

Mayor – Angela Russell
Recorder – Rhonda Ardemagni
City Attorney –Justin Eichmann
Law Firm--Harrington-Miller
City Engineer – Garver Engineers



Ward 1 Position 1- Misty Piazza
Ward 1 Position 2– Amber Ibarra
Ward 2 Position 1—Daniel Montez
Ward 2 Position 2—Larry Ardemagni
Ward 3 Position 1—Mike Washkowiak
Ward 3 Position 2—Tim Burress

Committee of The Whole

January 17, 2023

Minutes

The Tontitown Committee of the Whole meeting is scheduled for **Tuesday January 17, 2023**, at 6:00 p.m. at the Tontitown City Hall, Tontitown, Arkansas and via Zoom and YouTube visit <https://zoom.us/j/95097016958>

Meeting ID: **950 9701 6958** or join by phone at +1 (312) 626-6799. When prompted for Meeting ID: **950 9701 6958#**
If you do not have a Participant Number: press #

If you wish to watch Online without interactively participating, you can stream the meeting online via YouTube, from our YouTube Channel:

- By PC, Mac, iOS (iPhone), or Android: Navigate to the “Tontitown City Hall” channel:

<https://www.youtube.com/channel/UClbUv481CeNFF2JNwoOsrNQ>

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1. Meeting Call to Order
 2. Roll Call

Misty Piazza was absent.

3. Pledge of Allegiance
4. Approval of Agenda

Daniel Montez motioned to approve the agenda.
Second by Amber Ibarra

Motion Passes Unanimously

5. Approval of **December 20, 2022**, COW Minutes

Tim Burress motioned to approve the December 20, 2022, minutes.
Second by Amber Ibarra

Tim Burress Voted- YES
Amber Ibarra Voted- YES
Daniel Montez Voted- ABSTAINED
Larry Ardemagni Voted- YES
Mike Washkowiak Voted- ABSTAINED

This Item needed 4 votes to passes, will bring this back to the next Committee of the whole.

6. Monthly Financials

Detailed report is available on the city website.

7. Comments from Citizens

Nina Brown 1851 S. Pinalto Rd., Tontitown, AR

1. Waste Management did not pick up her or her neighbors yellow trash bags and she had a hard time trying to contact someone at Waste Management to get these issues resolved.
2. Requested updates on the landfill expansion, red dirt track out, smell, and trash everywhere.
3. Procedure to get issues on the agenda.
4. Thanked the council for their service and asked that they keep Tontitown #1 priority, she also thanked the Fire and Police Departments for their services.

Rebecca Timmons 2024 S. Pinalto Rd., Tontitown, AR

1. Mrs. Timmons had issues contacting Waste Management regarding her bill and yellow trash pick-up.
2. Asked the council for help in contacting Waste Management to get the yellow trash pick-up resolved.

8. Department Reports

a) Police Department – Chief Corey Jenison

Tontitown Police Monthly Report Month: December 2022

Calls for Service – 662

Accident Reports – 16

Warrants Served – 77

Warrants Outstanding - 1205

Warrants Amount - \$ 1,651,615.50

Training Hours (YTD) – 2,617

Citation Total – 214

Speeding Citations - 19

(Other) Traffic Citations - 101

Criminal Citations – 42

Improper Driving (City Ordinance) – 52

Warning Total - 338

Speeding Warnings – 135

(Other) Traffic Warnings – 203

b) Fire Department—Chief Mark Ramsey

Fire Department Report December 2022

Total Calls: 60

Call Type	City	Rural
EMS	23	13
Fire	5	6
MVA	3	0
False Alarm	2	0
Service Call	6	2

December Total	39	21
Calls for 2022	514	142
Calls for 2021	382	129

Call volume for 2022: 656

The fire department responded to 511 calls in 2021.

In 2016 there was 247 city calls and 139 rural calls with a total of 386 calls.

TFD started project meetings with SSI and WER for the new fire station. This meeting occurs every three weeks to discuss progress and changes through construction.

The fire department completed 210 hours of training in December.

Four firefighters were added to the rotation leading into the new year.

The Fire Department is actively recruiting volunteers and cadets.

