

BELLA VISTA CITY COUNCIL REGULAR MEETING

February 24, 2025 6:00 PM

Bella Vista District Court 2483 Forest Hills Blvd., Bella Vista, AR 72715

MINUTES

Call to Order

Pledge of Allegiance recited.

Roll Call called by Clerk Krug. Council Members Hughes, Newport, Wilms, Isbell, Honchell, Harp were present. Mayor Flynn was present.

Citizen Input

Matt Sanders, 7 Nantwich Cir. He came to thank Roger Gier and Chief Sims for helping with his housing problems and confirming that the home was built below norm standards. He expressed gratitude for the short-elevation bike park that is being built by Blue Crane. He cited the lift assist, economic growth, and advanced learning capabilities as advantageous for the City of Bella Vista. He requested paved sidewalks and parking lots to accompany the bike park project.

Sarah Costa, 6 Kirkcudbright Dr. She came to call out Council Member Harp for his public input survey and his voting, which she deemed as negative efforts. She thanked the City Department workers for keeping Bella Vista beautiful, natural, and progressive. She expressed support for capping the STR limit at 700, considering the cost of housing and the lack of lodging. She expressed concern about new safety issues arising with the Blue Crane bike park.

Lori Trautwein, 7 Knox Ln. She came with questions about the Library. She summarized issues with the front bed gardens and the departure of volunteer garden help, the Encore Bookstore vacating the Library, and the departure of certain Library Advisory Board members. She raised concerns about how the Library might be funded in the future. She would like to see these matters addressed by City leadership.

Linda Lloyd, 102 Fairway Dr. She came to speak about her proposed reappointment to the Planning Committee. She reviewed her extensive development work in three states, her ongoing education, and new certifications. She commented that she takes Planning Commission work very seriously, and believes it guides the City. She reported that any indications of favoritism towards Council Member appointments are absolutely not true, and recommendations are based on one's training and qualifications.

Council Member Reply

Mayor Flynn addressed the Library issues by reading the official announcement

from Bella Vista, which many people had not seen or understood. He stated simply that the relationship with The Friends of the Library and the City had been frustrating, particularly recently. Things were not going the way they should have been, and could not continue in that way.

Council Member Hughes addressed each citizen who spoke. She explained the library lease termination is outside the Council's purview. Council Member Honchell apologized to the Planning Commission applicants for any Work Session comments that may have been misunderstood, as it was not his intention to be negative. He stated concern about the safety of the new bike park endeavor. Council Member Harp thanked the citizens for coming to speak. He apologized to Sarah Costa for offending her with the survey, and thanked Linda Lloyd for her hard work.

Council Member Wilms addressed the library event, stating that in any contract relationship, there is the grantor and the grantee. The grantor has priority in how they deal with a situation, based on the language of the contract, etc. The City, in this case, prevailed with a lease agreement, rather than a Memo of Understanding.

Action on the Minutes

Approval of Minutes - January 27, 2025, City Council Regular Meeting
Council Member Honchell made a motion to approve, seconded by
Council Member Wilms. **Roll Call Vote: (Ayes: 6/Nays: 0) Passed 6-0.**

Reports

Monthly Financial Report - Update by Mayor Flynn, including S & P Global Ratings for Bella Vista

Mayor Flynn explained that December year-end financial reports were not yet available. He shared the good news that the City of Bella Vista went from an AA- rating to an AA rating with Standard and Poors, resulting from a review rating following the City's recent capital bond acquisition. The original bond was to be paid off in 2045 and the new estimate is October 2027, based on the flow of our city sales tax. Secondly, Bella Vista has been adding 500–600 homes each year and sales tax will continue to increase. Sales tax revenue has more than doubled from \$1.9 million in 2019 to over \$4 million in 2024, much more than anticipated.

