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# MINUTES OF THE CITY COUNCIL, CITY OF CONWAY, ARKANSAS

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Conway, Arkansas  
Tuesday, 6:30 pm  
May 10, 2022

On this date the City Council of the City of Conway, Arkansas met in regular session. The following members were present and acting: Councilman Hawkins, Councilman Jones, Councilman Ledbetter, Councilwoman Mehl, Councilman Grimes, Councilwoman Smith, and Councilwoman Isby. Also, present and acting: Mayor Bart Castleberry, City Attorney Charles Finkenbinder, City Clerk Michael Garrett. Councilwoman Tucker was not present.

**Call to Order: Mayor Bart Castleberry**

**Roll Call: Michael O. Garrett, City Clerk**

**Minutes: April 26<sup>th</sup>, 2022**

Councilwoman Isby motioned to approve the **April 26, 2022** meeting minutes as submitted. Councilwoman Smith seconded the motion. There was no discussion. The motion passed 7-0.

**Report of Standing Committees:**

**A. Public Hearing**

**1. Public hearing to discuss the Municipal Property Owner's Multipurpose Improvement District No. 15.**

Mayor Castleberry opened the public hearing. James Walden addressed the Council stating that this is a condition of the developer's PUD approval for the subdivision that will have private streets. He added that as a maintenance mechanism they were required to set up a POA or Improvement District to create a way for property owners to pay for maintenance of the streets. There was no one else present to speak for or against the matter. Mayor Castleberry declared the public hearing closed.

**B. Community Development Committee (Airport, Community Development, Code Enforcement, Permits and Inspections, Transportation and Planning & Development)**

**1. Ordinance to establish the Municipal Property Owner's Multipurpose Improvement District No. 15.  
O-22-53**

Councilman Hawkins presented Item B1 to the Council. Councilwoman Smith made a motion to waive the three readings and Councilwoman Isby seconded it. The motion carried 7-0. Councilwoman Isby made a motion to adopt the Ordinance and Councilwoman Smith seconded it. There was no discussion. The Clerk called the roll with the following voting "Aye": Councilman Ledbetter, Councilman Hawkins, Councilwoman Isby, Councilwoman Mehl, Councilman Grimes, Councilwoman Smith, and Councilman Jones. The Ordinance passed 7-0.

**2. This item was removed from the agenda.**

**C. Public Service Committee (Physical Plant, Parks & Recreation, and Sanitation)**

**1. Discussion to approve the City intent to lease a portion of Centennial Soccer Park to Central Baptist College.**

Mayor Castleberry presented Item C1 to the Council. He said that with the new bond issue passing the City would be opening a new soccer facility, which will leave the current soccer field at Centennial Park vacant. He added that some of the areas at the Park would be kept available for youth softball practices, as well as a possible trail head there. He told them that Central Baptist is requesting to use the fields for some of the school's athletic events. Terry Kimbrow, President of CBC addressed the Council stating that the school needs a place to play baseball as there are no college-equipped places to use without driving to Burns Park. He said with access to the Centennial Park fields, the school

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could add athletic programs. Councilwoman Mehl stated that she thought this was a good discussion to have and that the Council should take the time to fully investigate the matter. She moved to hold this item in committee for further discussion and Councilwoman Smith seconded it. Councilman Hawkins asked where we are in the process of construction on the new athletic facility. Steve Ibbotson answered that the first meeting with the architect, engineers, and City staff was coming up. He said the estimate for both projects is 18 months. The Council asked several questions of Mr. Kimbrow regarding the vision for a complex for CBC. He stated that the goal was to have a complex for all of the school's sports to play in one place. There was more discussion amongst the Council regarding use of fields and space available. A vote was called and the motion to table the matter until a later date passed 7-0.

Mayor Castleberry asked the Council to suspend the rules for discussion of the Pierce Heating and Air property. Councilwoman Mehl made a motion to suspend the rules and Councilman Grimes seconded it. The motion carried 7-0. Mayor Castleberry said that the property is for sale, but the asking price was more than the initial appraisal and was more than the City could pay. He said that now the asking price is \$275,000. He added that there would be a second appraisal to be paid for by the seller. Chief Tapley told the Council that this building is near the police department and that the department needs more room since it has outgrown the building they are in. The new building would allow expansion of the department and provide much need space and room for expansion. He added that the location of the property in question is convenient and would be a good investment for the department. Councilman Hawkins asked if any renovations would need to be done. Chief Tapley said that for now renovations would not be done, but some adaptations might need to be made. Chief Tapley also gave the Council an update on the training center range. He told them that the range had to be shut down because a housing development has been built adjacent and some bullets have escaped onto private property. He told them about several options the department has been exploring to remedy the situation.

**Adjournment-----**

*PASSED this 10<sup>th</sup> day of May 2022*

**APPROVED:**

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*Mayor Bart Castleberry*

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*City Clerk Michael O. Garrett*