



AGENDA

MEETING OF THE MOUNTAIN HOME CITY COUNCIL
MARCH 2, 2023 @ 6 P.M.
COUNCIL CHAMBERS OF THE MUNICIPAL BUILDING

Pledge of Allegiance
Prayer
Roll call
Minutes from February 16th Council meeting
Committee reports
Bank reconciliations
Announcements

NEW BUSINESS

AN ORDINANCE ANNEXING PROPERTY CONTIGUOUS THEREWITH TO WATER & SEWER IMPROVEMENT DISTRICT NO. 3 OF THE CITY OF MOUNTAIN HOME, ARKANSAS; ACCEPTING THE ANNEXATION OF CERTAIN TERRITORY TO THE CITY OF MOUNTAIN HOME, ARKANSAS; AND TO ANNEX PROPERTY TO THE CITY OF MOUNTAIN HOME, ARKANSAS, AS COMMERCIAL C-2, presented Ted Sanders

A RESOLUTION ESTABLISHING INCENTIVES FOR RESIDENTIAL DEVELOPMENT WITHIN THE CITY LIMITS OF THE CITY OF MOUNTAIN HOME, ARKANSAS

COMMENTS

ADJOURN

Respectfully submitted,
Scott Liles, City Clerk

MINUTES
REGULAR CITY COUNCIL MEETING – February 16th, 2023

1. The Mountain Home City Council met in regular session February 16th, 2023, in the Council Chambers of the Municipal Building. Mayor Hillrey Adams called the meeting to order at 6 p.m., followed by the Pledge of Allegiance and a prayer.
2. **ROLL CALL** The following council members were present for the roll call: Bob Van Haaren, Susan Stockton, Jennifer Baker, Wayne Almond, Paige Evans, Carry Manuel, Jim Bodenhamer and Nick Reed.
3. **IN ATTENDANCE** Mayor Hillrey Adams, City Clerk Scott Liles, City Attorney Roger Morgan, Police Chief Eddie Griffin, Director of Finance and Treasury Alma Clark, Fire Chief Kris Quick, Parks Director Daniel Baxter, Street Director Arnold Knox, Building Inspector Greg Ifland and Code Enforcement Officer Mike Anderson. Media: Heather Loftis (KTLO).
4. **MINUTES** Council member Jennifer Baker made a motion to approve the minutes from February 2nd, 2023, meeting. The motion was seconded by council member Susan Stockton. The vote was recorded as follows: All present -- yes.
5. **NEW BUSINESS**

AN ORDINANCE AMENDING ORDINANCE NO. 296, AS AMENDED, WITH REFERENCE TO ZONING WITHIN THE CITY LIMITS OF THE CITY OF MOUNTAIN HOME, ARKANSAS, RELATIVE TO CHANGING AREA ZONED AS COMMERCIAL C-3 TO RESIDENTIAL R-2 This item was presented by Nick Arnold on behalf of Sycamore Springs Senior Living. The rezoning would affect property owned by and adjacent to the senior complex, which desires to build a dozen assisted-living apartments on the rezoned property.

SECOND READING After city attorney Roger Morgan read the ordinance, council member Jennifer Baker made the motion to suspend the rules and place it on its second reading by title only. That motion was seconded by council member Paige Evans. The vote was recorded as follows: All present -- yes.

THIRD READING Following the ordinance's second reading, council member Jennifer Baker made the motion to suspend the rules and place the ordinance on its third reading by title only. That motion was seconded by council member Wayne Almond. The vote was recorded as follows: All present -- yes.

ADOPTION After the third reading, council member Jennifer Baker made a motion to adopt the proposed ordinance and was seconded by council member Nick Reed. The vote was recorded as follows: All present -- yes. The ordinance was declared adopted as Ordinance No. 2023-4.

EMERGENCY CLAUSE Following the ordinance's adoption, council member Jennifer Baker made the motion to adopt the ordinance's emergency clause. Council member Wayne Almond seconded the motion. The vote was recorded as follows: All present -- yes. The motion was declared adopted and the emergency clause was attached to Ordinance No. 2023-4.

A RESOLUTION AMENDING RESOLUTION NO. 2021-11 PROVIDING FOR AND ADOPTING A BUDGET FOR THE CITY OF MOUNTAIN HOME, ARKANSAS FOR THE TWELVE (12) MONTHS BEGINNING JANUARY 1, 2022 AND ENDING DECEMBER 31, 2022 This

resolution would establish the final numbers for the city's 2021 budget (see attached table of adjustments). After being presented, council member Jennifer Baker made the motion to enact the resolution. Her motion was seconded by council member Bob Van Haaren. The vote was recorded as follows: All present -- yes. The resolution was declared enacted as Resolution No. 2023-5.

CONSIDERATION OF 2023 BUDGET ADJUSTMENTS FOR DONATION ACCOUNT FUNDS

This was presented by Financial Director Alma Clark (see attached table). The adjustments also include the recently adopted police stipends that the Council approved last meeting. After discussion, council member Jennifer Baker made the motion to accept the adjustments, and council member Susan Stockton seconded the motion. The vote was recorded as follows: All present -- yes. The budget adjustments were declared approved.

APPROVAL TO CREATE 2 LINE ITEMS WITHIN INCODE FOR PARK DEPARTMENT REVENUES: 101-4000-43600 PARKS – FIELD RENTALS AND 101-4000-43601 PARKS – FIELD CONCESSIONS Creating these line items would allow the Parks Department to

track its revenue streams more precisely. After discussion, council member Jennifer Baker made the motion to accept the adjustments, and council member Susan Stockton seconded the motion. The vote was recorded as follows: All present -- yes. The request to create the line items was approved.

APPROVAL TO OPEN A NEW CHECKING ACCOUNT TO RECEIVE THE CITY'S WALMART GRANT MONIES If approved, the checking account would be used by the Parks

Department to receive grant monies for the purpose of creating an afterschool tutoring program. The checking account would also provide an avenue for the Parks Department to purchase supplies and other things for administering the program. After discussion, council member Bob Van Haaren made the motion to open the checking account, and council member Susan Stockton seconded the motion. The vote was recorded as follows: All present -- yes. Council approved creating the checking account.

APPROVAL FOR WATER AND SEWER DEPARTMENTS TO PAY FOR A LARGE TRACKHOE AND BUCKETS FROM THE WATER/SEWER CAPITAL R/R 600-1000-13082 FOR A SUM NOT TO EXCEED \$275,000 If approved, the City would purchase a budgeted trackhoe

and buckets out of the Capital R/R Fund. After discussion, council member Jennifer

Baker made the motion to approve the request, and council member Nick Reed seconded the motion. The vote was recorded as follows: All present – yes. Council approved creating the checking account. The purchase was approved.

AN ORDINANCE WAIVING COMPETITIVE BIDDING AND AUTHORIZING THE PURCHASE OF A LARGE ROCK HAMMER If approved, the Water Department would purchase a large rock hammer not to exceed \$48,000 from Tech Hydraulics, Inc., and Gorilla Hammers.

SECOND READING After city attorney Roger Morgan placed the ordinance on its first reading, council member Bob Van Haaren made the motion to suspend the rules and place the item on second reading by title only. Council member Jennifer Baker seconded the motion. The vote was recorded as follows: All present – yes.

THIRD READING Following the second reading, council member Bob Van Haaren made the motion to suspend the rules and read the ordinance a third time by title only. That motion received a second from council member Susan Stockton. The vote was recorded as follows: All present – yes.

ADOPTION Following the third reading, council member Bob Van Haaren made the motion to adopt the proposed ordinance. That motion was seconded by council member Carry Manuel. The vote was recorded as follows: All present – yes. The ordinance was declared adopted and numbered Ordinance No. 2023-5.

EMERGENCY CLAUSE Following the ordinance’s adoption, council member Bob Van Haaren made the motion to adopt the ordinance’s emergency clause. Council member Susan Stockton seconded the motion. The vote was recorded as follows: All present -- yes. The motion was declared adopted and the emergency clause was attached to Ordinance No. 2023-5.

AN ORDINANCE AMENDING ORDINANCE NO. 2021- , 2020-19, 2019-19, 2018-11, 2017-8, 2014-10, 2013-10 PERMITTING MUNICIPAL EMPLOYEES AND OFFICIALS TO CONDUCT BUSINESS WITH THE CITY OF MOUNTAIN HOME, ARKANSAS AND PRESCRIBING THE EXTENT OF SUCH AUTHORITY This ordinance is adopted yearly and allows the listed City employees to do business with the City (see attached table).

SECOND READING After city attorney Roger Morgan read the ordinance in its entirety, council member Carry Manuel made the motion to suspend the rules and place it on its second reading by title only. Council member Bob Van Haaren seconded the motion. The vote was recorded as follows: All present -- yes.

THIRD READING Following the second reading, council member Carry Manuel made a motion to place the ordinance on its third reading by title only. That motion was seconded by council member Jennifer Baker.

ADOPTION After the third reading, council member Susan Stockton made a motion to adopt the proposed ordinance. Council member Bob Van Haaren seconded her motion. The vote was recorded as follows: All present – yes. The ordinance was declared adopted and numbered Ordinance No. 2023-6.

