
AGENDA
January 26, 2026
6:45 p.m.

	Page
1. Call to Order: <i>Chairman Roger Sundermeier</i>	
2. Roll Call: <i>Recording Secretary Emilia Vazquez</i>	
3. Approval and/or correction of minutes: November 17, 2025	1-2
4. Financial Report: <i>Finance Director Laura Collie</i>	
5. Old Business:	
6. New Business:	
a. Discuss A.C.A. § 26-75-606	3-4
b. Chamber of Commerce Quarterly Report	5-7
c. Discuss contracts approved in 2026 budget	8-19
d. Funding request: \$30,000 Reed's Bridge Battlefield <i>Preservation Society President Mike Kish Jr.</i>	20-22
e. Business Beautification Grant Application: <ul style="list-style-type: none"> o Dynasty TZC LLC-501 Dupree Drive	23-34
7. Announcements: February 7: Cupid Shuffle 5K	35
8. Adjournment	

Call to Order: Regular A & P Commission Meeting - City Hall - #1 Municipal Drive

The Jacksonville Advertising and Promotion Commission met at their regular meeting place on Monday, November 17, 2025. Chairman Sundermeier called the meeting to order at 6:00 p.m. Council Member Ray delivered the invocation and led a standing audience in the “Pledge of Allegiance.”

Roll Call: Commissioners Jai Patel, Council Member Reddie Ray, and Council Member Joy Kinman answered roll call. Chairman Roger Sundermeier also answered roll call and declared a quorum. (4) Present (2) Absent (1) Vacant

Others present for the meeting include: Mayor Jeff Elmore and Council Member Dr. Trenika McCoy.

Approval and/or correction of minutes: Council Member Ray moved, seconded by Commissioner Patel to approve the minutes of the rescheduled meeting of October 23, 2025, as presented. Motion carried unanimously.

Financial Report: Finance Director Laura Collie introduced Accounts Receivable Specialists Roxie Cotten who handles the A & P permits and collects the payments each month. She then presented the financial report for the period ending October 31st, 2025. She stated Total Assets of \$2,190,869.00 and Total Liabilities of \$363,219.00. She read from the Statement of Revenues and Expenditures showing the Excess of Revenues Over Expenditures at \$67,489.00. She explained the next two pages show a breakdown of all revenue and expenses for the year and the last page are gross Hotel/Motel and Prepared Foods Gross Revenues. She noted Hotel/Motel is continually declining due to the highway construction, but Prepared Foods is doing well compared to this time last year. She concluded that Overall Revenue was increased by 4%. Regarding the discussion at the last meeting, she related the checking account can be set up like the City of Jacksonville’s, which is an ICS account that would give a rate currently at 3.35%; less than what we are getting currently with the CDs. She related there are \$899,803.00 in investments and \$1.2 million in a checking account currently.

Council Member Ray recommended keeping the investments with CDs rather than cash them into an account.

Chairman Sundermeier brought up a possibility of doing something here that has never been done before that costs a decent amount of money. He would not want to miss an opportunity if it arises. He mentioned moving the three CDs that mature in April 2026 into a checking account, once matured.

Director Collie confirmed she will be shopping rates if the Commission decides to, but right now it is hard to beat First Arkansas Bank and Trust since having an account improves the CD rates to be higher than Centennial Bank. She brought up that the only other bank we have in town is Arvest and they have never participated in giving rates, so it has always been between First Arkansas and Centennial. She offered to revisit this discussion at the March 2026 meeting to see what the Commission desires.

Council Member Ray moved, seconded by Commissioner Patel to approve the financial report for October, as presented. Motion carried unanimously.

Old Business: a. Business Beautification Grant Application:

• Days Inn by Wyndham Jacksonville-1414 John Harden Drive

Recording Secretary Emilia Vazquez pointed out that on page 16 is part of the original application, but since there was no amount written, the Commission approved their grant based on the estimate given on page 17 from an out-of-state company. She stated the owner got the work done by a local company instead, resulting in a higher invoice amount, therefore, he is requesting the grant difference of \$423.29.

Council Member Kinman moved, seconded by Council Member Ray to *approve* the additional Business Beautification Grant expenditure of \$423.29 to Days Inn by Wyndham Jacksonville. *Motion carried* unanimously.

New Business: a. Discuss/approve remainder of 2026 Budget

Recording Secretary Vazquez pointed out the 2026 proposed budget in the agenda, noting the Administrative/Operational, Direct Advertising/Promotional, Placer.ai, and Placer.ai Contacts add-on expenditures.

Chairman Sundermeier mentioned that it was brought to his attention that the way the Historical District rent request was written, as far as subsidizing for rent, is not legal, according to the statute of the A & P Commission.

City Attorney Friedman explained similar to the Military Museum and the Chamber, there can be a service contract where they provide services to the City and be paid for it, but the Commission cannot give operating expenses or a “blank” check for the rent. She suggested if they still wanted funding, they could come forward with a proposal; A & P can still give them money, it just needs to be in the form of a service contract. She confirmed they can work with her to draft one.

Recording Secretary Vazquez related that she was unaware of this issue, noting the Historical District signed their lease on November 7th and picked up their approved A & P check on Friday for \$5,500.00, which included the television, cleaning, and one month of rent.

City Attorney Friedman affirmed she would reach out to one of their representatives and bring a contract to the next meeting.

Council Member Ray moved, seconded by Council Member Kinman to *approve* the 2026 Budget, as presented, with the amendments of the Jacksonville Historical District Rent and the Museum of Military History Operations Assistance approved at the October 23, 2025 meeting, be put into contracts. *Motion carried* unanimously.

b. Chamber of Commerce Quarterly Report

Jacksonville Chamber of Commerce President | CEO Gina Quattlebaum presented their 3rd Quarter Report, highlighted that their First Friday Breakfast was moved to quarterly instead of monthly to help bring in more impactful speakers. She stated they were part of the ASU-Beebe Little Rock Air Force Base celebration, hosted the School District Leadership, had the New Teacher Welcome for 100 teachers, and had Casino Night on August 22nd. She brought up attending annual conventions that provided great information to use in our community moving forward. When Chairman Sundermeier mentioned 12 new members, she shared her excitement about new businesses coming.