(The Chair will entertain a motion to suspend the rules of order and procedure to allow all ordinances on the agenda to be read by title only.) Council Member Wilms made a motion to approve, seconded by Council Member Honchell. **Roll Call Vote: (Ayes: 6/Nays: 0) Passed 6-0.**

Unfinished Business

ORDINANCE: AMENDING THE CODE OF ORDINANCES OF THE CITY OF BELLA VISTA TO INCREASE PROCUREMENT AUTHORITY WITHOUT SOLICITING COMPETITIVE BIDS FROM \$35,000 TO \$42,921 TO CONFORM WITH STATE LAW

CHANGES PROVIDING FOR INDEXING SAID AMOUNTS TO INFLATION, AMENDING SECTIONS FOR PURPOSES OF CONFORMITY THEREWITH, AND FOR OTHER PURPOSES Second Reading Mayor Flynn completed the second reading of the ordinance. He explained this is state law due to inflation and is subject to change every five years. Staff Attorney Kelley detailed the Ordinance dollar amounts. Council Member Wilms made a motion to suspend the rules and move to the third and final reading, seconded by Council Member Hughes. **Roll Call Vote: (Ayes: 6/Nays: 0) Passed 6-0.** Mayor Flynn read the ordinance for the third time. Council Member Wilms made a motion to approve, seconded by Council Member Isbell. **Roll Call Vote: (Ayes: 6/Nays: 0) Passed 6-0.**

ORDINANCE: AMENDING SECTION 2-140 CODE ENFORCEMENT OFFICERS OF THE CODE OF ORDINANCES OF THE CITY OF BELLA VISTA TO PROVIDE FOR DEVELOPMENT COMPLIANCE OFFICERS, DEFINING THEIR AUTHORITY, AND FOR OTHER PURPOSES Second Reading Mayor Flynn read the ordinance for the second time. **Council Member Wilms made a motion to move to third and final reading, seconded by Council Member Newport.** Council Member Hughes said she did not agree with suspending the rules and asked for three readings. Council Member Wilms wanted to move ahead because it was an important matter of operation, and he had received no resident input pro or con. Council Member Honchell agreed to move on and was concerned that waiting would put strain on the Planning Department. He hadn't received any feedback from constituents. Council Member Harp stated he and a lot of his constituents do not support this legislation, and he has researched many other cities in Arkansas which are not organized this way. Chief Graves stated that waiting to pass this does slow things down for the Police Department. He reiterated that this is operational between departments and helps to enforce compliance where the professional purview is for code enforcement. Council Member Honchell voiced frustration over why the opposition wasn't expressed during the Work Session, and Chief Graves said not one Council Member went to speak to him about this. Mayor Flynn asked for the Roll Call Vote to suspend the rules. **Roll Call Vote: (Ayes: 3/Nays: 3, Hughes, Isbell, Harp) Failed 3-3.** Council Member Isbell asked a clarifying question, answered by Police Chief Graves and Planning Director Robertson. The ordinance remains on second reading.

New Business

RESOLUTION: APPROVING THE MAYOR'S REAPPOINTMENT OF LINDA LLOYD TO POSITION 2 OF THE BELLA VISTA PLANNING COMMISSION FOR A TERM EXPIRING MARCH 1, 2029 Mayor Flynn read the resolution. Council Member Wilms made a motion to approve, seconded by Council Member Honchell. **Roll Call Vote: (Ayes: 6/Nays: 0) Passed 6-0.**

RESOLUTION: APPROVING THE MAYOR'S APPOINTMENT OF JACK WAGNON TO POSITION 3 OF THE BELLA VISTA PLANNING COMMISSION FOR A TERM EXPIRING MARCH 1, 2029 Mayor Flynn read the resolution. He asked the appointee, Jack Wagnon, to stand and thanked him for coming. Council Member Honchell made a motion to approve, seconded by Council Member Isbell. **Roll Call Vote: (Ayes: 5/Nays: 1, Wilms) Passed 5-1.** Council Member Wilms explained he voted no because he believes Mr. Wagnon is overqualified for the position.