STATE OF THE CITY ADDRESS Mayor Hillrey Adams delivered the annual State of the City address. A copy of the address is attached to the end of the minutes.

6. ADJOURN

With no further business to come before the council, Mayor Hillrey Adams declared the meeting adjourned at 6:45 p.m.

HILLREY ADAMS, MAYOR

ATTEST:

SCOTT LILES, CITY CLERK

2022 ACTUAL - BUDGET CLEAN UP FIGURES AS OF 12/31/2022			
Fund Number	REVENUE	General	
101	Total General Fund Revenue	\$12,461,700.99	General fund revenue includes
			3,585,356.04 ACTUAL carryover from 2022 to 2023
101	Expenditures:		
	Administration	\$1,003,598.59	
	Planning & Engineering	\$307,641.98	
	Fire Department	\$2,422,958.66	
	Police Department	\$2,808,961.73	
	Court	\$420,675.78	
	Youth Center	\$438,272.73	
	Parks and Recreation	\$1,474,235.49	
	Total General Fund Expenditures	\$8,876,344.96	
	Total ACTUAL Carryover to 2023	\$3,585,356.03	
	Total General Fund	\$12,461,700.99	
	Total ACTUAL Budget 2022:	Revenue	Expenditures
101	General Fund -Revenue	\$12,461,700.99	
101	General Fund - Expenditures		\$12,461,700.99
105	Mtn Home Cemetery- Revenue	\$92,627.80	
105	Mtn Home Cemetery-Expenditures		\$92,627.80
110	Fire Dept Apparatus -Revenue	\$276,895.35	
110	Fire Dept Apparatus -Expenditures		\$276,895.35
113	Fire Dept Donation - Revenue	\$169,590.47	
113	Fire Dept Donation - Expenses		\$169,590.47
125	Parks and Rec Sales Tax	\$5,468,338.95	
125	Parks and Rec Sales Tax		\$5,468,338.95
134	Public Safety Tax -Revenue	\$5,658,382.94	
134	Public Safety Tax Fire- Expenditures		\$424,977.49
134	Public Safety Tax -Carryover to 2023		\$4,305,276.16
134	Public Safety Tax Police-Expenditures		\$928,129.29
150	Payroll Fund -Revenue	\$4,816.34	
150	Payroll Fund -Expenditures		\$4,816.34
200	Street Department -Revenue	\$7,519,106.01	
200	Street Department -Expenditures		\$7,519,106.01
600	Water / Sewer Fund -Revenue	\$17,490,438.85	
600	Water Department -Expenditures		\$10,879,980.76
600	Sewer Department -Expenditures		\$4,889,668.75
600	Water Plant -Expenditures		\$1,720,789.34
700	Breathalyzer Fund-Revenue	\$10,724.30	
700	Breathalyzer Fund-Expenditures		\$10,724.30
701	Criminal Justice Fund -Revenue	\$27,676.13	
701	Criminal Justice Fund -Expenditures		\$27,676.13
703	Court Automation Fund -Revenue	\$42,120.77	
703	Court Automation Fund -Expenditures		\$42,120.77
704	Amendment #80 -Revenue	\$36,855.60	
704	Amendment #80 -Expenditures		\$36,855.60
705	DWI / Drug Control -Revenue	\$11,778.13	
705	DWI / Drug Control -Expenditures		\$11,778.13
850	Warrant Account for Sales Tax	\$17,487.27	
850	Warrant Account for Sales Tax		\$17,487.27
	Total Budget	\$49,288,539.90	\$49,288,539.90
	ACTUAL City Sales Tax Collection:	\$6,596,270.72	
	City Sales tax 1% (General/WS/Streets)		\$6,596,270.72
	ACTUAL County Sales Tax	\$3,097,604.73	
	Collections: General Fund		\$3,097,604.73
	ACTUAL City Public Safety Sales Tax .375%	\$2,473,601.52	
	Public Safety		\$2,476,601.52
	ACTUAL Parks and Rec Improvement .50	\$3,298,135.35	
	Parks and Rec Imp Bond Payment		\$3,298,135.35
	ACTUAL Parks and Rec Operations .25	\$1,649,067.69	
	Parks and Rec Operations		\$1,649,067.69
	Total Projected Sales Tax Collection:	\$17,114,680.01	\$17,117,680.01

I broke these 3 down so that you could actually see how much is Fire and how much is Police. Just for your FYI. Sheets show the Carryover in Fire

From 12/31/22 bank statement

This amount includes ARPA money deposited.

From 12/31/2222 bank statement

02/16/2023 BUDGET ADJUSTMENTS TO BALANCE DONATION ACCOUNTS TO ACTUAL			
AND OTHER ADJUSTING ENTRIES			
DESCRIPTION OF LINE ITEM	LINE ITEM #	AMOUNT TO ADJUST	TOTAL TO ADJUST TO:
Youth Center			
DONATION TRUNK OR TREAT - REV	101-5106-73431	\$433.77	(\$792.10)
DONATION TRUNK OR TREAT - PUR	101-5106-73432	(\$433.77)	\$792.10
DONATION YC SOCCER-REV	101-5106-73435	\$35.76	(\$7,944.01)
DONATION YC SOCCER-PUR	101-5106-73436	(\$35.76)	\$7,944.01
Parks & Recreation			
DONATION/CURRENT EXPENSE	101-5107-73400	(\$1,478.07)	\$4,980.21
DONATIONS- REVENUE CURRENT	101-5107-73405	\$1,478.07	(\$4,980.21)
NCASF-SOCCER COMPLEX MAINT-REV	101-5107-73408	\$24.73	(\$173.04)
NCASF-SOCCER COMPLEX MAINT-PUR	101-5107-73409	(\$24.73)	\$173.04
Police Department			
DONATION PURCHASES	101-5104-73400	(\$1,522.25)	\$2,395.88
REVENUE DONTATIONS	101-5104-73403	\$1,522.25	(\$2,395.88)
DONATIONS NEW BLDG - REV	101-5104-73405	\$216.86	(\$10.74)
DONATIONS NEW BLDG - PURCHASES	101-5104-73406	(\$216.86)	\$10.74
Administration			
DONATIONS CHRISTMAS FEST-REV	101-5101-73404	(\$5,000.00)	(\$11,732.00)
CHRISTMAS FESTIVAL-EXPENSE	101-5101-73405	\$5,000.00	\$11,732.00
Authorized in 2022 after budget passed.... but not entered into budget yet			
Fire Department Donation Account			
DONATIONS- UNRESTRICTED - PURCHASES	113-5113-73400	\$15.00	\$118,213.89
DONATIONS- UNRESTRICTED - REVENUES	113-5113-73403	(\$15.00)	(\$118,213.89)
COUNTY FD ALLOCATION - PURCHASES	113-5113-73401	(\$568.04)	\$9,958.26
COUNTY FD ALLOCATION - REVENUES	113-5113-73404	\$568.04	(\$9,958.23)
FIRE PREVENTION - PURCHASES	113-5113-73407	(\$58.06)	\$35.93
FIRE PREVENTION - REVENUES	113-5113-73406	\$58.06	(\$35.93)
ACT 833 - EXPENSES	113-5113-23010	(\$3,873.10)	\$40,401.11
ACT 833 - C/O REVENUES	113-5113-23011	\$3,873.10	(\$40,401.11)
GENERAL & PUBLIC SAFETY POLICE STIPEND ADJUSTMENTS for 2023 budget			
RESOLUTION 2023-3 WAS PASSED 19TH JANUARY 2023 TO AMEND BUDGET - NEED CHANGES MADE FROM THIS			
GENERAL FUND - POLICE STIPEND	101-5104-11504	\$25,000.00	
GENERAL FUND - POLICE STIPEND - FICA	101-5104-13700	\$1,912.50	
All 5 officer stipends are going to be from General Fund and zero from Public Safety - from what was originally thought			
PUBLIC SAFETY - POILCE STIPEND	101-5401-11504	\$0.00	
PUBLIC SAFETY - POILCE STIPEND	101-5401-13700	\$0.00	

EXHIBIT A
ORDINANCE NO: 2023 – _____

<u>Employee Name</u>	<u>Services Provided</u>	<u>Value per Year</u>
Bob Harris	CPR Training	+/- \$ 1250.00
Steve Nearn	Detail Shop	+/- \$ 500.00
Lyle Uchtman	CPR Training	+/- \$ 1250.00
Eric Setzer	Mowing	+/- \$1,000.00
Rocky Morrell	Mowing	+/- \$1,000.00
Larry Caruso	Clean Water Plant Intake Well	\$3,000.00 - \$5,000.00
Roger Morgan	Legacy Title Co.	+/- \$1,000.00

State of the City Address
February 16, 2023

Introduction:

2022 proved to be another successful and busy year for the City. The City continues to grow and move forward. This could not happen without the dedicated employees that we have. The City has 190 full time employees. Seven of which have over 30 years of service. We have 29 employees that have 20-30 years of service, 51 employees that have 10-20 years of service, and 103 with less than 10 years.

Sales Tax Numbers: The sales tax continues to have rising numbers.

City Sales Tax collected for 2022 was \$6,596,270.72 compared to \$6,112,185.65 collected in 2021. This is a 7.92% increase for the year over 2021.

County Sales Tax collected for 2022 was \$3,097,604.73 compared to \$2,731,729.68 collected in 2021 and is a 13.3935% increase.