Council Member Ray moved, seconded by Commissioner Patel to *approve* the 3rd Quarter 2025 report from the Jacksonville Chamber of Commerce. *Motion carried* unanimously.

Announcements: November 21 & 22: Holiday Craft & Gift Sale

December 6: Jacksonville Christmas Parade

December 6: All Lit Up! Holiday Lights

Adjournment: With no further business, the meeting adjourned at approximately 6:22 p.m.

26-75-606. Use of funds collected.

- (a) (1) (A)** In the manner as shall be determined by the municipal advertising and promotion commission, all funds credited to the city advertising and promotion fund pursuant to this subchapter shall be used for the:
- (i)** Advertising and promoting of the city and its environs;
 - (ii)** Construction, reconstruction, extension, equipment, improvement, maintenance, repair, and operation of a convention center;
 - (iii)** Operation of tourist promotion facilities in the city or the county where the city is located if the city owns an interest in the convention center or facility, and facilities necessary for, supporting, or otherwise pertaining to, a convention center; or
 - (iv)** Payment of the principal of, interest on, and fees and expenses in connection with bonds as provided in this subchapter.
- (B)** The commission may engage such personnel and agencies and incur such administrative costs as it deems necessary to conduct its business.
- (2) (A)** The commission is the body that determines the use of the city advertising and promotion fund.
- (B)** Pursuant to this section, if the commission determines that funding of the arts is necessary for or supporting of its city's advertising and promotion endeavors, the commission may use its funds derived from the hotel and restaurant tax.
- (3) (A)** The commission may purchase, own, operate, sell, lease, contract, or otherwise deal in or dispose of real property, buildings, improvements, or facilities of any nature in accordance with this subchapter.
- (B)** If the commission is dissolved, the city shall assume the authority under subdivision (a)(3)(A) of this section.
- (b) (1) (A)** Any city of the first class that may levy and does levy a tax pursuant to this subchapter may use or pledge all or any part of the revenues derived from the tax for the purposes prescribed in this subchapter or for the operation of tourist-oriented facilities, including, but not limited to, theme parks and other family entertainment facilities or for the retirement of bonds issued for the establishment and operation of other tourist-oriented facilities, including, but not limited to, theme parks and other family entertainment facilities.

(B) These revenues shall be used or pledged for the purposes authorized in this subsection only upon approval of the commission created pursuant to this subchapter.

(2) Funds credited to the city advertising and promotion fund pursuant to this subchapter may be used, spent, or pledged by the commission, in addition to all other purposes prescribed in this subchapter, on and for the construction, reconstruction, repair, maintenance, improvement, equipping, and operation of public recreation facilities in the city or the county where the city is located if the city owns an interest in the center or facility, including, but not limited to, facilities constituting city parks and also for the payment of the principal of, interest on, and fees and expenses in connection with bonds as provided in this subchapter in the manner as shall be determined by the commission for the purpose of such payment.

(c) **(1)** All local taxes levied as authorized in § 26-75-602(a) shall be credited to the city advertising and promotion fund and shall be used for the purposes described in subsections (a) and (b) of this section.

(2) The taxes shall not be used:

(A) For general capital improvements within the city or county;

(B) For the costs associated with the general operation of the city or county; or

(C) For general subsidy of any civic group or the chamber of commerce.

(3) However, the commission may contract with such groups to provide to the commission actual services that are connected with tourism events or conventions.

(4) The authorization and limitations contained in this subsection shall be reasonably construed so as to provide funds for promoting and encouraging tourism and conventions while not allowing such special revenues to be utilized for expenditures that are normally paid from general revenues of the city.



4th Quarter Report | Oct. - Dec. 2025

This quarter has been full of excitement, with new partnerships forming, strong support for our educational institutions, and continued collaboration with our military and local leadership.

We are proud to recognize our fourth quarter **Members of the Month** for their outstanding contributions to our community and local business community

- **ICM (Improved Construction Methods)** – October’s Member of the Month. For over 50 years, Improved Construction Methods has been dedicated to equipping contractors and municipalities with the latest innovations in construction tools, equipment, and techniques, supporting the growth and success of our community.
- **Red River Pre-Owned** – November’s Member of the Month. Beyond providing exceptional vehicles, Red River Pre-Owned is proud to give back and support the Jacksonville community in many ways. As long-time Chamber members, we are truly grateful for their continued partnership and commitment to our community.
- **ALTA Performance Materials (formerly INEOS)** – December’s Member of the Month. Celebrating decades of excellence, ALTA Performance Materials has made a lasting impact on our community through its commitment to performance, reliability, and technical expertise.

This quarter we welcomed **7 new members** to the Jacksonville Chamber of Commerce. We look forward to supporting their growth, celebrating their successes, and working together to strengthen our vibrant business community.

- Rent A Bookkeeper
- JFUMC Christian Childcare Center
- Jacinto Lodge #216
- Lotus Realty
- Village Square of Jacksonville
- Military Road Baptist Church
- Mountain Movers of Arkansas

Ribbon Cuttings

The Jacksonville Chamber of Commerce joined **Connect2First** to celebrate the availability of high-speed fiber internet in our community. Connect2First is bringing fast, reliable internet from a LOCAL provider. These new services support residents, businesses, and continued growth in Jacksonville.

Ribbon Cuttings - Continued

We celebrated **Arkansas Spine and Pain** with a ribbon cutting at their brand-new location. They've outgrown their previous space and expanded to continue providing exceptional care to their patients.

An official Grand Opening Ribbon Cutting for **Titan Auto Services**. We are thrilled to have them as members of the Jacksonville Chamber of Commerce. Titan Auto Services provides general repair and tune-up services, along with air conditioning, oil changes, wheels, tires and brake work.

