose Children's Sale	7/27-8/4/2025	4,000
Benton Chamber Superintendent Luncheon	8/5/2025	180
CHI/STVI Leadership Development	8/6-8/7/2025	250
JA Bingo Night	8/8/2025	590
SportsCard & Memorabilia Show	8/9/2025	375

# of Events: 11

TOTAL: 5,585

TOTAL: 1,022,794

CITY OF BENTON UTILITY COMMISSIONERS MEETING  
MONDAY, AUGUST 4, 2025, 6:00 P.M.,  
ELECTRIC UTILITY BUILDING  
1827 DALE AVENUE

The City of Benton Utility Commissioners met in regular session Monday, August 4, 2025, at the Electric Utility Building, 1827 Dale Avenue.

The meeting was called to order at 6:00 p.m. by Commission Chairman Ponder.

The invocation was given by Commission Chairman Ponder.

Commission Chairman Ponder led the Pledge of Allegiance.

When the roll was called, Commissioners present were:

Jerry Ponder, Chairman  
Dave McCollum, Commission Member  
Skylyr Stott, Commission Member

A quorum was declared with three members present.

Commission Chairman Ponder asked if everyone had read the regular meeting minutes of July 7, 2025, and if so, is there a motion. Commission Member Stott made a motion to accept the minutes as presented and be filed for future reference. The motion was seconded by Commission Member McCollum. Commission Chairman Ponder called for a voice vote. All commission members present voted in the affirmative. The July 7th minutes were approved.

#### Departmental Reports

##### A. Safety/Personnel Update

Mrs. Terrie Sossamon, Human Resources Manager gave the monthly update on employee numbers, both budgeted and actual, workers' comp claims, safety classes and new employees.

##### B. June Financials

Mr. Jimmy Garrett, CFO, went through the June financials. In June, expenses were over revenues by \$342,808. He then went through the cash balances, franchise fees, revenues versus expenditures by department, bad debts, Capital Outlay Budget VS Actual 2025 and billing statistics for June in all three departments. Commission Member McCollum made a motion to approve the June financials as presented. Commission Member Stott seconded the motion. Commission Chairman Ponder called for a voice vote. All commission members present voted in the affirmative. April financials were approved.

## Old Business

## New Business

### A. AI Policy

Mrs. Terrie Sossamon, Human Resources Manager presented the need for a policy regarding AI. She said that she had worked with other cities and attorneys to come up with a policy. She said that with the changes to AI there is a need for a policy to be added to the handbook. Commission Member McCollum made a motion to accept the policy as presented and add it to the personnel handbook. Commission Member Stott seconded the motion. Commission Chairman Ponder called for a voice vote. All commission members present voted in the affirmative. Motion passed.

### B. Alcoa Substation Upgrade Bid Approval

Mr. Todd Pedersen, GM presented the station upgrade bid approval. He presented the bids with the low bid coming from Birmingham Control Systems in the amount of \$281,985.00 along with a letter from Fisher and Arnold recommending Birmingham Control Systems. Commission Member Stott made the motion to approve the low bidder of Birmingham Control Systems and Commission Member McCollum seconded. Commission Chairman Ponder called for a voice vote. All commission members present voted in the affirmative. Motion passed.

### C. Wastewater EQ Discussion

Mr. Greg Becker, Wastewater Treatment Plant Manager, went through a PowerPoint presentation showing issues at the EQ Basin. He explained repairs that were going to be needed and told them he would keep them updated on the issues and repairs.

## Announcements

Next Meeting Date: September 2, 2025

## Executive Session

### A. None

Commission Member McCollum made a motion to adjourn with a second by Commission Member Stott. Commission Chairman Ponder called for a voice vote. All

commission members present voted in the affirmative. The meeting was adjourned at 6:47 p.m.

---

Jerry Ponder, Commission Chairman

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Madeline Wilson, Recording Secretary

CITY OF BENTON, ARKANSAS  
**Planning & Zoning Meeting**  
 Tuesday July 1<sup>st</sup>, 2025  
 6:00 P.M.

Chairman Stilwell called the meeting to order. Roll call resulted in 1 member[s] being absent.