Full-Time Operations Fire

Chief Mark Ramsey

Part-time Recruitment and Retention

Captain John Buchan

A-Shift

Garrett Henry

Brodey Bowen

Part-time position

B-Shift

Steven Sporer

Grant Beasley

Part-time position

C-Shift

Ryan Krug

Cody Tucker

Part-time position

14 Part-time firefighters (10-hour day shifts)

16 Volunteers

c) Public Works Department – James Clark

Monthly Report January 2023 Public Works Department

STREETS/PARKS:

To recap 2022 in the Street Department, I would like to remind everyone of the projects we accomplished. In June, the City completed an overlay of S. Pianalto. This project was the result of a State Aid Street Grant through ArDot. The grant provided \$300,000.00 worth of labor and materials. As the time for construction got close, we were told we would need to contribute an additional \$71,727 to complete the full 1-1/2 miles from Hwy. 412 to Kelly Road: Council approved. A paving project for North Ardemagni Road finally came to fruition. This short 1000' project was paid out of street funds at a cost of \$108,874. Several small projects, including right-of-way trimming, final Fletcher payment and storm cleanup added up to another \$228,000 spent out of City Street funds. Also completed in 2022 was the Bushy Creek Hazard Mitigation Project.

This project was to improve drainage through the Barrington Heights subdivision. A 75/25 grant received from the Arkansas Department of Emergency Management provided \$217,200 toward this project. The City contributed the remaining 25% or \$72,400 to complete the \$289,600 project.

In total, \$998,669 in grants and City funds were spent on Streets and Storm Drainage in 2022.

WATER/SEWER:

Here are a few growth figures for the 2022 calendar year. We began January 2022 with a total of 2,131 water meters. At the end of the year, our total reached 2,413. That is an increase of 282 meters or 13.23%. Using the Health Department's calculation of 2.4 residents per meter, gives us a retail population of 5,791. At the beginning of 2022, we had 1,215 customers on sanitary sewer; By the end of the year, the number of sewer customers increased to 1,482. This is an increase of 267 customers or 21.98%. To break down the increase of water meters, commercial increased from 279 to 288 or 3.23%, while the residential increased from 1,737 to 2,004, or 15.37%.

Looking ahead to 2023, there are going to be some challenges. As I mentioned in previous meetings, the Water portion of the bond funds is already spent or committed. However, there are more water projects that need to be constructed. Most importantly, the Wildcat Creek water line. We have already purchased the material for this project, there is just no money in the bond fund to construct it. In the next couple of months, I will be letting that project out to bid, with plans to pay for it with reserve funds. If the bids come in too high, we may have to try to construct this line and a couple of other small lines with our own water and sewer crew. I do not want to spend too much out of reserve, as we also have the new water tank in the near future plans. The tank project, if constructed today, would cost \$4 million. There are no grant funds available for this type of project.

d) New Build Permit Report – James Clark

Reference the city website for detailed chart/report.

e) Planning Department – Planning

January Agenda:

1. Deer Valley Subdivision LSD: The applicant is requesting an approval for an LSD approval for subdivision development 46 housing lots with 1 for retention pond on 74.82 acres more or less. Parcel #: 001-16877-000 & 001-16884-400. (This subdivision with 30 lots was approved in June 2022.)
2. Sloan Crest Subdivision Variance: Applicant is requesting a variance to accept the proposed depth lots sizes for 3 lots located in the subdivision. Property is located at 859 Barrington Road. Parcel #830-83774-000 on 13.4 acres.
3. Skybrook Subdivision Rezone: Applicant is requesting rezoning from C-3 to C-4 located at 630 S Klenc Rd. Parcel #:830-37773-010 located on 18.95 acres.
4. Casilini Warehouse Rezone: Applicant is requesting rezoning from C-2 to C-T located at 104 and 1032 E. Henri de Tonti Blvd. Parcel # 830-37574-000, 830-37577-000

f) Tontitown Museum Board – Heather Peachee

Tontitown Historical Museum (THM) Report for the COW Meeting Tuesday, January 17, 2023

The THM Board of Directors met in person on Monday, December 09, 2023.

1. Amici Membership: We finished out 2022 with 115 members. We have a membership that will fit any family. You can find our memberships on our website, or you can call the museum. Memberships make a great gift.
2. Open Position: Our new part-time position is now posted, and we will start the interview process later this month. We will continue to keep the City Council up-to-date.

3. Board Member expansion: As our museum continues to grow, we are looking to add three additional board members and one additional Jr. Board Member. If you know someone in the area who would be interested, please have them reach out on our website or to any of the current board members.
4. New Jr. Board Member: We are happy to introduce our newest Jr. Board member Daxton Peachee. His family has a long standing in the community, and he is going to do great things with us at the Museum.