We welcomed **So Much Clean Coin Laundry** Jacksonville to the Chamber with an official ribbon cutting! Located at 905 West Main Street in the Jackson Square Shopping Center, they offer traditional laundromat services as well as drop-off washing, drying, and folding for specialty items like comforters and electric blankets.

First Friday Breakfast

We were pleased to welcome **Mr. Lake, P.E., District 6 Engineer with ARDOT**, as the speaker for November's First Friday Breakfast. Mr. Lake provided updates on current construction projects, shared plans for future developments, and answered questions from our local business community. The meeting proved to be very informative and valuable for all who attended.

Local Lunch

Chamber Local Lunch is a monthly networking event where members enjoy great food, friendly conversation, and meaningful connections. Held on the 3rd Wednesday of each month at 12 p.m., we gather at a different Chamber Member restaurant to support local dining. The next location is chosen randomly at the previous lunch.

- October - Las Palmas
- November - Original Fried Pies
- December - The Hook

Proclamation - Chamber of Commerce Week

On October 13, Mayor Elmore proclaimed October 13–17, 2025, as Chamber of Commerce Week in Jacksonville, AR. This week celebrates the incredible work of chambers across Arkansas in strengthening local businesses, supporting the economy, and building stronger communities. We are proud to serve this amazing town and look forward to another year of growth and collaboration.

JCC Fall Golf Classic

Our annual JCC Fall Golf Classic was held on October 24th at our local Foxwood Country Club. We had a great turnout with 32 teams enjoying a delicious lunch before they headed to the greens for a day of networking, golf and fellowship.

Shop Small

Shop Small was held November 28–29, with our business community opening their doors to greet shoppers with refreshments, a festive atmosphere, and holiday specials. Local businesses generously donated prizes for shoppers who completed their Shop Small passports, and over 20 prize bundles were given out, making the event a fun and fulfilling experience for all participants.

Deployed Family Dinner

The Jacksonville Chamber of Commerce was privileged to host the 4th Quarter Deployed Family Dinner at LRAFB on December 10. LRAFB is truly the heartbeat of our community, and we are honored to support these incredible families while their loved ones are deployed—especially during the holiday season. We provided dinner, dessert, and drinks for 175 attendees, along with 50 door prizes generously donated by local businesses. Additionally, 70 goodie bags filled with small toys and candy were distributed to the children in attendance.

Titan Leadership

Titan Leadership recruitment kicked off at the high school, with Robert Birch and last year's graduates sharing their experiences and insights from the program. Their stories inspired prospective participants and highlighted the program's impact. Our 2026 class is scheduled to begin their first session at the end of January.

Community Events

I was honored to be a guest judge at this year's Jacksonville Parks and Recreation **Truck or Treat** event. It was incredible to see so many trick-or-treaters having a fantastic time! The dedication, planning, and hard work that went into making this event such a success for our community were truly evident.

The Jacksonville Chamber of Commerce also attended the annual **Christmas Parade and Tree Lighting** ceremony. It was a joy to come together and celebrate our community during the holiday season.

The Jacksonville Chamber of Commerce remains a trusted resource and welcoming hub for both member and non-member businesses, providing consistent support, referrals, and community advocacy. This quarter's initiatives underscore our dedication to strengthening Jacksonville's business climate, enhancing quality of life, and cultivating leadership throughout our community.

**SERVICE AGREEMENT BETWEEN THE JACKSONVILLE ADVERTISING
AND PROMOTION COMMISSION AND THE JACKSONVILLE **MILITARY
HISTORY MUSEUM****

This Agreement is made and entered into this ___ day of _____, 2025, by and between the Jacksonville Advertising and Promotion Commission (hereinafter "A&P"), and the Jacksonville **Military History Museum**, an Arkansas nonprofit organization (hereinafter "Museum").

RECITALS

- A. A&P recognizes the importance of tourism, cultural heritage, and historic preservation in enhancing the economic vitality and public image of Jacksonville, Arkansas.
- B. The Museum has been a long-standing cultural asset, attracting regional and out-of-state visitors, and maintaining significant historical exhibits relevant to Jacksonville's military legacy.
- C. A&P and the Museum desire to establish a contractual relationship to define the services provided by the Museum in lieu of traditional operational funding, consistent with Arkansas law concerning the expenditure of A&P funds.
- D. Pursuant to Arkansas law, it is necessary that a formal contract clearly enumerating the services provided be entered into, such that no part of the funding provided shall be deemed a gratuitous donation.

NOW, THEREFORE, IN CONSIDERATION OF THE SUBSTANTIAL AND DIRECT ECONOMIC BENEFITS AND THE MUTUAL PROMISES OF THE SUPPORT AND COOPERATION TO BE DERIVED HEREUNDER, THE PARTIES AGREE:

SECTION 1: TERM AND FUNDING

The term of this Agreement shall be for one year, commencing January 1, 2025, and ending December 31, 2025.

A&P agrees to pay the Museum the sum of \$72,000, to be paid in quarterly installments, for the performance of the services specified herein.

SECTION 2: SCOPE OF SERVICES

A. Historical Preservation Services

1. Acquire, inventory, and store artifacts from the former Jacksonville Historical District.
2. Develop curated displays from these artifacts for exhibition at the Museum and at City or CALS-owned locations.
3. Maintain loan agreements and documentation for all city-held historical property.
4. Provide regular updates to the City on display rotation and artifact management.

B. Visitor Center Operations

1. Establish and maintain a staffed Visitor Information Point within the Museum.
2. Design and install a city-wide map wall with QR codes linking to local attractions and event calendars.
3. Distribute brochures, event guides, and tourism materials in partnership with A&P and Jacksonville Parks and Recreation.

C. Battlefield Project Oversight

1. Manage the Reeds Bridge Battlefield Preservation Project including -- maintenance of exhibits and city-owned structures.
2. Expand and enhance the interpretive panel content.
3. Promote the Battlefield through signage, a QR code initiative, and cross-promotion with the Museum.
4. Coordinate any necessary contracts for maintenance and improvements with city-approved vendors.
5. Apply for supplemental A&P funds to support site upkeep and educational enhancements.