Members Present	Members Absent
Brett Chumley	Carl West
Lois Burks	
Darrell Wood	
John Clements	
Pamela Gibson	
James Stilwell	
Andy Warford	
Mark Chilton	
Bruce Thomas, Interim Community Development Director	
Chelsea Matthews, City Planner	

*Approval of the minutes of June 3<sup>rd</sup>, 2025, Planning Commission Meeting*  
 Chairman Stilwell asked if there were any additions, deletions, or corrections to the minutes. Commissioner Gibson makes a motion to approve the minutes, with an amendment to the date. Commissioner Burks second. Motion carried.

**Board of Adjustments**

*2042 Neeley Street [Variance for Setbacks]*

Chairman Stilwell asked Ms. Matthews to introduce the variance request. Ms. Matthews reads the memorandum that states that Susan Brown [property owner] is requesting a variance for her property at 2042 Neeley Street. The purpose of this variance request is to allow for an accessory building to be placed within 24 inches of the side property line. Ms. Matthews asked that this item be withdrawn due to the applicant not coming to meetings and to avoid continued tabling of item. Commissioner Gibson makes a motion to withdraw his request. Commissioner Burks second. **Item withdrawn.**

*05/1507 Longview [Variance for Front Setback Line]*  
*Commissioner Warford recuses himself from this item.*

Chairman Stilwell asked Ms. Matthews to introduce the variance request. Ms. Matthews reads the memorandum that states that Micky Davis [property owner] is requesting a variance for his property at 05/1507 Longview. The purpose of this variance is to allow a reduction in the front building setback [by 2.7 feet] if approved, setback would vary from 25' to 22.3'. Chairman Stilwell calls for any questions or comments regarding this request. Commissioner Gibson asks to table this item due to the applicant not being present at the meeting. Commissioner Burks makes a motion to table. Commissioner Gibson second. **Item tabled.**

*05/1507 Longview [Variance for Rear Building Setback Line]*  
*Commissioner Warford enters back into meeting.*

CITY OF BENTON, ARKANSAS  
**Planning & Zoning Meeting**  
Tuesday July 1<sup>st</sup>, 2025  
6:00 P.M.

Chairman Stilwell asked Ms. Matthews to introduce the variance request. Ms. Matthews reads the memorandum that states that Rafael Navarrete [property owner] is requesting a variance for his property at 1417 Gum Street. The purpose of this variance is to allow a home to be built 6' from the rear property line [10' per R2 requirements]. Chairman Stilwell calls for any questions or comments regarding this request. Gill Adams [on behalf of property owner] speaks in favor of this request. Commissioner Gibson asks for clarification regarding the possibility of moving the house forward instead of requesting a variance. Mr. Adams states that the driveway would go uphill if they had to move the home forward. Commissioner Clements makes a motion to approve this request. Commissioner Wood second. **Motion fails 3-4 with Commissioners Burks, Wood, Gibson, and Warford voting "no".**

**#805-21404-002 [Variance for Hard Pavement & Landscaping]**

Chairman Stilwell asked Ms. Matthews to introduce the variance request. Ms. Matthews reads the memorandum that states that C&K Lowry Properties [property owner] is requesting a variance for their property at #805-21404-002 [address not assigned] for a reduction of landscaping and to allow interior drive to be crushed rock instead of hard surface. Chairman Stilwell calls for any questions or comments regarding this request. Charlie Best [on behalf of C&K Lowry Properties] speaks in favor of this request. Mr. Best clarifies that the drive into the property will be hard surfaced. Commissioner Burks makes a motion to approve this request if the gravel starts behind the first building. Commissioner Chilton second. **Motion carried 7-0.**

**Planning Commission**

**#805-21404-002 [Site Plan]**

Chairman Stilwell asked Ms. Matthews to introduce the site plan. Ms. Matthews reads the memorandum that states that Hurricane Valley Inc., on behalf of C&K Lowry Properties is requesting approval of a site plan for office spaces at parcel #805-21404-002 [address not assigned]. This property is currently zoned LI [Light Industrial] and this is a permitted use. Chairman Stilwell calls for any questions or comments regarding this request. Mr. Best speaks in favor of this request. Commissioner Wood asks for pavement to go to the rear of the building/parking area. Mr. Best agrees they can do this. Commissioner Wood makes a motion to approve this request. Commissioner Clements second. **Motion carried 7-0.**