RESOLUTION: APPROVING THE MAYOR'S APPOINTMENT OF JONATHAN ELY TO THE ACTIVE TRANSPORTATION ADVISORY BOARD FOR A THREE-YEAR TERM BEGINNING MARCH 1, 2025 Mayor Flynn read the resolution. Council Member Wilms made a motion to amend to add "Position 6" to the resolution, seconded by Council Member Honchell. Staff Attorney Kelley stated that anything amended in the title must be amended in the body.

Roll Call Vote on Amendment: (Ayes: 5/Nays: 1, Newport) Passed 5-1.

Council Member Wilms made a motion to approve as amended, seconded by Council Member Honchell. Council Member Harp mentioned there were many applications for all these positions. He encouraged staff members involved in the decisions to reach out to all applicants, and thank them for applying. Mayor Flynn agreed, and added that the numbers of highly qualified applicants were increasing. **Roll Call Vote: (Ayes: 6/Nays: 0) Passed 6-0.**

RESOLUTION: APPROVING THE MAYOR'S APPOINTMENT OF NATHAN BOONE TO THE ACTIVE TRANSPORTATION ADVISORY BOARD FOR A THREE-YEAR TERM BEGINNING MARCH 1, 2025 Mayor Flynn read the resolution. He asked if Nathan Boone would stand, and thanked him for coming. Council Member Honchell made a motion to approve, seconded by Council Member Wilms. **Roll Call Vote: (Ayes: 6/Nays: 0) Passed 6-0.**

RESOLUTION: APPROVING THE MAYOR'S APPOINTMENT OF ISAAC MERRIMAN AS A EX-OFFICIO YOUTH MEMBER OF THE ACTIVE TRANSPORTATION ADVISORY BOARD Mayor Flynn read the resolution. He asked Isaac Merriman to stand, stating that Isaac is very active in the community. Council Member Honchell made a motion to approve, seconded by Council Member Hughes. **Roll Call Vote: (Ayes: 6/Nays: 0) Passed: 6-0.**

RESOLUTION: APPROVING THE MAYOR'S APPOINTMENT OF GRACE DEEN AS A EX-OFFICIO YOUTH MEMBER OF THE ACTIVE TRANSPORTATION ADVISORY BOARD Mayor Flynn read the resolution. He asked Grace to stand, and thanked her for coming. Council Member Wilms made a motion to approve, seconded by Council Member Isbell. **Roll Call Vote: (Ayes: 6/Nays: 0) Passed 6-0.**

RESOLUTION: APPROVING THE MAYOR'S APPOINTMENT OF LAURA WILLIAMS TO THE BELLA VISTA ARTS COUNCIL TO FILL AN UNEXPIRED TERM ENDING

APRIL 22, 2026, DUE TO THE RESIGNATION OF GINA PORTER Mayor Flynn read the resolution. He acknowledged Laura Williams, who was in the audience. Council Member Wilms made a motion to approve, seconded by Council Member Honchell. Council Member Hughes stated to Laura that her resume was impressive, and she looked forward to her appointment to the Arts Council, to which Council Member Wilms agreed. **Roll Call Vote: (Ayes: 6/Nays: 0) Passed 6-0.**

RESOLUTION: AUTHORIZING THE MAYOR AND CITY CLERK TO ENTER INTO A CONTRACT WITH LEO M ELLEBRACHT COMPANY IN THE AMOUNT OF \$56,490.01, PURSUANT TO A SOURCEWELL COOPERATIVE PURCHASING AGREEMENT FOR THE PURCHASE OF FIFTEEN (15) SETS OF FIRE DEPARTMENT BUNKER GEAR (PROTECTIVE FIREFIGHTING CLOTHING) Mayor Flynn read the resolution. Council Member Wilms made a motion to approve, seconded by Council Member Newport. **Roll Call Vote: (Ayes: 6/Nays: 0) Passed 6-0.**