SECTION 3: ACCOUNTABILITY AND REPORTING

1. The Museum shall submit quarterly reports to A&P outlining services performed, visitor data, community engagement activities, and progress toward stated objectives.
2. The Museum shall provide an annual financial report detailing the use of A&P funds by March 15, 2026.
3. All A&P funds must be accounted for with proper documentation and are subject to review or audit by A&P.

SECTION 4: GENERAL PROVISIONS

1. This Agreement does not constitute a partnership or joint venture. The Museum shall act as an independent contractor.
2. The Museum shall comply with all applicable laws and regulations governing non-profits and the receipt and use of public funds.

**SERVICE AGREEMENT BETWEEN THE JACKSONVILLE ADVERTISING
AND PROMOTION COMMISSION AND THE JACKSONVILLE MUSEUM OF
MILITARY HISTORY**

This Agreement is made and entered into this ___ day of _____, 2026, by and between the Jacksonville Advertising and Promotion Commission (hereinafter "A&P"), and the Jacksonville Museum of Military History, an Arkansas nonprofit organization (hereinafter "Museum").

RECITALS

- A. A&P recognizes the importance of tourism, cultural heritage, and historic preservation in enhancing the economic vitality and public image of Jacksonville, Arkansas.
- B. The Museum has been a long-standing cultural asset, attracting regional and out-of-state visitors, and maintaining significant historical exhibits relevant to Jacksonville's military legacy.
- C. A&P and the Museum desire to establish a contractual relationship to define the services provided by the Museum in lieu of traditional operational funding, consistent with Arkansas law concerning the expenditure of A&P funds.
- D. Pursuant to Arkansas law, it is necessary that a formal contract clearly enumerating the services provided be entered into, such that no part of the funding provided shall be deemed a gratuitous donation.

NOW, THEREFORE, IN CONSIDERATION OF THE SUBSTANTIAL AND DIRECT ECONOMIC BENEFITS AND THE MUTUAL PROMISES OF THE SUPPORT AND COOPERATION TO BE DERIVED HEREUNDER, THE PARTIES AGREE:

SECTION 1: TERM AND FUNDING

The term of this Agreement shall be for one year, commencing January 1, 2026, and ending December 31, 2026.

A&P agrees to pay the Museum the sum of \$88,000, to be paid in quarterly installments, for the performance of the services specified herein.

SECTION 2: SCOPE OF SERVICES

A. Historical Preservation Assistance

1. Provide assistance and advice to the Jacksonville Historical Museum organization.
2. Provide other assistance to the group as requested and within the scope of the Military Museum's expertise.

B. Visitor Center Operations

1. Establish and maintain a staffed Visitor Information Point within the Museum.
2. Design and install a city-wide map wall with QR codes linking to local attractions and event calendars.
3. Distribute brochures, event guides, and tourism materials provided by A&P and Jacksonville Parks and Recreation.

C. Battlefield Project Oversight

1. Develop and manage the Reeds Bridge Battlefield Preservation Project, including coordinating maintenance of exhibits and city-owned structures.
2. Expand and enhance the interpretive panel content.
3. Promote the Battlefield through signage, a QR code initiative, and cross-promotion with the Museum.
4. Coordinate any necessary contracts for maintenance and improvements with city-approved vendors.
5. Apply for supplemental A&P funds for all of the site upkeep and educational enhancements.

SECTION 3: ACCOUNTABILITY AND REPORTING

1. The Museum shall submit quarterly reports to A&P outlining services performed, visitor data, community engagement activities, and progress toward stated objectives.
2. The Museum shall provide an annual financial report detailing the use of A&P funds by March 15, 2027.
3. All A&P funds must be accounted for with proper documentation and are subject to review or audit by A&P.

SECTION 4: GENERAL PROVISIONS

1. This Agreement does not constitute a partnership or joint venture. The Museum shall act as an independent contractor.
2. The Museum shall comply with all applicable laws and regulations governing non-profits and the receipt and use of public funds.
3. No A&P funds shall be used for lobbying, political activities, or unrelated administrative expenses such as private memberships or unrelated travel.

ECONOMIC DEVELOPMENT AGREEMENT

This Agreement is made and entered into this 1st day of January, 2025, by and between the Jacksonville Advertising and Promotion Commission (hereinafter "A&P"), and the Jacksonville Chamber of Commerce (hereinafter "the Chamber").

RECITALS

- A. A&P and the Chamber understand the necessity of ensuring and maintaining a vibrant, healthy and effective business and economic development environment.
- B. A&P requires the services of the Chamber to develop, promote, and implement policies and strategies to give the maximum possible support and assistance to local and established businesses.
- C. It is essential to the public health, safety and economic welfare of the citizens of Jacksonville, Arkansas, that the A&P retain the Chamber to provide the citizens and businesses of Jacksonville, Arkansas with these services.
- D. The Chamber is in a unique situation, and uniquely qualified to provide, regional services to A&P. Also, A&P and Chamber have determined that the Chamber and its Board of Directors have the experience and ability to provide the additional regional services of acquisition and development of industrial, commercial, business properties and facilities to house or otherwise provide for the needs of industry, commerce, business to promote industrial, commercial, and business expansion.
- E. Both parties recognize that economic development of the region, and the promoting of and assisting the growth and development of business concerns, including retail, commercial and industrial concerns, will increase employment and improve the region.
- F. A&P desires to contract with the Chamber to provide industrial development and marketing services, as defined in Ark. Code Ann. §14-174-107.
- G. Pursuant to Arkansas law, it is necessary that a valid and enforceable contract for services be executed by and between A&P and the Chamber; this Agreement clearly enumerates the services to be conducted by the Chamber for the benefit of A&P; that it be clear from the terms of the Agreement that A&P nor the Chamber are taking no action that could be determined, or interpreted, as A&P merely making a gift of said monies to the Chamber.
- H. It is required that a formal written contract be entered into between A&P and the Chamber to establish that A&P is not merely making a contribution to general Chamber operations and that A&P will receive unique benefits from the contractual arrangement.
- I. Under the terms of this Agreement it is clear that A&P shall receive unique, specialized and tangible benefits in the form of services rendered by the Chamber, which would not be received by A&P without the benefit of this Agreement.