**122 Edison Ave [Rezone from C1 to R5]**

Chairman Stilwell asked Ms. Matthews to introduce the rezone request. Ms. Matthews reads the memorandum that states that Hope Consulting LLC, is requesting a rezone of a property located at 3122 Edison Ave. The current zone is C1 [Neighborhood Commercial] and the applicant is requesting this property be rezoned to R5 [Multi Family District]. Chairman Stilwell calls for any questions or comments regarding this request. Mr. Corbin with Hope Consulting speaks in favor of this request. Commissioner Wood makes a motion to approve this request. Commissioner Gibson second. **Motion carried 7-0.**

**Heritage Landing [Final Plat]**

Chairman Stilwell asked Ms. Matthews to introduce the final plat for Heritage Landing. Ms. Matthews reads the memorandum that states that Hope Consulting LLC, on behalf of Heritage Homes, is requesting

CITY OF BENTON, ARKANSAS  
**Planning & Zoning Meeting**

Tuesday July 1<sup>st</sup>, 2025  
6:00 P.M.

approval of their final plat for Heritage Landing. Chairman Stilwell calls for any questions or comments regarding this request. Corbin with Hope Consulting speaks in favor of this item. Discussion is made around the room regarding detention. Commissioner Gibson makes a motion to approve this request. Commissioner Chilton second. **Motion carried 7-0.**

*Dobbs Creek [Preliminary Plat]*

Chairman Stilwell asked Ms. Matthews to introduce the preliminary plat for Dobbs Creek. Ms. Matthews reads the memorandum that states that Davidson Engineering is requesting approval of a preliminary plat for Dobbs Creek. This property is in the County but the property owner plans to annex the property and utilize City services, that is why the City of Benton is overseeing the approval of the preliminary plat. Chairman Stilwell calls for any questions or comments regarding this request. Bear Davidson with Davidson Engineering speaks in favor of this request. Multiple property owners from the surrounding area speak against this request. Commissioner Clements makes a motion to approve this request. Commissioner Warford second. **Motion fails 2-5 with Commissioners Chumley, Burks, Wood, Chilton, and Warford voting "no".**

*Panther Cove [Updated Preliminary Plat]*

Chairman Stilwell asked Ms. Matthews to introduce the preliminary plat for Panther Cove. Ms. Matthews reads the memorandum that states that Joe White & Associates, Inc. is requesting approval of a modified preliminary plat for Panther Cove. This preliminary plat was approved on 10.01.2024 and the developer is requesting to add more lots [previously 26 approved, the new plat shows 30]. Chairman Stilwell calls for any questions or comments regarding this request. Commissioner Chilton makes a motion to approve this plat. Commissioner Wood second. Motion carried 7-0.

*#1 The Crossing [Preliminary Plat]*

Chairman Stilwell asked Ms. Matthews to introduce the preliminary plat for #1 The Crossing. Chairman Stilwell calls for any questions or comments regarding this request. Aaron Rasburry speaks in favor of this request and states that it is only for 1 lot to be used for Commercial purposes. Commissioner Warford makes a motion to approve this request. Commissioner Clements second. Motion carried 7-0.

**Other Business:**

A property owner [owns property on Military across from Kum & Go] speaks about the implementation of the new Zoning Map in 2017. She gives feedback about her property that has been being used Commercially for many decades, but the property is zoned R2 [residential]. She asks about implementing a staff level process to rectify these types of things.

**RESOLUTION NO. 95 OF 2025**

**A RESOLUTION EXPRESSING THE WILLINGNESS OF THE CITY OF BENTON TO UTILIZE ARKANSAS DIVISION OF EMERGENCY MANAGEMENT FUNDS FOR HAZARD MITIGATION AT WESTERN WOODS SUBDIVISION; AND FOR OTHER PURPOSES**

**WHEREAS**, the City of Benton, Arkansas, understands that Arkansas Department of Emergency Management (ADEM) Funds are available at 75% federal participation and 25% local match to mitigate drainage and flooding issues for houses along Western Woods Drive, and

**WHEREAS**, the City understands that ADEM funds are available for this project on a reimbursable basis, requiring work to be accomplished and proof of payment prior to actual monetary reimbursement, and

**WHEREAS**, this project, using provided funding from ADEM, will be open and available for use by the general public and maintained by the applicant for the life of the project.

**NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF BENTON, ARKANSAS:**

**SECTION 1:** The City will participate in accordance with its designated responsibility, including maintenance of this project.

**SECTION 2:** The Mayor, or his designee, is hereby authorized and directed to execute all appropriate agreements and contracts necessary to expedite the construction of the above stated project.