RESOLUTION: AUTHORIZING THE MAYOR AND CITY CLERK TO ENTER INTO A CONTRACT WITH SUPERIOR AUTOMOTIVE GROUP OF SILOAM SPRINGS, PURSUANT TO A STATE PROCUREMENT CONTRACT, FOR THE PURCHASE OF ONE (1) RAM 1500 4X4 PICKUP TRUCK IN AN AMOUNT NOT TO EXCEED \$40,500.00 FOR USE BY THE CODE ENFORCEMENT DIVISION OF THE POLICE DEPARTMENT Mayor Flynn read the resolution. Council Member Wilms made a motion to approve, seconded by Council Member Honchell. **Roll Call Vote: (Ayes: 6/Nays: 0) Passed 6-0.**

RESOLUTION: AMENDING THE 2025 CITY BUDGET IN THE AMOUNT OF \$11,831.00 TO REALLOCATE FUNDING TO COMPLETE THE DEVELOPMENT CODE REFORM PROJECT Mayor Flynn read the resolution. Council Member Honchell made a motion to approve, seconded by Council Member Wilms. **Roll Call Vote: (Ayes: 6/Nays: 0) Passed 6-0.**

RESOLUTION: AMENDING THE RULES OF ORDER AND PROCEDURE OF THE BELLA VISTA CITY COUNCIL TO AUTHORIZE VIRTUAL ATTENDANCE BY COUNCIL MEMBERS AT REGULAR MEETINGS NO MORE THAN FOUR (4) TIMES PER CALENDAR YEAR Mayor Flynn read the resolution. Council Member Honchell apologized for his words on this at the Work Session. He recognized that times have changed, and a resolution is needed going forward. Further discussion continued between Council members regarding details of the resolution. Council Member Isbell urged moving ahead to put technology in place. **Motion to approve by Council Member Newport, seconded by Council Member Isbell.** Council Member Honchell's remaining reservation was that the financial cost to the City is unknown at this point, which was echoed by Council Member Wilms. Council Member Wilms thought it would be best to understand costs with the IT Department first, and table this until next month. **Roll Call Vote: (Ayes: 4/Nays: 2, Wilms, Honchell) Passed: 4-2.**

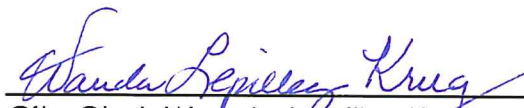
RESOLUTION: AMENDING THE RULES OF ORDER AND PROCEDURE OF THE BELLA VISTA CITY COUNCIL TO CREATE A CONSENT AGENDA PROCEDURE FOR APPROVAL OF CERTAIN ITEMS TO PROMOTE EFFICIENCY IN THE CONDUCT OF MEETINGS Mayor Flynn read the resolution. Council Members Hughes and Honchell voiced approval of this resolution. Staff Attorney Kelley responded to questions from Council members. Council Member Newport made a motion to approve, seconded by Council Member Harp. **Roll Call Vote: (Ayes: 6/Nays: 0) Passed 6-0.**

Announcements

- Next City Council Work Session: 5:30 pm Monday, March 17 at Bella Vista Police Training Room
- Next City Council Regular Meeting: 6:00 pm Monday, March 24 at Bella Vista District Court
- Planning Commission Work Session: 4:30 pm Thursday, February 27 at Bella Vista District Court
- Planning Commission Regular Meeting: 4:30 pm, or immediately following BZA, Monday, March 10 at Bella Vista District Court
- Board of Construction Appeals: 3:00 pm Tuesday, March 11, if necessary, at Fire Station #4 Conference Rm, 1639 Forest Hills Blvd.

Adjournment

Mayor Flynn adjourned the meeting at 7:17 pm.


City Clerk Wanda Lepillez Krug


Mayor John D. Flynn