- J. To accomplish the foregoing, the parties desire to enter into this Agreement which shall authorize the Chamber to assist A&P with local economic development in the city and surrounding area and to assist in the acquisition and development of industrial parks and facilities to house or otherwise provide for industrial, commercial, business and economic expansion.

NOW, THEREFORE, IN CONSIDERATION OF THE SUBSTANTIAL AND DIRECT ECONOMIC BENEFITS AND THE MUTUAL PROMISES OF THE SUPPORT AND COOPERATION TO BE DERIVED HEREUNDER, THE PARTIES AGREE:

SECTION 1:

- A. The term of this Agreement shall be one year, from January 1, 2025 through December 31, 2025.
- B. A&P agrees to pay the Chamber \$65,750 for the period of the Agreement term, to be paid quarterly in full by January 31st of the applicable budget year, subject to the contingency hereinafter provided.
- C. The Chamber shall utilize such funds for general economic development of the area which includes, but is not limited to, industrial and business recruitment and location, improvement and expansion of industry currently located in or near Jacksonville, Arkansas, general improvement of business and economic conditions in the affected area, improvement and expansion of transportation and utility resources, development of legislative and gubernatorial relationships and contacts and all other functions that may be related to the expansion and development of the economy in or near the City of Jacksonville.

SECTION 2: The Chamber shall provide the following services for the term of the Agreement:

- A. The Chamber shall establish and maintain personnel or engage services which:
 - 1. Utilize knowledgeable staff with demonstrated expertise in the field of economic development that shall work at the request of the Chamber within the scope and services as defined in this Agreement;
 - 2. Provide and maintain an office for economic and industrial development;
 - 3. Provide a full-time and qualified employee as a primary Point of Contact for A&P available on a frequent and regular basis as required to conduct, develop, and implement A&P's activities and the goals cited herein;
 - 4. Engage such other professionals and agreements for such other services as the Chamber in its discretion shall deem desirable to effectuate the City's economic development program;

5. Assist in the continuation, operation, and promotion of specific tourism events, including the City's Annual Christmas Parade, the City's participation in the LRAFB Air Show, various City-sponsored events held at the Community Center and Shooting Range, and the City's Annual FestiVille;
 6. Participate and assist as requested by A&P in various activities designed and implemented for the benefit of advertising, promoting, and garnering tourists to the City;
 7. Communicate upcoming sports tournaments and events in Jacksonville to businesses; and
 8. In all other respects, provide A&P with economic and industrial development management expertise as defined in Ark. Code Ann. 14-174-107.
- B. Serve as a primary point of contact for economic development services for the A&P by functioning as a contact and liaison with organizations throughout the State of Arkansas and beyond, whose mission is the attraction or retention of commercial companies or industries to coordinate and promote the following:
1. Work with the Arkansas Economic Development Commission (AEDC), Southern Economic Development Council (SEDC), and International Economic Development Council (IEDC), Arkansas Historic Preservation Program, Main Street Arkansas, Arkansas State Chamber of Commerce/AIA, Arkansas Economic Development & Chamber Executives (AEDCE), Pulaski County Economic Development Commission (PCEDC), and numerous other private or public agencies related to Economic Development on behalf of the City and region and provide updates and information on economic development and available grants, loans, funds, tax credits and other incentives from these types of programs and agencies;
 2. Establish and maintain a working relationship with local utilities, State Representatives and Senators, Arkansas' Congressional delegation, the AEDC, SEDC, IEDC, State Chamber, AEDCE, PCEDC and various other agencies and programs;
 3. Establish and maintain relationships with commercial real estate brokers;
 4. Seek, discover and endeavor to attract new and expanding commercial businesses and industries within the City of Jacksonville and region to create jobs and investment for the benefit and economic development and improvement of the residents of the City; and
 5. Identify industries and commercial businesses in the region that are eligible for local sales and use tax refunds and other incentives under the Jobs Creation by

Stimulating Small Business Growth Act of 1985, Arkansas Economic Development Act of 1993, Arkansas Enterprise Zone Act of 1993, Major Industry Facilities Act, Arkansas Economic Development Act of 1995, Arkansas Workforce Investment Act, Arkansas Public Roads Improvements Credit Act, Nonprofit Incentive Act of 2005, Arkansas Amendment 82 Implementation Act, Biodiesel Incentive Act, Equity Investment Incentive Act of 2007, Incentives for Major Maintenance and Improvements Projects Act, New Market Jobs Act of 2013, Economic Investment Tax Credit Act and Consolidated Incentive Act of 2003 and provide the City with necessary business information for the City to pass a resolution endorsing the applicant business's or industry's participation in the AEDC's sales and use tax refund program.

6. Identify available industrial properties to be marketed to business, industrial or other economic development prospects by:
 - a. Actively marketing available industrial properties to prospective industry and consultants;
 - b. Conduct site visits with potential industry recruits;
 - c. Maintain and establish relationships with site selection consultants;
 - d. Assist with the preparing and handling all scheduling of meetings and site visits;
 - e. Establish and maintain a list of available properties and sites for business growth and development and industrial use;
 - f. Identify available land for future industrial purposes;
 - g. Identify and stay aware of available industrial buildings for future industrial purposes;
 - h. Stay up to date with available incentives, rules, regulations, and policies affecting or impacting business or industrial attraction; and
 - i. Incorporate data for the Jacksonville region on the Chamber website and other marketing materials; including brochures, emails, mailing, etc.