**SECTION 3:** The City pledges its full support and hereby authorizes the Arkansas Department of Emergency Management to initiate action to implement this project.

**PASSED AND APPROVED** this the \_\_\_\_ day of October 2025.

\_\_\_\_\_  
Tom Farmer, Mayor

\_\_\_\_\_  
Cindy Stracener, City Clerk

**RESOLUTION NO. 81 OF 2025**

**A RESOLUTION RATIFYING AND CONFIRMING THE APPOINTMENT OF ELGIN HAMNER AS COMMISSIONER TO THE BENTON A&P COMMISSION; AND FOR OTHER PURPOSES**

**WHEREAS**, the City of Benton, Arkansas, created the City of Benton A&P Commission by Ordinance No. 46 of 2005; and

**WHEREAS**, in accordance with Arkansas Code § 26-75-605(d), the Commission desires to reappoint Elgin Hamner as a commissioner of the Benton A&P commission following the expiration of his term of office on October 10, 2025. The new term of office shall be for a term of four years and will expire October 10, 2029.

**NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF BENTON, ARKANSAS:**

**SECTION 1:** Elgin Hamner is hereby ratified and confirmed as a member of the City of Benton A&P Commission for a term from October 11, 2025, through October 10, 2029.

**PASSED AND APPROVED** this \_\_\_\_ day of October 2025.

\_\_\_\_\_  
Tom Farmer, Mayor

\_\_\_\_\_  
Cindy Stracener, City Clerk

**RESOLUTION NO. 82 OF 2025**

**A RESOLUTION TO REQUEST THE SALINE COUNTY TAX COLLECTOR PLACE A CERTIFIED LIEN AGAINST REAL PROPERTY LOCATED AT 2014 WEST LAKEVIEW DRIVE AS A RESULT OF INCURRED EXPENSES BY THE CITY OF BENTON IN ACCORDANCE WITH STATE LAW AND CITY ORDINANCE; AND FOR OTHER PURPOSES**

**WHEREAS**, in accordance with Ark. Code Ann. § 14-54-901, the City of Benton, Arkansas, has corrected conditions existing on 2014 West Lakeview Drive (parcel 800-03947-000) within the City and is entitled to compensation pursuant to Ark. Code Ann. §14-54-904; and

**WHEREAS**, State law also provides for a lien against the subject property, with the amount of lien to be determined by the City Council at a hearing held after the notice to the owner thereof by certified mail with said amount \$295.88 + Penalty \$29.59 + Filing Fee \$30.00 for a total of \$355.47 to be thereafter certified to the Saline County Tax Collector; and

**WHEREAS**, a hearing for the purpose to determine such lien has been set for October 27, 2025, in order to allow for service of the attached notice of same upon the listed property owners, by certified or publication as necessary.

**NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF BENTON, ARKANSAS:**

**SECTION 1:** That after said public hearing the amount listed above is hereby certified and is to be forwarded to the Saline County Tax Collector and Assessor by the City.