Public Safety Sales Tax collected for 2022 was \$2,473,601.52 compared to \$2,292,069.63 in 2021.

Park Improvement Sales Tax collected in 2022 was \$3,298,135.65 compared to \$1,034,558.23 in 2021.

Park Operation Sales Tax collected in 2022 was \$1,649,067.69 compared to \$517,279.12 in 2021.

Park Rehabilitation Project and Aquatic Center: Updates will be given throughout the address. However, I would like to mention that the Street Department has began the first stages of cutting in the street to the new aquatic center. As the park rehabs come to completion, the next step will be the beginning phases of the aquatic center.

Baxter Summer Concert Series - The Baxter Summer Concert Series at Hickory Park continues to be a success. The community has welcomed this event and we look forward to kicking off season four in May.

Hickory Park Grant: The City of Mountain Home was awarded a grant in the amount of \$225,000 from the Department of Parks, Heritage, and Tourism's Outdoor Recreation Grants for an inclusive playground. Construction of completed and the park is now open to the public.

Coulter Celebration of Lights Mountain Home: The City of Mountain Home and ASUMH partnered for a second year to bring the community the Coulter Celebration of Lights on the campus of ASUMH during the holiday season and continues to be a big success. There were over 5800 cars counted and nearly \$30,000 in donations received and \$3,103 received in concession sales. These donations will be put towards growing the light show and student scholarships.

I want to thank the Mountain Home Parks and Recreation Department, the Street Department, the ASUMH Maintenance Crew and all of the volunteers that worked the gates and the sponsors with a special thank you to Dr. and Mrs. Ed Coulter, the A&P Commission for their sponsorships, and to the Mountain Home Chamber of Commerce for their assistance and promotion of this event.

Department Updates:

Street Department – Arnold Knox, Director

- **Completed Projects** – The Street Department completed several projects last year to include:

Cooper Park Ballfield: A crew began work at Cooper Park on April 6, 2022 to set and pour a new foundation and backstop wall. This project was completed on May 13, 2022.

Ozark Avenue Extension – This past March, an approximate 50 foot strip of land was purchased at the end of Ozark Avenue, and work began to develop it into a connecting section for the newly developed west end of Ozark. It now connects to North Cardinal Drive, where the crew poured a new curb and sidewalk from Ozark to

Arkansas Avenue. New curb and gutter along with new asphalt was put in to connect both sections for complete access from Commerce Drive. This was completed on August 11, 2022.

Cooper/Louann/Demetree Rebuild: Design work for this rebuild began in November of 2019 with construction beginning on September 1, 2021. New drainage culvert, curbing and guttering, sidewalk and asphalt went in all three streets and the project was completed on October 3, 2022.

Keller Park Ballfields - New culvert pipe was installed around each ballfield to alleviate the drainage issues in the fields. Concrete was poured throughout the outer perimeters of all ballfields, making it convenient for walking and handicapped visitor will now have the ease of a wheelchair accessible park. Concrete pads were poured for bleachers, all dugout floors and batting cages were dug out and poured back with concrete and new sidewalks poured. Concrete curb and guttering was poured from the entrance of the park to the parking lots and new asphalt was placed in the parking lots. This project was completed on October 13, 2022.

Hickory Park Grant – construction began in February of 2022 and was completed in October. A new driveway and parking lot for the all inclusive playground was completed. Curb and guttering were poured from Dyer Street. A concrete pad was poured for the new bathrooms. On May 6th, both concrete crews poured and finished 104 yards of concrete for the playground pad.

Overlays – In 2022, several streets were contracted for approximately \$465,162.05 in overlays.

- **Current Projects** -

McCabe Park – The McCabe Park recreational trail continues to grow. In October, brush and trees were cleared beginning at the back side of McCabe Park at the mountain bike trail. This new clearing and project will be the continuation of the walking trail/bike path which will go to the 62/412 Bypass and connect to the ASUMH. Currently, the Street Department is waiting for the approval from ARDOT to continue the walking trail/bike path to connect with the walking trail at ASUMH.

In addition to the work mentioned above, the department began working on the access road that will lead to the new aquatic center.

Clysta Willett Park 2022 – In July of 2022, the Street Department crew began doing the same upgrades as Keller Park received. The crew has temporarily been from this project awaiting the installation of the turf. This project is scheduled to be completed before the beginning of baseball season on March 1, 2023.

Russell Lane - In January of 2022, the rebuild of Russell Lane began. At this time, the crews are working from the curve on Russell behind Baxter Healthcare putting in new drainage culverts, curb and guttering. A sidewalk will follow, ending at the intersection of Highway 201 North.

General Maintenance – Throughout the year, the maintenance crew is patching potholes and sealing cracks throughout the city. The City's 23 traffic lights are regularly maintained including changing out the lights, cleaning the traffic light boxes, trimming trees and bushes from drainage ditches and keeping them clear of trash, sweeping streets and city parking lots, mowing right of ways, and when the winter weather hits, the crews are removing snow and ice from our city streets.

The Department of Corrections at Calico Rock provided inmates to assist in clearing various creeks and right of ways throughout the City to keep these areas from becoming overgrown. Their meals were furnished for the days that they worked totaling \$3,504.54 which is approximately \$10.16 per day, per inmate and officer, which is a small price to pay for the work received. The City is always appreciative of the assistance from the Department of Corrections.

Water and Sewer Department:

The Water Treatment Plant has an 8 million gallon per day pumping capacity and provides domestic water and fire service to about 7,500 residential, commercial and industrial customers. The City also supplies water to two public water authorities (Lakeview-Midway & Northeast) on a regular monthly basis. The plant operates 24 days a week, 24 hours a day.

The Wastewater Treatment Plant treated approximately 994,810,000 gallons of wastewater in 2022. This plant is also open 7 days a week, 24 hours a day.

The Water and Sewer Department maintains its own in-house water distribution and sewer collection construction crews and preventive maintenance cleaning crews. The crews continue to replace and upgrade the water and sewer lines to fit the needs of the City of Mountain Home. Last year the WATER construction crews upgraded and/or replaced a total of 11,343.40 feet of pipe, and the SEWER construction crews upgraded and/or replaced a total of 4,579.10 feet of pipe.

The city checked 80,900 feet of pipe with the new SLRAT equipment and did 10 point patches without having to cut the street.

- **Completed Water Projects:**

Hwy 5 North upgrade/Golden Mobile Home Park
Hickory and Lillian Street water line upgrades

- **Completed Sewer Projects:**

Dyer Street
Hickory and Lillian
South Street
Sharp Annexation/Delta Regional Authority Grant

Total spent on completed projects for 2022: \$1,035,561.50

- **Ongoing Projects –**

WWTP upgrades are underway
Dyer Street/2nd Street/3rd Street
Hwy 5 N/Golden Mobile Home Park

Total spent on ongoing projects for 2022: \$234,077.37

Fire Department – Kris Quick, Fire Chief:

The Mountain Home Fire Department has 24 full time firefighters, 10 volunteer firefighters, and three full time administrative staff. The Department has two manned fire stations and one unmanned station. The City of Mountain Home has an ISO rating of 3 inside the city limits and a 4/10 rating in the Rural District.

The Mountain Home Fire Department responded to a total of 3333 incidents in 2022.

97	Fires
3	Overpressure rupture, explosion, overhear (no fire)
1931	Rescue & Emergency Medical Services
63	Hazardous Condition (no fire)
938	Service Calls
110	Good Intent Calls
171	False Alarm
1	Severe Weather

19 Special Incident

Fire Hydrants and Hoses – The firefighters inspected and tested a total of 1074 hydrants which took a total of 265 hours to complete. They also tested a total of 354 sections of fire hoses.

Academy Graduates - The Department had two Firefighters/EMT to graduate from the Arkansas Fire Academy. Anthony Gatewood graduated from the Academy in June and was presented with an academic award for getting the top scores in his class. JJ Miller graduated from the Academy on June as well.

Achievements and Service Awards. Firefighter/EMT Bryan Arms was promoted to Engineer in 2022. Bryan has been with the City since 2003.

Firefighter/EMT Garrett Tucker started has a volunteer in October of 2019 and was promoted to full time in October of 2022. Garrett will be attending the Arkansas Fire Academy at a later date.

Battalion Chief David Dover celebrated his 30th year at the Mountain Home Fire Department and Battalion Chief David Green celebrated his 25th year with the department. Engineer Eric Setzer and Captain Darren Roberts both celebrated 20 years of service. Engineer Doug Liehti celebrated his 5th year with the department. I would also like to mention that Engineer Chris Hall was awarded the Naloxone Life Saving Award by the University of Arkansas Criminal Justice Institute. We would like to thank each of these men for their dedicated service and jobs well done.

Fire Marshal – Shawn Lofton – Marshal Lofton graduated the from the Arkansas Commission on Law Enforcement Standards and Training in June. With those credentials, He could fulfill the requirements of the Fire Marshal's office. He has trained and will continue to train with the MHPD in handgun qualifying and Active Shooter Hostile Environment Response.

Fire Marshal Lofton completed 421 annual inspections and 94 new business inspections among other duties. He also installed and did batter replacements in smoke detectors in over 30 homes. He also performed 37 biannual school inspections and 2 short term rental properties.