C. Maintain demographic information of the City and surrounding area with the information compiled to a Chamber database:

1. Make the general database information file available to potential employers;
2. Continually assess, identify and develop properties for future growth and development of the City;

3. Develop, produce, print, publish and deliver specialized economic development marketing materials that market the Jacksonville area and maintain updated information within those materials;
4. Create and maintain an attractive website that caters to existing and prospective business and industries; and
5. Develop, produce, print, publish and deliver information packets to target commercial businesses and industries looking to expand or establish operation and maintain updated information within those packets as necessary.

SECTION 3: This Agreement does not evidence a partnership or joint venture between the Chamber and A&P. The Chamber is an independent contractor to A&P in connection with this Agreement. The officers and employees of the Chamber involved in the execution of this Agreement shall not be considered for any purposes to be the officers of A&P. The Chamber shall have no authority to bind A&P absent the A&P's written consent. Except to the extent otherwise provided in this Agreement, the Chamber shall bear its own costs and expenses in pursuit thereof.

SECTION 4: It is agreed that the President/CEO of the Chamber will only be employed by and responsible to the Chamber.

SECTION 5:

- A. The Chamber will present a quarterly written report to A&P regarding its economic development activities, and other information requested by the A&P.
- B. The Chamber shall account for all expenditures of public funds with proper receipts and records, which shall be submitted to A&P for examination at any time upon request by the A&P Chairperson. By March 3th of each year, present to A&P an accounting of the expenditures, as they relate to public funds, for the year the funds were provided.
- C. No funds paid by A&P shall be used directly or indirectly for lobbying, political activity, car allowances, country club memberships and dues, sporting events and activities and non-directly related business traveling expenses.

SECTION 6: The Chamber shall not discriminate against any employee or person served under this Agreement on account of race, color, sex, age, religion, ancestry, national origin, disability or marital status, or as otherwise prohibited by applicable law.

SECTION 7: The Chamber represents that it shall, as its sole cost and expense, comply with all applicable municipal, county, state and federal requirements now in force pertaining to any and all activities contemplated under this Agreement including any legal limitation placed upon the Chamber as a result of the source of funds received by the Chamber under this Agreement.

SECTION 8: The Chamber represents and warrants that it has not paid or agreed to pay any compensation, contingent or otherwise, direct or indirect, to solicit or procure this Agreement or any rights or benefits hereunder.

SECTION 9: The Chamber will remain an Arkansas non-profit corporation answerable to its Board of Directors and shall not be, or construed to be, a part of A&P, but only to provide services on behalf of A&P as listed in this Agreement.

SECTION 10: Any requests by the A&P to pursue a specific economic development goal with the use of public funds shall not preclude the Chamber from pursuing other economic development goals decided by its Board of Directors when using private funding from private contributions.

SECTION 11: The provisions of this Agreement are severable. The invalidity or unenforceability of any one provision in this Agreement shall not affect the other provisions.

SECTION 12: Nothing in this Agreement, express or implied, is intended to confer upon any person, other than the parties here to and their respective successors and assigns, any rights or remedies under or by reason of this Agreement and, in particular, no employee, vendor, supplier, or other person contracting with the Chamber shall have any right by virtue of this Agreement or otherwise to seek payment or compensation from A&P for goods delivered or services rendered to the Chamber.


ENTERED into the date stated above by the parties; respective duly authorized officers.




Roger Sundermeier, Chair
Jacksonville A&P Commission



Kathy Perez, CEO
Jacksonville Chamber of Commerce

Attest: 

Attest: 



Funds not utilized for the intended purpose to which approved are to be refunded. JACKSONVILLE ADVERTISING & PROMOTION COMMISSION FUNDING REQUEST FORM

1. Date of request: 13 Aug 06 2. Amount of Request: \$ 30,000

3. Name of Organization: Reed's Bridge Battlefield Preservation Society

4. Name of Event:

5. Date & Location of the Event: Reed's Bridge Battlefield, date to be determined

6. Contact Name & Title: Mike Kish Jr - President

7. Contact telephone number: 501-832-3162 8. Email address: hogrunnerthree@gmail.com

9. Tax ID number: 710811879

10. Type of organization: Non-profit: [X] Corporation: [] Government: [] Other: []

11. Description of the event or purpose for request. Replace roof shingles and under structure as needed

12. If funding is approved, how will the funds be used? See # 11.

13. Describe the potential economic impact to Jacksonville. Maintain structure as a point of attraction, education, history, and for use by reenactors

14. What other sources of revenue are anticipated for this project? (ticket sales, concessions, grants) None

15. Will there be other sponsors? What will be their involvement? (funding, door prizes, etc.) No

16. Will there be additional funding sources? Is so, explain: No

17. Please provide a detailed copy of the event budget. See attached estimate.

18. Has the Commission previously funding the project? If so, please provide a detailed revenue and expenditures report for the previously funded event. The A&P commission has previously granted funds in years gone by. Records of those events are lost to current society members.

Organizations receiving support or funding by the Jacksonville Advertising and Promotion Commission will credit the Commission in a manner approved by the Commission.

Jeremy Craig Construction
 PO Box 8212
 Jacksonville, AR 72078-8212
 USA
 +15018044263
 JCraigConstruction@outlook.com

Estimate



ADDRESS
 Mike Kish
 1 Municipal Dr
 Jacksonville, AR 72076

SHIP TO
 Mike Kish
 1 Municipal Dr
 Jacksonville, AR 72076

ESTIMATE #	DATE
1010726	01/07/2026

ACTIVITY	QTY	RATE	AMOUNT
<p>Work to be performed at: Reed's Bridge Battlefield Heritage Park</p> <p>We hereby propose to TEAR OFF (1) Layer of shake roofing and damaged area of rear porch cover; Clean up & haul off all trash debris from roof and provide all New Materials & Labor needed to complete the job. We will provide as follows: Remove and replace damaged rafters and purlins on rear porch cover as needed with new contractor provided white oak dimensional lumber. Install ice and water around all valley, roof transitions and/or penetrations. Install new layer of plywood sheathing and Synthetic felt over roof. Install approx. (9.66) Squares of Brava cedar shake synthetic roofing tiles.</p> <p>--</p> <p>Pending inspections, any unforeseen damage and any additional work.,</p>	1	29,425.00	29,425.00
<p>Disclaimer: We are not responsible for delays, added costs, or changes in scope due to hidden structural damage, rot, pest infestation, or other issues not visible during the initial inspection. We reserve the right to postpone or reschedule work due to rain, high winds, or unsafe conditions to ensure crew safety and the durability of your roof. Should manufacturers experience supply issues, equal or superior-quality substitutions may be used, pending client approval. While we take all precautions to protect landscaping, gutters, and surrounding areas, minor incidental damage may occur due to the nature of roofing work. We recommend moving vehicles and</p>	1	0.00	0.00