**SECTION 2:** That this Resolution shall be in full force and effect from and after its passage and approval.

**PASSED AND APPROVED** this \_\_\_\_ day of October 2025

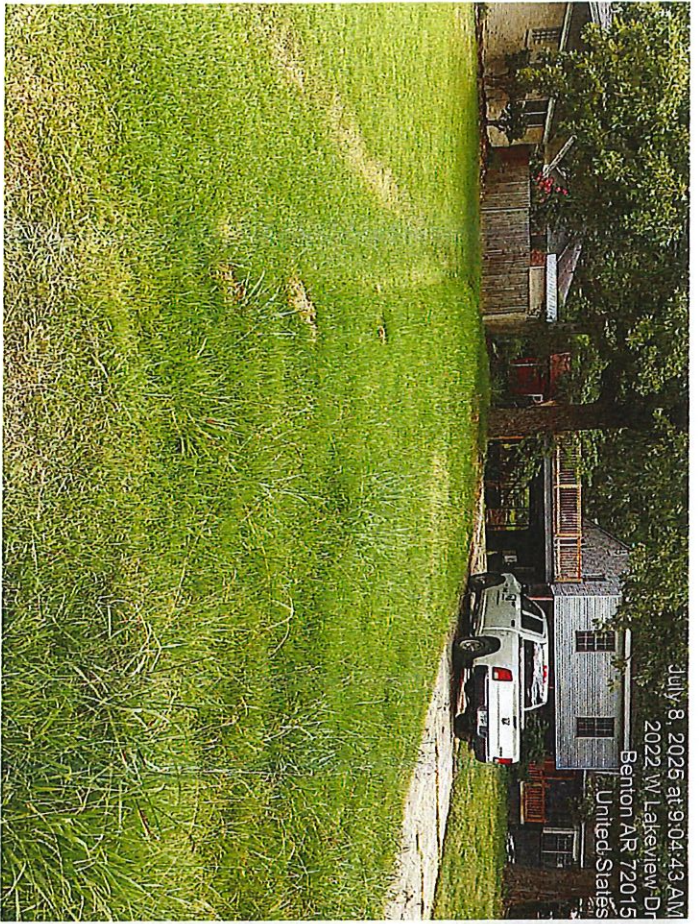
\_\_\_\_\_  
Tom Farmer, Mayor

\_\_\_\_\_  
Cindy Stracener, City Clerk





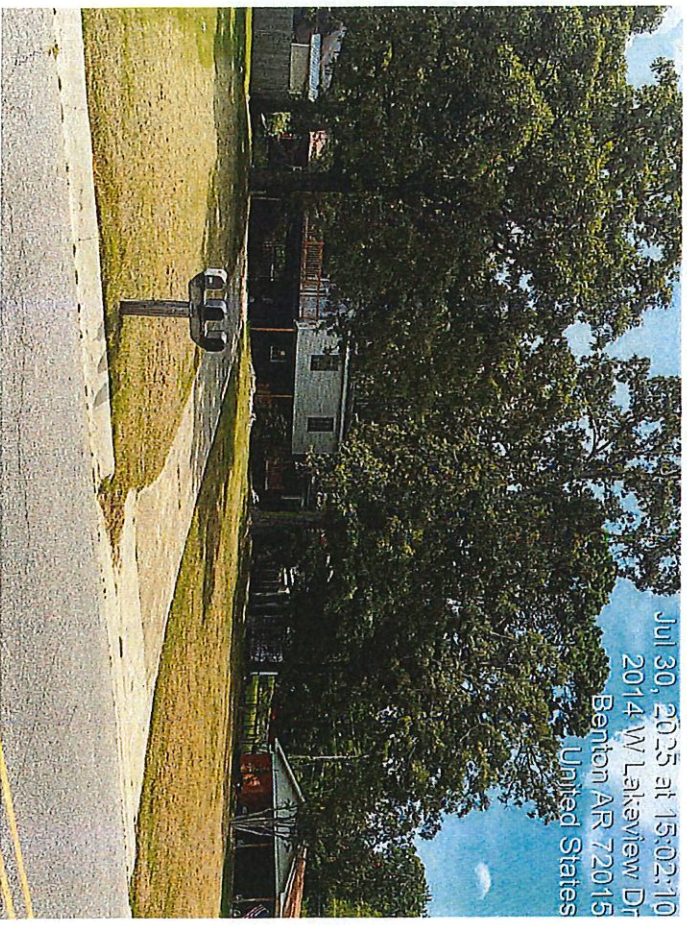
2014 W Lakeview Dr.



July 8, 2025 at 9:04:43 AM  
2022 W Lakewood Dr  
Benton AR 72015  
United States



July 8, 2025 at 9:04:28 AM  
1925 W Lakewood Dr  
Benton AR 72015  
United States



July 30, 2025 at 15:02:10  
2014 W Lakewood Dr  
Benton AR 72015  
United States



# CITY OF BENTON

Community Development  
PO Box 607  
Benton, Arkansas 72018

July 10, 2025

FTVF LLC  
1603 Capital Ave. S132 STE 413  
Cheyenne, WY 82001

Re: 2014 W Lakeview Dr. Benton, AR 72015  
Parcel(s): 800-03947-000

Dear Owner or Resident,

This office has received complaints regarding the above-referenced property, and real estate records indicate that you are the owner. Property owners are responsible for maintaining their property in accordance with city ordinances and regulations.

This property is in violation of the City of Benton Ordinance, 20 of 2021. Enclosed is a copy of the violation notice, for your records. You have seven days from the receipt of this letter to take corrective action. **If you have not voluntarily corrected the violations within the time set forth or contacted this office, the City of Benton is prepared to correct the violation(s) at the listed property and file a lien against the residence or issue a citation for a court appearance district court.**

Please contact our office between the hours of 8:00 am and 4:00 pm (501)776-5938 if you have any questions. Thanks for your help in this matter.