Fire Prevention Activities – One of the highlights is Fire Prevention Week, which consisted of 2 weeks in October where the department was active in the Mountain Home Public School System as well as the Mountain Home Christian Academy. This year, the safety message emphasized making and practicing a home escape plan. In all, the three shifts of firefighters and Marshal Lofton taught 2200 children from preschool through 5th grade about fire safety.

The department hosted the annual poster contest with Arvest Bank donating \$150.00 as first place prizes. We want to thank the Salvation Army for serving as our judges.

Fire Marshall Lofton has continued to grow his department and maintains a good working relationship with our local businesses.

Not only has this department been busy and growing during 2022, but they lost a very important person that contributed to the growth and success of this department. In September of 2022, Retired Fire Chief Ken Williams passed away from a sudden medical condition. Chief Williams retired in June of 2020 after serving 35 years to the City of Mountain Home and the Mountain Home Fire Department. Chief Williams started his career as a volunteer firefighter in 1985 and then was promoted to full time firefighter in 1987. Ken served as Fire Marshal from 1994 to February 13, 2003 when he was promoted to Fire Chief. The MHFD would like to dedicate their 2022 year end book in memory of Kenneth Lesley Williams. May he always be remembered for his dedication to the city, the fire department, and this community.

Police Department – The Mountain Home Police Department provides our community with patrol, criminal investigations, and security details for events, parades, etc. It also provides our schools with resource officers. The Police Department responded to 12,870 calls in 2022.

The Police Department continues to take part in the Arkansas Law Enforcement Accreditation Program. The Department meets or exceeds the requirement established by the program. Through required periodic reviews positive trends are developing. MHPD officers continue to receive significant training and certification throughout 2022 to include Rapid Response training, Field training, Drug Recognition, taser instructor certification, BAC training, Special Weapons and Tactics training, Firearms instructor certification just to name a few.

The Department hired 9 new patrol officers in 2022. Five of the eight had to attend thirteen weeks of training at the academy at Black River Technical College.

The Criminal Investigation Department investigated 2 murder cases, 4 kidnappings, 1 robbery, and 29 rapes/sexual assault cases. The Department seized more than \$125,000 in money and property in 2022 due to illegal activity.

The City would also like to thank Baxter Health for donating an ambulance that the PD will convert and use for the Special Response Team.

The MHPD recognized the service and retirement of Scott Heizler (44 years), Kevin Litty (27 years), Bill Dearmore (23 years), and Jay Volkman (17 years). We would like to thank these gentlemen for their time and service to the MHPD.

The department was also busy with community involvement this year. They spoke at mentoring programs at the high school and hosted a middle school student as “Chief for a Day”

with the Mountain Home Kiwanis Club. They attended the First Alert Weather Tour at Dunbar hosted by the KY3 Weather Team. The MHFD and the MHPD participated in the 2022 Police Department vs. Fire Department rag ball tournament for a local charity.

Our School Resource Offices have continued to have a strong presence in the Mountain Home School District as well as showing to be an assets to our community. They offer CRASE (Civilian Response to Active Shooter Events) classes regularly to the community. Situational and Self Defense courses were presented to senior high females attending area schools. The Junior Police Academy resumed in 2022 for the first time since COVID. The SRO's and ASUMH Criminal Justice Program worked to host an FBI Color of Law course for the community.

The Public Safety Tax has been beneficial in the hiring of an additional School Resource Officer as well as the purchase of five new equipped police units. Camera Systems were purchased at Keller and Hickory parks with public safety funds. These cameras have proven to assist with solving crimes and have decreased the amount of time and manpower spent on investigations. The tax was also used to purchase Cellebrite technology. It is used to acquire information from cell phones and other devices to be used in investigations such as drug, child porn, murder, as well as some minor offenses.

Code Enforcement Officer: Mike Anderson was hired as the Code Enforcement Officer in 2022. Since coming on with the City, Mike has completed his part time police training and is now certified to issue citations. As of February 1st, he has addressed 174 incidents with citizens related to code violations.

Tenth Judicial District Court – Judge Jodi Carney/Chief Clerk Debra Jeffrey:

Jodi Carney was elected Judge of the Tenth Judicial District Court in November of 2022 and took the bench in January of this year. We look forward to working with Judge Carney in her newly elected position.

District Court handled 1,856 city cases, 4,352 county cases, and 2,131 cases for other cities last year. There were 212 civil and small claim cases filed in 2022. There was \$966,270.30 distributed to various agencies in fines, costs, and restitution fees.

Mountain Home Parks and Recreation Dept/L.C. Sammons Youth Center – Daniel Baxley, Director/Kelly Lewis, Manager:

The City welcomed Daniel Baxley as the Parks Director upon the retirement of Billy D. Austin. Billy D. did an outstanding job as the former director and decided to retire in July. Daniel came on board shortly thereafter and has been an outstanding addition to the City of Mountain Home.

Keller Park – Keller Park received a complete remodel in 2022 as part of the Park Rehabilitation Project. Artificial turf was put in place on all of the fields along with a new lighting system, new sod on the outfields, sun shades, dugouts, concrete sidewalks throughout the park, new playground equipment, and security cameras. There were 187 girls that signed up for the youth softball 2022 season.

Clysta Willett Park - Currently, turf is being installed on all five fields at Clysta Willett. A new LED lighting system was installed on four fields and the backstop walls completed. New bridges were installed crossing the creek, and the maintenance shop was expanded. There were 297 boys that signed up for the youth baseball 2022 season. The NICA bike race was held in October and had over 500 participants and proved to be a successful event.

Hickory Park – The all inclusive playground was completed at Hickory Park as well as the construction of new bathrooms. The playground was made possible by the matching grant awarded by Department of Parks, Heritage, and Tourism’s Outdoor Recreation Grants for an inclusive playground at Hickory Park. New cameras were also installed throughout the park, and the rain garden is still under construction.

Cooper Park - Cooper Park received new backstop nets and a backstop wall and new cameras at the restroom as part of the Park Rehabilitation Projection. This park hosted the American Legion Baseball Tournament. The ASUMH Arkansas Travelers Baseball also utilized the ballfield for practices and games.

Pool- The pool opened on Memorial Day and closed on Labor Day. We will follow suit with the same opening and closing days of the pool this year.

McCabe Park- The 7th Annual Fishing Derby was held at McCabe Park with 250 registered youth participants and 450 in attendance.

The walking trail will be expanded in hopes of seeing it connect to the trail at ASUMH. It is currently waiting approval from ARDOT.

A duck house along with four ducks were put on the large fishing pond by Guy Berry students and staff.

Ray Stahl Soccer Complex – Goals and nets were purchased, assembled, and placed on the fields at the Soccer Complex. Benches were also purchased and installed. The City had 290 co-ed youth participants that played recreational fall soccer.

Youth Center – In addition to the many events that the Youth center hosts, it also provides after school and summer programs for the youth in our area for No Kid Goes Hungry. The after school program had as 11, 070 participants. The Summer program

had 6,411 participants. Not only does the Youth Center have a great summer program, but they also provide academy camps which includes archery, cooking, and art classes.

The Youth Center hosts many events throughout the year, such as the Spring Carnival, Easter Egg Hunt, Trunk or Treat, and Movie in the Park to name a few. You can visit the website for a list of these events as they are posted.

The center also has a Senior Exercise Class and Pickleball matches.

Building Inspection – Greg Ifland, Building Inspector: The building inspection handled 630 inspections last year. A total of 452 permits issued in 2022 including 23 commercial remodel/addition permits and 53 new residential construction permits for a total of \$75,720.73

There was a total of 43 new business licenses issued and 1,682 existing business license renewals in 2022. The renewal of the existing business license and the new licenses issue totaled \$235,092.60 in revenue.

Mountain Home City Clerk: Scott Liles was elected City Clerk in November and started shortly thereafter with the City. Scott has a few city council meetings under his belt now and attended the Arkansas Municipal League Conference in January of this year. We look forward to seeing new growth and direction in this office.

Mountain Home Cemetery: Improvements continue to be made to the cemetery and the grounds are maintained regularly. There are plots for sell for \$600 each. Those plots can be purchased at our office here in City Hall. If you have not taken the time to drive over to the cemetery, we encourage you to do so. We would like to thank the Cemetery Board (Marshella Norell, Chair) and the Cemetery Caretaker, Paul Norell, for their outstanding work in maintaining all aspects of the cemetery.

If anyone would like to learn more about any of these things, you can always give the mayor's office a call at 425-5116 or visit our new website cityofmountainhome.com.

Street Committee Meeting

February 21, 2023 – 12:30 p.m.

The meeting was called to order at 12:30 p.m.

Present were Arnold Knox, Director of Streets; Jim Bodenhamer, Susan Stockton and Jennifer Baker, committee members.

The Street Report for January 2023 was reviewed. Arnie reported that the Maintenance crew is working at Phase 2 of the Bike Path. He said they are digging out and have almost reached the bridges at the bypass. Rock has been put down and packed for the base walking trail and is needed to get the concrete trucks in for pouring at the bypass. He told the committee, in a few weeks you will be able to see them working at the bypass. There have been a few meetings with companies about lighting up the trail, and said it is going to be expensive. He said they were looking at solar lighting up and down the trail for safety. Power can be brought to the bridge from the traffic lights at the bypass and South College Street for cameras and lighting for security. The cost as of January 31 is \$85,189.33.