ACTIVITY	QTY	RATE	AMOUNT
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fragile items away from the job site. The homeowner or property owner must ensure access to the property and clear the work area of obstacles prior to the start of work.

By agreeing to services from Jeremy Craig Construction LLC, the client acknowledges and accepts these terms and the conditions of their selected warranty.

We look forward to working with you if you have any questions please call 501-804-4263!

SUBTOTAL	29,425.00
TAX	0.00
TOTAL	\$29,425.00

Accepted By

Accepted Date

Program Overview

The City of Jacksonville’s Rediscover Jacksonville Business Beautification Grant, sponsored by the Jacksonville Advertising & Promotion (A&P) Commission and the Office of Economic Development, provides financial assistance to local businesses to improve their property’s exterior, enhance the city’s visual appeal and promote economic growth. Grant awards are available up to \$10,000 with a required 50% matching contribution from the applicant.

Application Instructions

Please complete the following application form and attach all required documentation. Beginning January 1, 2026, submit your application by emailing rbirch@jacksonvillear.gov or dropping it off at the City Hall front desk. Incomplete applications will not be considered.

Section 1: Applicant Information

- 1. **Business Name:** Dynasty TZC LLC
- 2. **Business Address:** 501 Dupree Drive
City: Jacksonville **State:** AR **Zip Code:** 72076
- 3. **Applicant Name:** Tara Helgestad
- 4. **Applicant’s Role (Owner/Manager/Other):** Owner / Partner
- 5. **Phone Number:** 501-515-0904
- 6. **Email Address:** admin@tzdynasty.com

Section 2: Eligibility Confirmation

1. Is your business located within Jacksonville city limits?
 Yes No
2. Do you own the property where the improvements will take place?
(If no, please provide written consent from the property owner.)
 Yes No
3. Have you obtained or applied for all necessary city permits for this project?
(If no, please explain.)
 Yes No
4. Will this project comply will all applicable local, state and federal regulations?
 Yes No

Section 3: Project Description

1. Describe the proposed project. Include details of the planned improvements (facade updates, landscaping, signage, lighting, etc.). Attach visual renderings or sketches.

We must prioritize the repaving and repainting of the parking lot to ensure safety and accessibility for all users. Additionally, addressing the drainage issues is critical to preventing potential water damage and maintaining the integrity of our facilities. These enhancements are essential for promoting a clean and inviting office front.

2. Why is this project important to your business and the community?

By aligning our project with the city's beautification efforts, we demonstrate our commitment to the community's aesthetic goals. This partnership not only fosters goodwill but also positions our business as a responsible and engaged member of the community.

3. Estimated start date: January 16, 2026

4. Estimated completion date: January 23, 2026

Section 4: Budgeting and Funding Request

- 1. Total Project Cost: \$ \$10,000
- 2. Grant Amount Requested (up to \$10,000): \$5,000
- 3. Matching Contribution (up to 50%): \$ \$ 5,000
- 4. Provide a detailed budget for the project (include estimates/quotes):

Item/Service	Cost
_____	\$ <u> \$10,000 </u>
_____	\$ _____
_____	\$ _____
_____	\$ _____
_____	\$ _____

- 5. Have you secured funding for your matching contribution?
 Yes No

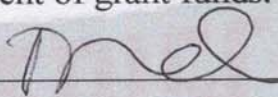
Section 5: Attachments

Please include the following documents with your application:

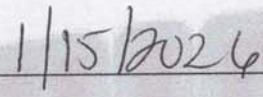
- 1. Proof of property ownership or signed consent from the property owner
- 2. Copy of Jacksonville business license
- 3. Visual renderings or sketches of the proposed improvements
- 4. Quotes or estimates for project costs
- 5. Photos of the property's current condition
- 6. Any required city permits or proof of permit application

Section 6: Agreement and Signature

By signing this application, I certify that the information provided is true and accurate to the best of my knowledge. I agree to comply with all terms and conditions of the Rediscover Jacksonville Business Beautification Grant Program, including the maintenance of completed improvements for a minimum of five (5) years. I understand that failure to comply with program requirements may result in repayment of grant funds.



Signature



Date

Submission Details

Beginning January 1, 2026, completed applications and required attachments can be submitted via email to rbirch@jacksonvillear.gov or drop off at the City Hall front desk. For questions or assistance, please contact Economic Development Director Robert Birch at (501) 831-6383.

We look forward to helping your business shine brighter!