*Tyler Ritchie*

Tyler Ritchie  
Code Compliance  
City of Benton  
501-326-8178  
Tyler.Ritchie@bentonar.org  
Cc: file

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<input type="checkbox"/> Return Receipt (electronic) \$ _____	
<input type="checkbox"/> Certified Mail Restricted Delivery \$ _____ <input type="checkbox"/> Adult Signature Required \$ _____ <input type="checkbox"/> Adult Signature Restricted Delivery \$ _____	
Postage \$ _____	
Total Postage and Fees \$ _____	
Sent To <b>FTVF LLC</b> Street and Apt. No., or PO Box No. <b>1603 Capital Ave S132 STE 413</b> City, State, ZIP+4® <b>Cheyenne, WY 82001</b>	
PS Form 3800, January 2023 PSN 7530-02-000-0047 See Reverse for Instructions	



# CITY OF BENTON

Community Development  
PO Box 607  
Benton, Arkansas 72018

August 25, 2025

FTVF LLC  
1603 Capital Ave. S132 STE 413  
Cheyenne, WY 82001

Re: 2014 W. Lakeview Dr., Benton AR 72015 (parcel 800-03947-000)

The City of Benton Community Services committee will be holding a hearing on October 14, 2025 to approve a resolution requesting the Saline County Tax Collector place a certified lien against the stated real property as a result of incurred expenses by the City of Benton in accordance with state law and City ordinance. The Community Services committee will then forward recommendations to the full City Council for final approval on October 27, 2025 at 5:30 p.m.

Said amount of expenses is \$295.88 + Penalty \$29.59 + filing fee \$30.00 for a total of \$355.47. Amount owed is \$295.88 if paid before lien is filed with Circuit Clerk's office. This amount is for cleanup of the referenced property.

The Committee meeting will start at 5:00 p.m. in the City Hall council chambers, 410 River Street.

Contact our office between the hours of 8:00 am and 4:00 pm (501)776-5938 to confirm dates and with questions.

Bruce Thomas  
City of Benton, Code Compliance  
Cc: file

9589 0710 5270 0035 8092 93

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<input type="checkbox"/> Certified Mail Restricted Delivery	\$
<input type="checkbox"/> Adult Signature Required	\$
<input type="checkbox"/> Adult Signature Restricted Delivery	\$
Postage	\$
Total Postage and Fees	\$

Postmark Here

Sent To **FTVF LLC**  
Street and Apt. No., or PO Box No.  
**1603 Capital Ave. S132 STE 413**  
City, State, ZIP+4®  
**Cheyenne, WY 82001**

PS Form 3800, January 2023 PSN 7530-02-000-9047 See Reverse for Instructions

**RESOLUTION NO. 83 OF 2025**

**A RESOLUTION TO REQUEST THE SALINE COUNTY TAX COLLECTOR PLACE A CERTIFIED LIEN AGAINST REAL PROPERTY LOCATED AT 3104 LAVA LANE AS A RESULT OF INCURRED EXPENSES BY THE CITY OF BENTON IN ACCORDANCE WITH STATE LAW AND CITY ORDINANCE; AND FOR OTHER PURPOSES**

**WHEREAS**, in accordance with Ark. Code Ann. § 14-54-901, the City of Benton, Arkansas, has corrected conditions existing on 3104 Lava Lane (parcel 800-75350-037) within the City and is entitled to compensation pursuant to Ark. Code Ann. §14-54-904; and

**WHEREAS**, State law also provides for a lien against the subject property, with the amount of lien to be determined by the City Council at a hearing held after the notice to the owner thereof by certified mail with said amount \$239.63 + Penalty \$23.96 + Filing Fee \$30.00 for a total of \$293.59 to be thereafter certified to the Saline County Tax Collector; and

**WHEREAS**, a hearing for the purpose to determine such lien has been set for October 27, 2025, in order to allow for service of the attached notice of same upon the listed property owners, by certified or publication as necessary.

**NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF BENTON, ARKANSAS:**

**SECTION 1:** That after said public hearing the amount listed above is hereby certified and is to be forwarded to the Saline County Tax Collector and Assessor by the City.