The site for the new fire department location has the fill complete, and he is ready to get out there to put in the new driveway access off the highway. The highway department permit will be completed, and he said he will submit a bill for the Street Department's costs. Jennifer asked if there was enough fill. Arnie said yes, there is but hopes they can take in more, he said he is running out of locations to haul fill. He uses the Street Department location as a last resort site. Jim asked if there was going to be a traffic light installed at that location, for when

there is a call, it will stop traffic while trucks are exiting and entering. Arnie said that was a good question for the Public Safety Committee that would be meeting in about 2 hours. Jim said he would bring it up and Arnie told the committee the plans haven't been brought up yet, but would imagine they would be. The cost to the new fire department is \$55,900.68.

The Russell Lane rebuild project is going well, all drainage culvert is in, and the crew is now working alongside of Baxter Lab pouring curb. The Maintenance crew has the road dug out from Driftwood to Breckenridge, and Arnie said he plans on having the paving the whole road late this summer. The cost to Russell Lane as of January 31 is \$389,408.55.

Clysta Willett Park has a cost through January 31 of \$200,778.76. Of that amount the Street Department has been reimbursed \$135,118.21. There were two construction crews working here, one finished pouring the ribbon curb around the adult field, and the other crew finished pouring concrete at the north fields, and the concession stand area. At this time they are working at the major field and the adult field pouring concrete. The committee discussed the work being done at the park, the baseball season and other events held there.

The Access Road going to the new community center is just sitting at this time. Arnie reported the plans are close to 90% done from the architect. He told the committee he plans on having the road completed with curb, gutter and drainage across the creek by the end of March. After the plans are completed for the building, he said he can start planning where the parking lots will be placed, and they are still planning on fitting a roundabout in there. There was discussion

about where this would be built in relation to the three parking lots that will be built. Arnie told the committee, with the box culvert and the road bed done up to that, the cost of this project through January 31 is \$75,599.08.

The Snow Removal report was reviewed. Arnie said he had the crews on 12-hour shifts which worked well. With the snowfall, most of the streets were cleaned off by the time residents woke up the next morning. What wasn't cleared, the sun melted the next day. The following week came the ice. He said this took a little bit longer to remove, since they couldn't scrape the ice up. Fine screenings were put down at hills and intersections for traction. Arnie explained, there isn't much that can be done until temperatures go up above freezing and the sun comes out. With that, the grader can scrape that melting ice and get it off the road. The committee discussed the cost of materials for snow removal and Arnie compared the city's cost to that of the state highway department. The snow removal cost through February 3 totaled \$44,122.63.

Maintenance for the month of January 2023 totaled \$7,319.21. The Maintenance crew had been at the Russell Lane project digging out and basing in that portion of the road from Driftwood to Breckenridge. Also in January, there were *many* fiberglass street signs that had been replaced with aluminum signs.

Susan asked about municipal parking lots and business growth in the downtown area. The committee discussed parking spaces that are purchased by business owners around the square. Arnie said he would like to see more parking lots in that area, and the committee agreed.

Arnie reported future projects include a complete rebuild of Morris St. and North Church St. Currently, he is waiting on an easement from Auto Zone. Also in the future is a section of drainage ditch to be concreted at Cedar St. behind Hardee's. Arnie said he has finally gotten easements from all residents along that portion of creek. The retaining wall at the shop is leaning out about two feet right now, and that will be rebuilt. A section of 1st Street between College and Cardinal Drive has plans for a complete rebuild. This section which is at the creek crossing currently does not have any curbing or culvert. It will have a complete rebuild adding drainage culvert, curb and guttering, and a sidewalk.

The Budget Summary was reviewed, and Arnie said it looked good.

Arnie told the committee he now has enough employees to make a third crew. He said he will take some from the other two crews to get this third crew going with some experienced workers.

He is going send out an Invitation to Bid for a new laydown machine this summer.

The meeting was adjourned at 1:12 p.m.

ORDINANCE NO. _____

AN ORDINANCE ANNEXING PROPERTY CONTIGUOUS THEREWITH TO WATER & SEWER IMPROVEMENT DISTRICT NO. 3 OF THE CITY OF MOUNTAIN HOME, ARKANSAS; ACCEPTING THE ANNEXATION OF CERTAIN TERRITORY TO THE CITY OF MOUNTAIN HOME, ARKANSAS; AND TO ANNEX PROPERTY TO THE CITY OF MOUNTAIN HOME, ARKANSAS, AS COMMERCIAL C-2.

WHEREAS, a petition was filed with the County Clerk of Baxter County, Arkansas, by Mountain Home DG, LLC and Arkansas Game and Fish Commission, praying that certain territory be annexed to and made a part of the City of Mountain Home, Arkansas; and

WHEREAS, on the 22nd day of February, 2023, the County Court of Baxter County, Arkansas, entered an order authorizing annexation pursuant to § 14-40-609 of the Arkansas Code, finding that the petition met the requirements for annexation under that provision and directed the Clerk to forward the order to the Mayor of the City of Mountain Home.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF MOUNTAIN HOME, ARKANSAS:

Section 1. That the land described on the attached Exhibit "A" is territory contiguous to and adjoining the City of Mountain Home, Arkansas, and the petition to annex that property is hereby granted and the property described in Exhibit "A" is hereby accepted as part of and annexed to and made a part of the City of Mountain Home, Arkansas.

Section 2. That the North 312.6 feet of Hilltop Lane lying South of U.S. Highway 412/62, that lies between the property to be annexed and the property to the East owned by the Bridge Baptist Church, will become a city street maintained by the City of Mountain Home.

Section 3. That the above described territory shall be annexed to and made a part of Ward 1 of the City of Mountain Home, and the same shall henceforth be a part of said ward as fully as existing parts of said ward.

Section 4. That the above described territory shall be zoned Commercial C-2, to be used in accordance with city zoning laws and the laws of the State of Arkansas.

Section 5. That this ordinance shall become effective on May 1, 2023.

PASSED AND APPROVED this _____ day of _____, 2023.

APPROVED:

HILLREY ADAMS, MAYOR

ATTEST:

SCOTT LILES, CITY CLERK

EXHIBIT A-1
ARKANSAS GAME AND FISH COMMISSION
PARCEL NO. 001-05554-000

All that part of the East Half (E1/2) of the Northeast Quarter (NE1/4) of the Northwest Quarter (NW1/4) of Section 19, Township 19 North, Range 13 West, Baxter County, Arkansas, lying South of U.S. Highway No. 62 as the same now exists. LESS AND EXCEPT the following two tracts:

LESS AND EXCEPT part of the East Half (E1/2) of the Northeast Quarter (NE1/4) of the Northwest Quarter (NW1/4) of Section 19, Township 19 North, Range 13 West, Baxter County, Arkansas, more particularly described as follows: Starting at the Southwest corner of said NE1/4 NW1/4, run North 00° 11' East along the West line thereof 1,149.5 feet to a point on the South line of U.S. Highway 62; thence run along said South line with the following courses: North 87° 57' East 157.1 feet; thence run South 89° 15' East 501.9 feet to a point on the West line of the E1/2 NE1/4 NW1/4, said point being the Point of Beginning for the tract herein excepted; continue thence along the South line of said U.S. Highway 62 South 89° 15' East 100.0 feet to a point; thence leaving said South line, run South 00° 11' West parallel to the West line of said E1/2 NE1/4 NW1/4 200.0 feet to a point; thence run North 89° 15' West parallel to the South line of said U.S. Highway 62 100.0 feet to a point on the West line of said E1/2 NE1/4 NW1/4; thence run North 00° 11' East along said West line 200.0 feet to the Point of Beginning of this exception.

ALSO LESS AND EXCEPT part of the East Half (E1/2) of the Northeast Quarter (NE1/4) of the Northwest Quarter (NW1/4) of Section 19, Township 19 North, Range 13 West, Baxter County, Arkansas, lying South of U.S. Highway No. 62 as the same now exists, being more particularly described as follows: Commencing from a 3/8 inch rebar with cap being accepted as the Northwest corner of the E1/2 NE1/4 NW1/4 of said Section 19; thence South 01° 27' 09" West 220.15 feet to a point on the South right of way line of U.S. Highway 62/412; thence the following courses along said South right of way: South 87° 40' 47" East 4.03 feet to a AHTD aluminum monument; South 87° 40' 47" East 100.14 feet to a AHTD aluminum monument; thence South 87° 40' 47" East 288.13 feet to a point, said point being the Point of Beginning; thence continuing along said right of way line the following courses: South 87° 40' 47" East 17.62 feet to a point; South 85° 24' 11" East 82.68 feet to a point; North 88° 03' 57" East 130.21 feet to a 5/8 inch rebar; South 15° 28' 06" East 111.76 feet to a point on the West right of way line of Hilltop Lane; thence along said West right of way line South 02° 15' 03" West 244.65 feet to a point; thence leaving said right of way line North 88° 49' 38" West 264.91 feet to a point; thence North 02° 22' 26" East 350.00 feet back to the Point of Beginning.

Together with and subject to covenants, easements, and restrictions of record. Said Property contains 14 acres, more or less.