Regular Museum Hours: Friday, Saturday, and Sunday 1 pm – 4 pm

The next THM Board of Directors meeting is scheduled for Monday, February 6th, 2023, at 6:00 pm in City Hall Conference Room

9. Old Business:

A. Discussion of an ordinance amending section 155.01 fees of the Tontitown Municipal code – Angie

Misty Piazza arrived at this time.

The council agreed that more research is needed, each council member chose a different nearby city to get as much information on what those cities charge, the council will then report their findings at the next Committee of the Whole Meeting.

Misty Piazza – City of Rogers

Amber Ibarra- City of Farmington

Daniel Montez- City of Fayetteville

Larry Ardemagni- City of Springdale

Mike Washkowiak- City of Siloam Springs

Tim Burress- City of Bentonville

Tim Burress motioned to Table to the next Committee of the Whole Meeting.

Second by Amber Ibarra

Motion Passes Unanimously

B. Discussion of a resolution authorizing change order No. 1 for the storm drain boring project under South Pianalto Road in the city of Tontitown, Arkansas – Angie (James)

After consultation with the project manager, it is apparent that the project will require a change order to complete an additional 11 feet of the 36- inch storm drain bore under South Pianalto Road which will result in a contract sum increase in the approximate amount of \$11,000.00

Tim Burress motioned to approve and send to the following Special Meeting.

Second by Amber Ibarra

Motion Passes Unanimously

10. New Business:

A. Discussion of taking bids for a new digital sign in front of City Hall – Angie (James)

Council discussed the estimate of \$40,000.00 to replace the digital sign, or send out for bid. After discussion the council agreed the funds would be better spent elsewhere.

There was no motion to move forward. Item is dead.

B. Discussion of a potential conflict of interest – Tim

City Attorney Justin Eichmann gave some history and a legal presentation on where the law stands regarding him, his firm, Waste Management, Boston Mountain, E.D.Q. and the City of Tontitown and answered any questions the council had regarding potential conflict of interest.

Reference YouTube for detailed discussion

The council seen no conflict of interest and Justin Eichmann will stay on as City Attorney.

C. Discussion of hiring an environmentalist attorney for the city of Tontitown – Angie

Attorney Ross Noland from Little Rock, AR, with Noland Law Firm specializes in Environmental Law and Litigation. The mayor spoke with Mr. Nolan and believes hiring his firm would be a good move for the City of Tontitown and City Attorney Justin Eichmann is in full support.

1. A letter of credentials was submitted to the council for review.
2. There is no contract with the Noland Firm.
3. Per Mayor Russell, the Nolan Law Firm agreed to charge the City of Tontitown the sum of \$150.00 per hour.
4. The city has this legal expense in the budget.

Tim Burress motioned to approve and move to the following Special Meeting.
Second by Misty Piazza

Motion Passes Unanimously

11. Comments from Council Members

Daniel Montez

1. Thanked everyone for coming to tonight's meeting.
2. Looking forward to the February 2, 2023, meeting with Mr. Latham.

Misty Piazza

1. Thanked everyone for coming to tonight's meeting.
2. Attended the municipal League Conference and learned a lot and has more to learn.

Amber Ibarra

1. Spoke with James Clark about the turn lanes and what the city could do to help alleviate traffic on Barrington and Hwy. 412. James Clark said that is in the works but a possible short-term solution, possibly lengthen the light time.
2. Appreciates everyone for being here and the council members.

Tim Burress

1. Thanked City Attorney Justin Eichmann for the history and explaining in detail the conflict of interest.
2. Excited for the new hires in the Fire and Police Departments.
3. Understands the concerns that Nina Brown and Rebecca Timmons have with Waste Management because those things have affected his home as well and will reach out to Mr. Vernon for answers.
4. Thanked the mayor for her hard work and thinks hiring the environmental attorney is a good idea.
5. Thanked the new members of council for the time they are already putting into the city right out of the gate.
6. Told Larry Ardemagni he did a good job as the new Chairman.

Larry Ardemagni

1. Appreciates everyone for showing up and thanked City Attorney Justin Eichmann, and the mayor.

12. Comments from Mayor

- 1. Thanked all the council members, city staff that attended Municipal League in Little Rock.**
- 2. Planning Commissioners that signed up for the Planning Course number 5 will meet tomorrow morning January 18, 2023.**
- 3. Committee of the Whole Meeting will be the first Tuesday of the month in February.**
- 4. Thanked the citizens for attending tonight's meeting.**

13. Comments from Attorney- None

14. Adjournment- Amber Ibarra motioned to adjourn Second by Mike Washkowiak All in Favor