**SECTION 2:** That this Resolution shall be in full force and effect from and after its passage and approval.

**PASSED AND APPROVED** this \_\_\_\_ day of October 2025

\_\_\_\_\_  
Tom Farmer, Mayor

\_\_\_\_\_  
Cindy Stracener, City Clerk

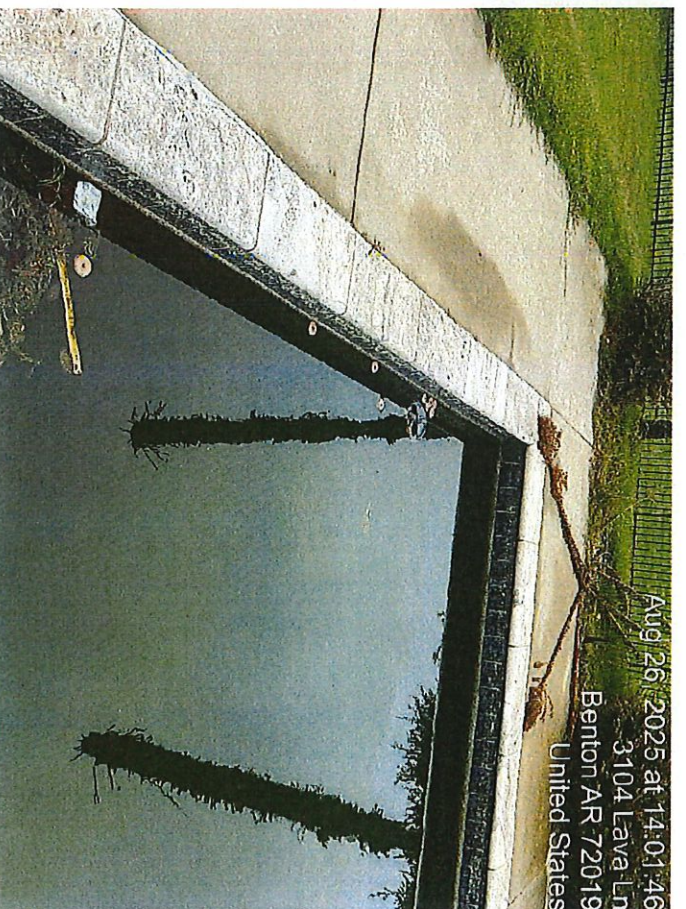




3104 Lava Ln.



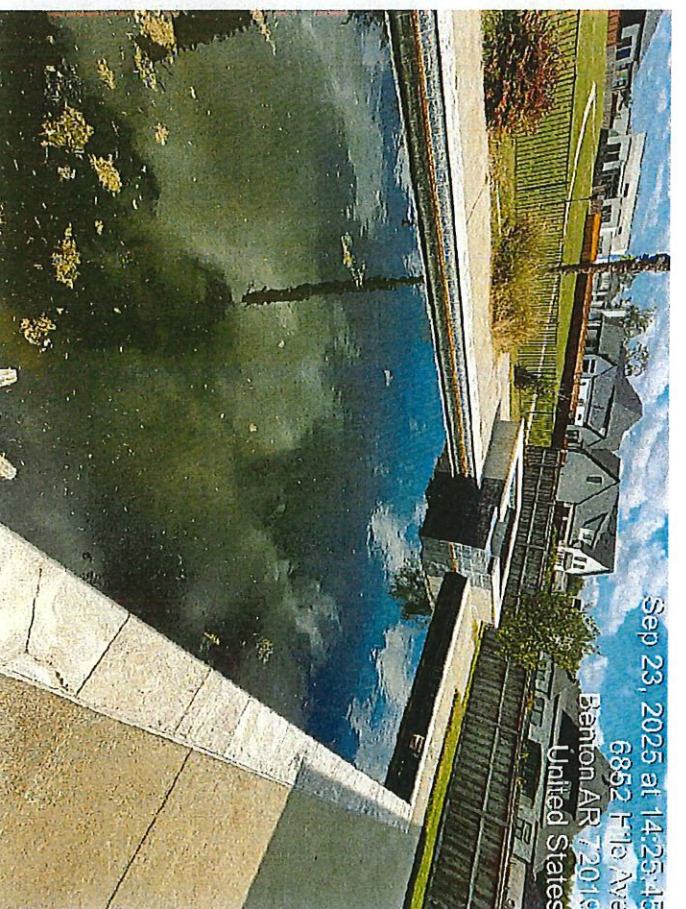
Jul 29, 2025 at 11:04:14  
3104 Lava Ln  
Benton AR 72019  
United States