EXHIBIT A-2
MOUNTAIN HOME DG, LLC
PARCEL NO. 001-05554-002

Part of the E1/2 of the NE1/4 of the NW1/4, Section 19, Township 19 North, Range 13 West, lying South of U. S. Highway No. 62 as the same now exists, Baxter County, Arkansas, being more particularly described as follows: Commencing from a 3/8 inch rebar with cap being accepted as the Northwest corner of the E1/2 of the NE1/4 of the NW1/4 of said Section 19; thence South 01 degrees 27 minutes 09 seconds West 220.15 feet to a point on the South right of way line of U. S. Highway 62/412; thence the following courses along said South right of way South 87 degrees 40 minutes 47 seconds East 4.03 feet to a AHTD Aluminum monument; South 87 degrees 40 minutes 47 seconds East 100.14 feet to a AHTD Aluminum monument; South 87 degrees 40 minutes 47 seconds East 288.13 feet to a point said point being the point of beginning; thence continuing along said right of way line the following courses: South 87 degrees 40 minutes 47 seconds East 17.62 feet to a point; South 85 degrees 24 minutes 11 seconds East 82.68 feet to a point; North 88 degrees 03 minutes 57 seconds East 130.21 feet to a 5/8 inch rebar; South 15 degrees 28 minutes 06 seconds East 111.76 feet to a point on the West right of way line of Hilltop Lane; thence along said West right of way line, South 02 degrees 15 minutes 03 seconds West 244.65 feet to a point; thence leaving said right of way line; North 88 degrees 49 minutes 38 seconds West 264.91 feet to a point; thence North 02 degrees 22 minutes 26 seconds East 350.00 feet back to the point of beginning.

EXP. B

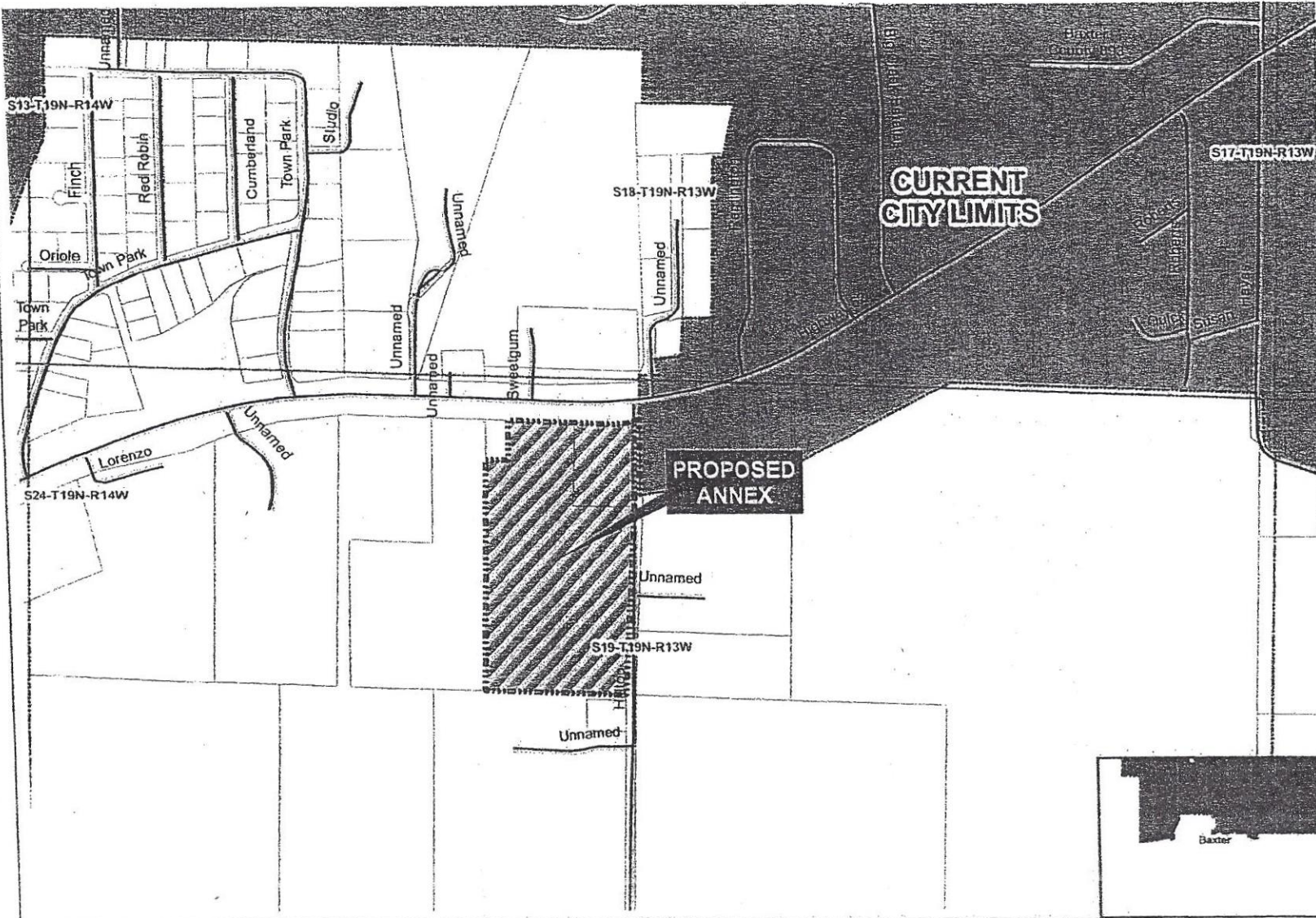
Proposed Annex: City of Mountain Home
January 2023

City: Mountain Home
Mayor: Hillrey Adams

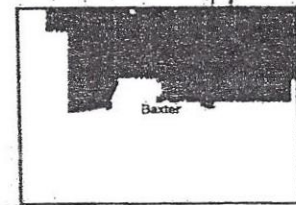
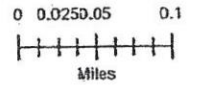
Arkansas Code 14-40-101.

Before an entity undertakes an annexation, consolidation, or detachment proceeding under this chapter, the entity shall coordinate with the Arkansas Geographic Information Systems Office for preparation of legal descriptions and digital mapping for the relevant annexation, consolidation, and detachment areas.

The map contained herein, is evidence, the entity has met requirements of Act 914 of 2015



- Proposed Annex
- Parcels
- Sections
- Minor Road
- Existing City



ARKANSAS GIS OFFICE

IN THE MATTER OF ANNEXING TO THE CITY
OF MOUNTAIN HOME, ARKANSAS, CERTAIN
TERRITORY CONTIGUOUS TO SAID CITY

NO. CO-2023- 2

PETITION TO ANNEXATION – 100% OF OWNERS PETITIONING

DATE: January 31, 2023

Come now the undersigned petitioners and state as follows:

1. That we, owning 100% of the property in the following described area, do hereby petition, pursuant to A.C.A. §14-40-609, the City Council of Mountain Home, Arkansas, to annex the following lands to the City of Mountain Home Arkansas.

SEE ATTACHED EXHIBIT "A"

2. We further state that this petition is signed by one hundred per cent (100%) of the real estate owners owning one hundred per cent (100%) of the acreage in said area and that the area to be annexed does not contain property whose owners do not wish to have their property annexed.

3. That said property description herein is contiguous to and adjoining the present City of Mountain Home city limits as shown on the map attached hereto as Exhibit "B".

4. That no enclaves will be created if this petition is accepted and the territory annexed into the City of Mountain Home.

5. That the following schedule of services shall be extended to the area by the City of Mountain Home within three (3) years after the date the annexation becomes final:

All properties annexed into the City of Mountain Home are provided with police, fire and sewer services.

Such services are provided in accordance with existing ordinances and terms of service including, but not limited to, the payment of required fees, the necessary permits, inspections and approvals.

6. That a letter or title opinion from a certified abstractor or title company verifying that the petitioners are all owners of record of the relevant property or properties is attached hereto as Exhibit "C" and made a part of this petition as if set out word for word herein.

7. That a letter or verification from a certified surveyor or engineer verifying that the relevant property or properties are contiguous with the City of Mountain Home and that no enclaves will be created if the property or properties are accepted by the City of Mountain Home is attached hereto as Exhibit "D" and made a part of this petition as if set out word for word herein.

8. That each of the undersigned persons executing this petition has confirmed by their signature a desire that their property, which is included in the property described above, be annexed into the City of Mountain Home.

I confirm my desire that property owned by me, which is to be included in a petition to annex property, be annexed into the City of Mountain Home.

If the property being annexed is owned jointly, I attest that all owners of the property are signing a copy of this confirmation.

If the property is owned by a trust, I attest either that I have the authority to sign this confirmation on behalf of the trust or that all persons required to do so by the trust are signing a copy of this confirmation.

If the property is owned by a corporation, limited liability company or other entity, I attest either that I have the authority to sign this confirmation on behalf of the entity or that all persons required to do so by the entity's governing documents are signing a copy of this confirmation.