Cabot Title Company
 ALTA Universal ID: 1085549
 19 Ryeland Drive
 Suite D
 Cabot, AR 72023
 (501) 843-1881

ALTA Borrower's Settlement Statement

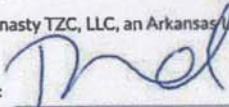
File #:	4-104232-KD	Property	501 Dupree Drive	Settlement Date	12/04/2025
Print Date & Time:	12/04/2025 at 09:47 AM		Jacksonville, AR 72076	Disbursement Date	12/04/2025
	CST	Borrower	Dynasty TZC, LLC		
Closer:	Katie Driskill		7324 West Markham Street		
Settlement Location:	19 Ryeland Drive		Little Rock, AR 72205		
	Suite D	Lender	Armor Bank		
	Cabot, AR, 72023		214 Hester Parker Drive		
			Marked Tree, AR 72365		

Description	Borrower	
	Debit	Credit
Financial		
Loan Amount		\$219,750.00
Loan Charges		
Appraisal Fee to Snap-Shot Services LLC	\$2,000.00	
Flood Determination Fee to Armor Bank	\$17.00	
Origination Fee to Armor Bank	\$549.00	
Government Recording and Transfer Charges		
Recording Fees	\$50.00	
---Deed: \$0.00		
---Mortgage: \$50.00		
Assignment of Rents to Pulaski County Circuit Clerk	\$40.00	
Title Charges & Escrow / Settlement Charges		
Title - Closing Fee to Cabot Title Company	\$250.00	
Title - CPL (Lender) to First American Title Insurance Company	\$25.00	
Title - Cyber Technology Fee to Securecheck	\$50.00	
Title - Lender's Title Policy to Cabot Title Company	\$559.00	
Title - Recording Services to Cabot Title Company	\$15.00	
Title - Search Fee to Cabot Title Company	\$275.00	
	Debit	Credit
Subtotals	\$3,830.00	\$219,750.00
Due to Borrower	\$215,920.00	
Totals	\$219,750.00	\$219,750.00

Acknowledgement

We/I have carefully reviewed the Settlement Statement and find it to be a true and accurate statement of all receipts and disbursements made on my account or by me in this transaction and further certify that I have received a copy of the Settlement Statement.
We/I authorize Cabot Title Company to cause the funds to be disbursed in accordance with this statement.

Dynasty TZC, LLC, an Arkansas Limited Liability Company

By:  **DEC 04 2025**
Tara Helgestad, Member Date

By:  **DEC 04 2025**
Zul Budhwani, Member Date

 **DEC 04 2025**
Settlement Agent Date


October 20, 2025

Diamond State Home Rentals
501 Dupree Dr
Jacksonville, AR 72076

RE: CERTIFICATE OF OCCUPANCY
501 Dupree Dr.
Jacksonville, AR 72076

TO WHOM IT MAY CONCERN:

This is to certify that the provisions of Ordinance #213 of the Jacksonville Municipal Code have been complied with for the above address.

OCCUPANCY CLASSIFICATION: B
ZONING: C-2

If you have any questions or concerns about this letter, or dispute any of its contents, please feel free to contact me at (501) 982-6071.

Respectfully,



Manfred L. Browder
Building Official
City of Jacksonville

Jacksonville - Soaring Higher

OCCUPATIONAL PRIVILEGE LICENSE

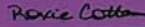
ISSUED BY
THE CITY OF JACKSONVILLE, ARKANSAS

TO
DIAMOND STATE HOME RENTALS
T HELGESTAD & Z BUDHWANI
501 DUPREE DR

LICENSE #: 8584

EXPIRES: December 31, 2026

THIS LICENSE: 1. DOES NOT AUTHORIZE A BUSINESS TO OPERATE IN COMPLIANCE WITH THE LAW OF THE CITY OF JACKSONVILLE (INCLUDING ZONING REGULATIONS) OR THE STATE OF ARKANSAS
2. MUST BE POSTED IN A CONSPICUOUS PLACE AT THE BUSINESS LOCATION BEING LICENSED
3. IS NOT TRANSFERABLE WITH RESPECT TO LOCATION, BUSINESS CLASSIFICATION, OR OWNERSHIP
4. CHANGE IN LOCATION, CLASSIFICATION OR OWNERSHIP WILL NECESSITATE A NEW LICENSE



AUTHORIZED CITY REPRESENTATIVE



OCCUPATIONAL PRIVILEGE LICENSE

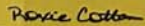
ISSUED BY
THE CITY OF JACKSONVILLE, ARKANSAS

TO
LOTUS REALTY
TARA HELGESTAD
501 DUPREE

LICENSE #: 8583

EXPIRES: December 31, 2026

THIS LICENSE: 1. DOES NOT AUTHORIZE A BUSINESS TO OPERATE IN COMPLIANCE WITH THE LAW OF THE CITY OF JACKSONVILLE (INCLUDING ZONING REGULATIONS) OR THE STATE OF ARKANSAS
2. MUST BE POSTED IN A CONSPICUOUS PLACE AT THE BUSINESS LOCATION BEING LICENSED
3. IS NOT TRANSFERABLE WITH RESPECT TO LOCATION, BUSINESS CLASSIFICATION, OR OWNERSHIP
4. CHANGE IN LOCATION, CLASSIFICATION OR OWNERSHIP WILL NECESSITATE A NEW LICENSE



AUTHORIZED CITY REPRESENTATIVE





Jp Asphalt

Business # 501-765-8184
(501)765-8184
jpasphalt@yahoo.com

ESTIMATE

Billed To

Dynasty TZC ,LLC

501 Dupree Dr Jacksonville Ar
Tarahelgestad@gmail.com

Billed From

Jp Asphalt

12609 dollarway rd white hall ar 71602

Estimate #: EST168

Date: Jan 14, 2026

Item	Price	Quantity	Total
Parking Lot Project We proposed to do the following, clean and prepare the parking lot, address water issue next to the fence. Then once the parking lot is properly clean and prepared, we will overlay with approx 2" of surface grade hot mix asphalt then roll to compaction. We will also apply parking stripes when finished. All labor and material materials will be furnished by JP asphalt.	\$10,000.00	1	\$10,000.00

Subtotal \$10,000.00
Grand Total \$10,000.00

no warranty on undergrowth, warranty 90 days on labor only materials must be paid by customer, estimate Vailed for 30 days









LOTUS REALTY



CUPID SHUFFLE 5K

FEB 7 • 8AM

PARADISE PARK

REGISTRATION

ADULTS-\$25

AGES 12 & UNDER-\$15

RUNSIGNUP.COM



AWARDS:

1ST PLACE M/F OF EACH AGE GROUP

14 & UNDER 30-39

15-19 40-49

20-29 50+