Aug 26, 2025 at 14:01:46  
3104 Lava Ln  
Benton AR 72019  
United States



Jul 29, 2025 at 14:04:10  
3104 Lava Ln  
Benton AR 72019  
United States



Sep 23, 2025 at 14:25:45  
6852 H19 Ave  
Benton AR 72019  
United States



# CITY OF BENTON

Community Development  
PO Box 607  
Benton, Arkansas 72018

July 7, 2025

Eric Sharks Sr.  
3104 Lava Ln.  
Benton, AR 72019

Re:  
Parcel(s): 800-75350-037

Dear Owner or Resident,

This office has received complaints regarding the above-referenced property, and real estate records indicate that you are the owner. Property owners are responsible for maintaining their property in accordance with city ordinances and regulations.

This property is in violation of the City of Benton Ordinance, 20 of 2021. Enclosed is a copy of the violation notice, for your records. You have seven days from the receipt of this letter to take corrective action. **If you have not voluntarily corrected the violations within the time set forth or contacted this office, the City of Benton is prepared to correct the violation(s) at the listed property and file a lien against the residence or issue a citation for a court appearance district court.**

Please contact our office between the hours of 8:00 am and 4:00 pm (501)776-5938 if you have any questions. Thanks for your help in this matter.

*Tyler Ritchie*

Tyler Ritchie  
Code Compliance  
City of Benton  
501-326-8178  
Tyler.Ritchie@bentonar.org  
Cc: file

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Certified Mail Fee \$ _____ Extra Services & Fees (check box, add fee as appropriate) <input type="checkbox"/> Return Receipt (hardcopy) \$ _____ <input type="checkbox"/> Return Receipt (electronic) \$ _____ <input type="checkbox"/> Certified Mail Restricted Delivery \$ _____ <input type="checkbox"/> Adult Signature Required \$ _____ <input type="checkbox"/> Adult Signature Restricted Delivery \$ _____ Postage \$ _____ Total Postage and Fees \$ _____	Postmark Here
Sent To <u>Eric Sharks Sr.</u> Street and Apt. No., or PO Box No. <u>3104 Lava Ln.</u> City, State, ZIP+4® <u>Benton, AR 72019</u>	
PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions	

7021 2720 0001 5230 7432



# CITY OF BENTON

Community Development  
PO Box 607  
Benton, Arkansas 72018

August 25, 2025

Eric Sharks Sr.  
3104 Lava Lane  
Benton, AR 72019

Re: 3104 Lava Lane, Benton AR 72019 (parcel 800-75350-037)

The City of Benton Community Services committee will be holding a hearing on October 14, 2025 to approve a resolution requesting the Saline County Tax Collector place a certified lien against the stated real property as a result of incurred expenses by the City of Benton in accordance with state law and City ordinance. The Community Services committee will then forward recommendations to the full City Council for final approval on October 27, 2025 at 5:30 p.m.

Said amount of expenses is \$239.63 + Penalty \$23.96 + filing fee \$30.00 for a total of \$293.59. Amount owed is \$239.63 if paid before lien is filed with Circuit Clerk's office. This amount is for cleanup of the referenced property.

The Committee meeting will start at 5:00 p.m. in the City Hall council chambers, 410 River Street.

Contact our office between the hours of 8:00 am and 4:00 pm (501)776-5938 to confirm dates and with questions.

*Bruce Thomas*  
Bruce Thomas  
City of Benton, Code Compliance  
Cc: file

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<input type="checkbox"/> Return Receipt (hardcopy) \$	
<input type="checkbox"/> Return Receipt (electronic) \$	
<input type="checkbox"/> Certified Mail Restricted Delivery \$	
<input type="checkbox"/> Adult Signature Required \$	
<input type="checkbox"/> Adult Signature Restricted Delivery \$	
Postage \$	
Total Postage and Fees \$	
Sent To <i>Eric Sharks Sr.</i>	
Street and Apt. No., or PO Box No. <i>3104 Lava Ln</i>	
City, State, ZIP+4® <i>Benton, AR 72019</i>	
PS Form 3800, January 2023 PSN 7530-02-000-9047 See Reverse for Instructions	