MOUNTAIN HOME DG, LLC

BY: Michael C. Mather, Sr.
Michael C. Mather, Sr., Manager

Parcel number of property to be annexed:

001-05554-002

ACKNOWLEDGMENT

STATE OF Massachusetts
COUNTY OF Plymouth) SS:

On this day before me personally appeared Michael C. Mather, Sr., to me personally well known, who stated that he was the Manager of Mountain Home DG, LLC, and was fully authorized to execute the foregoing instrument for and in the name and behalf of said limited liability company, and further stated and acknowledged that he had so signed, executed and delivered said instrument for the consideration, uses and purposes therein mentioned and set forth.

WITNESS my hand and seal this 9th day of February, 2023.

Megan C. O'Brien
Notary Public

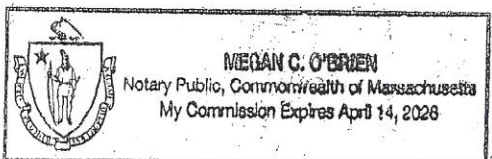


EXHIBIT A-1
ARKANSAS GAME AND FISH COMMISSION
PARCEL NO. 001-05554-000

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EXHIBIT A-2
MOUNTAIN HOME DG, LLC
PARCEL NO. 001-05554-002

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EXHIBIT D

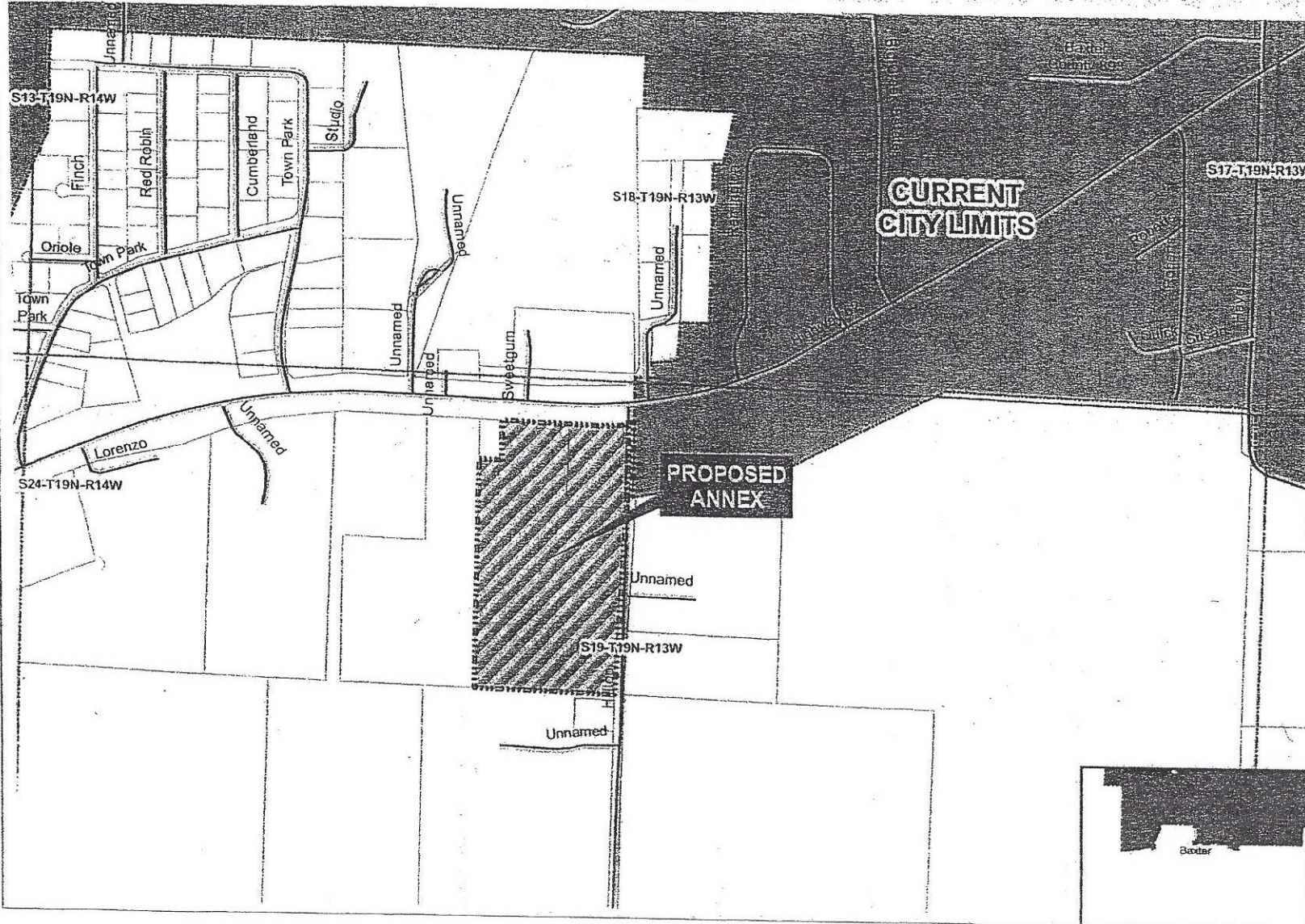
Proposed Annex: City of Mountain Home
January 2023

City: Mountain Home
Mayor: Hillrey Adams

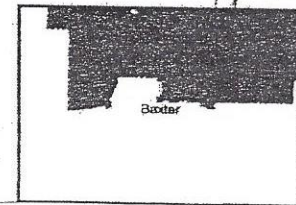
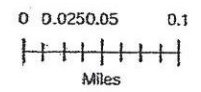
Arkansas Code 14-40-101.

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The map contained herein, is evidence, the entity has met requirements of Act 914 of 2015



- Proposed Annex
- Parcels
- Sections
- Minor Road
- Existing City



ARKANSAS GIS OFFICE

2/15/23

LEGACY TITLE COMPANY, LLC
701 South Street · Mountain Home, Arkansas 72653
Phone: 870.232.0444 · Fax: 870.424.3447

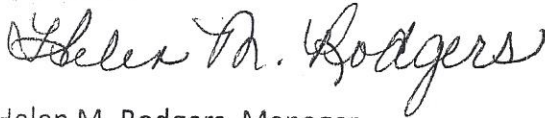
February 15, 2023

Greeting:

This letter is given in connection with what is understood to be an effort to voluntarily annex certain real property into the City of Mountain Home. Based upon our review, we verify that the persons listed in Exhibits C-1 and C-2 to this letter are all of the owners of record of the real property described in Exhibit A-1.

Sincerely,

LEGACY TITLE COMPANY, LLC



Helen M. Rodgers, Manager
Title Insurance Department

IN THE MATTER OF ANNEXING TO THE CITY
OF MOUNTAIN HOME, ARKANSAS, CERTAIN
TERRITORY CONTIGUOUS TO SAID CITY

NO. CO-2023-

PETITION TO ANNEXATION – 100% OF OWNERS PETITIONING

DATE: January 31, 2023

Come now the undersigned petitioners and state as follows:

1. That we, owning 100% of the property in the following described area, do hereby petition, pursuant to A.C.A. §14-40-609, the City Council of Mountain Home, Arkansas, to annex the following lands to the City of Mountain Home Arkansas.

SEE ATTACHED EXHIBIT "A"

2. We further state that this petition is signed by one hundred per cent (100%) of the real estate owners owning one hundred per cent (100%) of the acreage in said area and that the area to be annexed does not contain property whose owners do not wish to have their property annexed.

3. That said property description herein is contiguous to and adjoining the present City of Mountain Home city limits as shown on the map attached hereto as Exhibit "B".

4. That no enclaves will be created if this petition is accepted and the territory annexed into the City of Mountain Home.

5. That the following schedule of services shall be extended to the area by the City of Mountain Home within three (3) years after the date the annexation becomes final:

All properties annexed into the City of Mountain Home are provided with police, fire and sewer services.

Such services are provided in accordance with existing ordinances and terms of service including, but not limited to, the payment of required fees, the necessary permits, inspections and approvals.

6. That a letter or title opinion from a certified abstractor or title company verifying that the petitioners are all owners of record of the relevant property or properties is attached hereto as Exhibit "C" and made a part of this petition as if set out word for word herein.

7. That a letter or verification from a certified surveyor or engineer verifying that the relevant property or properties are contiguous with the City of Mountain Home and that no enclaves will be created if the property or properties are accepted by the City of Mountain Home is attached hereto as Exhibit "D" and made a part of this petition as if set out word for word herein.

8. That each of the undersigned persons executing this petition has confirmed by their signature a desire that their property, which is included in the property described above, be annexed into the City of Mountain Home.

I confirm my desire that property owned by me, which is to be included in a petition to annex property, be annexed into the City of Mountain Home.

If the property being annexed is owned jointly, I attest that all owners of the property are signing a copy of this confirmation.

If the property is owned by a trust, I attest either that I have the authority to sign this confirmation on behalf of the trust or that all persons required to do so by the trust are signing a copy of this confirmation.

If the property is owned by a corporation, limited liability company or other entity, I attest either that I have the authority to sign this confirmation on behalf of the entity or that all persons required to do so by the entity's governing documents are signing a copy of this confirmation.

