

Mayor – Paul Colvin Jr.
Recorder – Rhonda Ardemagni
City Attorney –Justin Eichmann
Law Firm—Harrington-Miller
City Engineer—Garver Engineers



Ward 1 Position 2— Amber Ibarra
Ward 2 Position 1—Arthur Penzo
Ward 2 Position 2—Larry Ardemagni
Ward 3 Position 1—Don Doudna
Ward 3 Position 2— Tim Burress

**City Council
January 5, 2020
Minutes**

Ward 1 Position 1— Gene McCartney

The Tontitown City Council is scheduled for Tuesday January 5, 2020 at 6:00 p.m. at Tontitown City Hall and via Zoom and YouTube visit <https://zoom.us/j/92076441456>

Meeting ID: 920 7644 1456# or join by phone at +1 (312) 626-6799

When prompted for Meeting ID: 920 7644 1456#

If you do not have a Participant Number: press #

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1. Meeting Call to Order
 2. Roll Call
All in attendance
 3. Pledge of Allegiance
 - a) Swearing In Ceremony
Mayor Colvin swore in the elected officials at this time.
 4. Approval of Agenda
Amber Ibarra motioned to approve Second by Arthur Penzo Motion Passes
 5. Approval of City Council Minutes from December 1, 2020 and Special Meeting of December 15, 2020.
Larry Ardemagni motioned to approve Second by Gene McCartney Motion Passes
 6. Comments from Citizens
Rocky Clinton a six year Planning Board member wanted to speak out in reference to Item 8A. Rocky said the land owners are well within their rights for the rezoning and it falls within the C2 zoning, and the council should vote on the rezoning and not on what might be built.

Gille Mantegani said the developer may still be interested in the property with Conational Use. Also Mr. Mantegani requested an updated C2 Conditional Use Permitted list, when available.

The following citizens are interested in the vacant planning seats. All applicants were present and addressed the council.

- Penny Baskin has legal background and is interested in the growth of Tontitown.
- Josh Craine recently moved to Tontitown and owns both an electrical and construction business in Springdale.

- Joshua Daniels is an attorney in Springdale and is interested in Tontitown's growth.
- Jaron McTee has a Master's degree in business and is interested in the long term growth and success of Tontitown.
- Tom Joseph has a background in real estate brokerage services and development consultant services for property owners.

7. Approval by City Council Members to Waive the 3 Reading Rule for All Ordinances on Agenda
Gene McCartney motioned to approve Second by Amber Ibarra Motion Passes

8. Old Business:

a) Approval of an Ordinance rezoning property located at 380 S. Klenc Road containing approximately 15.0 acres. Request to Rezone from R-3, Residential 3 units/acre, to C-2, General Commercial. -Colvin

Larry Ardemagni motioned to approve the amended ordinance Second by Amber Ibarra
Motion Passes

Larry Ardemagni motioned to approve the rezoning Second by Arthur Penzo Motion Passes

9. New Business:

a) Presentation from Garver regarding Upcoming Code Changes –Colvin

Juliet Ritchey updated the council on what is being worked on in regards to zoning and applying more options.

Citizens are encouraged to attend the city meetings and voice their opinions.

b) Appointment of Planning Board Member –McCartney

Arthur Penzo motioned to appoint Josh Craine to the next planning meeting in January and Tom Joseph in February Second by Amber Ibarra Motion Passes

c) Proposed Amendments to Chapter 30 of the Tontitown Municipal Code –Colvin

The City Council is to review.

d) Approval of an Ordinance to amend in its entirety Section 153.122, Procedures for Authorizing of Chapter 153, Zoning Regulations of the Tontitown Municipal Code –Penzo

Arthur Penzo motioned to approve Second by Gene McCartney Motion Passes

Arthur Penzo motioned to approve the Emergency Clause Motion Passes

e) Approval of an Ordinance amending Chapter 153.083 C-1 and C-2, Commercial Zoning Districts, removing Multi-Family as a permitted use -Penzo

Larry Ardemagni motioned to approve Second by Arthur Penzo Motion Passes

Tim Burress motioned to approve the Emergency Clause Second by Arthur Penzo

Motion Passes

f) Approval of an Ordinance Rezoning property from R-3, Single Family Residential to PUD, Planned Unit Development, no more than 8 units per acre, with a 296 single family residential subdivision on 80 acres located at 865 S. Klenc – Colvin

Arthur Penzo motioned to approve with conditions as stated Second by Gene McCartney

Motion Passes

Amber Ibarra Abstained

g) Approval of an Ordinance accepting Final Plats and Rights of Ways and easement dedications for the fourth quarter of 2020 –Colvin

- Larry Ardemagni motioned to approve Second by Gene McCartney Motion Passes
- h) Approval of an Ordinance authorizing and ratifying the execution of an installment/purchase agreement with U.S. Bank Equipment Finance and prescribing other matters pertaining thereto for Watchguard Camera Systems. –Colvin
Larry Ardemagni motioned to approve Second by Gene McCartney Motion Passes
- i) Approval of an Ordinance authorizing and ratifying the execution of an installment/lease agreement with U.S. Bank Equipment Finance and prescribing other matters pertaining thereto for Copier/Printing Equipment. –Colvin
Arthur Penzo Motioned to approve Second by Amber Ibarra Motion Passes
- j) Approval of an Ordinance amending Ordinance No. 2013-02-409, appointing the Public Works Director to the Board of Directors of NACA –Colvin
Arthur Penzo motioned to approve Second by Larry Ardemagni Motion Passes
Arthur Penzo motioned to approve the Emergency Clause Second by Tim Burress Motion Passes
- k) Accept a council member as chair for the Committee of the Whole Meetings-Colvin
Arthur Penzo motioned to accept Gene McCartney as Chair Second by Tim Burress Motion Passes

9. Comments from Aldermen

- Tim Burress wished everyone a Happy New Year
- Gene McCartney, Amber Ibarra, Arthur Penzo and Larry Ardemagni wanted to thank all those who showed interest in the Planning Board positions.

11. Comments from Mayor- None

12. Comments from City Attorney- None

13. Adjournment- All in Favor