MOUNTAIN HOME DG, LLC

BY: Michael C. Mather, Sr.
Michael C. Mather, Sr., Manager

Parcel number of property to be annexed:

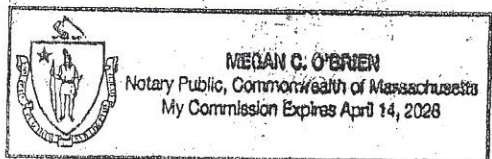
001-05554-002

ACKNOWLEDGMENT

STATE OF Massachusetts
COUNTY OF Plymouth) SS:

On this day before me personally appeared Michael C. Mather, Sr., to me personally well known, who stated that he was the Manager of Mountain Home DG, LLC, and was fully authorized to execute the foregoing instrument for and in the name and behalf of said limited liability company, and further stated and acknowledged that he had so signed, executed and delivered said instrument for the consideration, uses and purposes therein mentioned and set forth.

WITNESS my hand and seal this 9th day of February, 2023.



Megan C. O'Brien
Notary Public

EXHIBIT A-1
ARKANSAS GAME AND FISH COMMISSION
PARCEL NO. 001-05554-000

All that part of the East Half (E1/2) of the Northeast Quarter (NE1/4) of the Northwest Quarter (NW1/4) of Section 19, Township 19 North, Range 13 West, Baxter County, Arkansas, lying South of U.S. Highway No. 62 as the same now exists. LESS AND EXCEPT the following two tracts:

LESS AND EXCEPT part of the East Half (E1/2) of the Northeast Quarter (NE1/4) of the Northwest Quarter (NW1/4) of Section 19, Township 19 North, Range 13 West, Baxter County, Arkansas, more particularly described as follows: Starting at the Southwest corner of said NE1/4 NW1/4, run North 00° 11' East along the West line thereof 1,149.5 feet to a point on the South line of U.S. Highway 62; thence run along said South line with the following courses: North 87° 57' East 157.1 feet; thence run South 89° 15' East 501.9 feet to a point on the West line of the E1/2 NE1/4 NW1/4, said point being the Point of Beginning for the tract herein excepted; continue thence along the South line of said U.S. Highway 62 South 89° 15' East 100.0 feet to a point; thence leaving said South line, run South 00° 11' West parallel to the West line of said E1/2 NE1/4 NW1/4, 200.0 feet to a point; thence run North 89° 15' West parallel to the South line of said U.S. Highway 62 100.0 feet to a point on the West line of said E1/2 NE1/4 NW1/4; thence run North 00° 11' East along said West line 200.0 feet to the Point of Beginning of this exception.

ALSO LESS AND EXCEPT part of the East Half (E1/2) of the Northeast Quarter (NE1/4) of the Northwest Quarter (NW1/4) of Section 19, Township 19 North, Range 13 West, Baxter County, Arkansas, lying South of U.S. Highway No. 62 as the same now exists, being more particularly described as follows: Commencing from a 3/8 inch rebar with cap being accepted as the Northwest corner of the E1/2 NE1/4 NW1/4 of said Section 19; thence South 01° 27' 09" West 220.15 feet to a point on the South right of way line of U.S. Highway 62/412; thence the following courses along said South right of way: South 87° 40' 47" East 4.03 feet to a AHTD aluminum monument; South 87° 40' 47" East 100.14 feet to a AHTD aluminum monument; thence South 87° 40' 47" East 288.13 feet to a point, said point being the Point of Beginning; thence continuing along said right of way line the following courses: South 87° 40' 47" East 17.62 feet to a point; South 85° 24' 11" East 82.68 feet to a point; North 88° 03' 57" East 130.21 feet to a 5/8 inch rebar; South 15° 28' 06" East 111.76 feet to a point on the West right of way line of Hilltop Lane; thence along said West right of way line South 02° 15' 03" West 244.65 feet to a point; thence leaving said right of way line North 88° 49' 38" West 264.91 feet to a point; thence North 02° 22' 26" East 350.00 feet back to the Point of Beginning.

Together with and subject to covenants, easements, and restrictions of record. Said Property contains 14 acres, more or less.

EXHIBIT A-2
MOUNTAIN HOME DG, LLC
PARCEL NO. 001-05554-002

Part of the E1/2 of the NE1/4 of the NW1/4, Section 19, Township 19 North, Range 13 West, lying South of U. S. Highway No. 62 as the same now exists, Baxter County, Arkansas, being more particularly described as follows: Commencing from a 3/8 inch rebar with cap being accepted as the Northwest corner of the E1/2 of the NE1/4 of the NW1/4 of said Section 19; thence South 01 degrees 27 minutes 09 seconds West 220.15 feet to a point on the South right of way line of U. S. Highway 62/412; thence the following courses along said South right of way South 87 degrees 40 minutes 47 seconds East 4.03 feet to a AHTD Aluminum monument; South 87 degrees 40 minutes 47 seconds East 100.14 feet to a AHTD Aluminum monument; South 87 degrees 40 minutes 47 seconds East 288.13 feet to a point said point being the point of beginning; thence continuing along said right of way line the following courses: South 87 degrees 40 minutes 47 seconds East 17.62 feet to a point; South 85 degrees 24 minutes 11 seconds East 82.68 feet to a point; North 88 degrees 03 minutes 57 seconds East 130.21 feet to a 5/8 inch rebar; South 15 degrees 28 minutes 06 seconds East 111.76 feet to a point on the West right of way line of Hilltop Lane; thence along said West right of way line, South 02 degrees 15 minutes 03 seconds West 244.65 feet to a point; thence leaving said right of way line; North 88 degrees 49 minutes 38 seconds West 264.91 feet to a point; thence North 02 degrees 22 minutes 26 seconds East 350.00 feet back to the point of beginning.

EXHIBIT D

CONSOLIDATED LAND SERVICES

INCORPORATED

ENGINEERING, SURVEYING & MATERIALS TESTING

www.clsi-mtnhome.com

5667 HIGHWAY 62 EAST
MOUNTAIN HOME, AR 72653



TELEPHONE (870) 425-6161

FAX: (870) 424-3884


To: Whom it Concerns

From: Kevin Gregory

Date: 2/15/2023

Re: Petition for Annexation of Parcel No's. 001-05554-000 and 001-05554-002
100% of Owners Petitioning
Mountain Home, Arkansas

I, Kevin Gregory, a Professional Surveyor licensed by the State of Arkansas, certify that I have reviewed "Exhibit A-1" and "Exhibit A-2" of the above Petition, prepared by Sanders, Morgan & Clarke, PLLC. Each Exhibit contains one (1) parcel. I verify that the within described properties, as a whole, are contiguous with the present City of Mountain Home corporate limits and that no enclaves will be created if the properties, as a whole, are accepted by the City of Mountain Home, to the best of my knowledge and ability.

 02/15/2023

Kevin Gregory, PS AR 1578



IN THE MATTER OF ANNEXING TO THE CITY
OF MOUNTAIN HOME, ARKANSAS, CERTAIN
TERRITORY CONTIGUOUS TO SAID CITY

NO. CO-2023-

PETITION TO ANNEXATION – 100% OF OWNERS PETITIONING

DATE: January 31st, 2023

Come now the undersigned petitioners and state as follows:

1. That we, owning 100% of the property in the following described area, do hereby petition, pursuant to A.C.A. §14-40-609, the City Council of Mountain Home, Arkansas, to annex the following lands to the City of Mountain Home Arkansas.

SEE ATTACHED EXHIBIT "A"

2. We further state that this petition is signed by one hundred per cent (100%) of the real estate owners owning one hundred per cent (100%) of the acreage in said area and that the area to be annexed does not contain property whose owners do not wish to have their property annexed.

3. That said property description herein is contiguous to and adjoining the present City of Mountain Home city limits as shown on the map attached hereto as Exhibit "B".

4. That no enclaves will be created if this petition is accepted and the territory annexed into the City of Mountain Home.

5. That the following schedule of services shall be extended to the area by the City of Mountain Home within three (3) years after the date the annexation becomes final:

All properties annexed into the City of Mountain Home are provided with police, fire and sewer services.

Such services are provided in accordance with existing ordinances and terms of service including, but not limited to, the payment of required fees, the necessary permits, inspections and approvals.

6. That a letter or title opinion from a certified abstractor or title company verifying that the petitioners are all owners of record of the relevant property or properties is attached hereto as Exhibit "C" and made a part of this petition as if set out word for word herein.

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If the property is owned by a trust, I attest either that I have the authority to sign this confirmation on behalf of the trust or that all persons required to do so by the trust are signing a copy of this confirmation.

If the property is owned by a corporation, limited liability company or other entity, I attest either that I have the authority to sign this confirmation on behalf of the entity or that all persons required to do so by the entity's governing documents are signing a copy of this confirmation.

MOUNTAIN HOME DG, LLC

BY: *Michael C. Mather, Sr.*
Michael C. Mather, Sr., Manager

Parcel number of property to be annexed:

001-05554-002

ACKNOWLEDGMENT

STATE OF Massachusetts
COUNTY OF Plymouth) SS:

On this day before me personally appeared Michael C. Mather, Sr., to me personally well known, who stated that he was the Manager of Mountain Home DG, LLC, and was fully authorized to execute the foregoing instrument for and in the name and behalf of said limited liability company, and further stated and acknowledged that he had so signed, executed and delivered said instrument for the consideration, uses and purposes therein mentioned and set forth.

WITNESS my hand and seal this 9th day of February, 2023.

Megan C. O'Brien
Notary Public

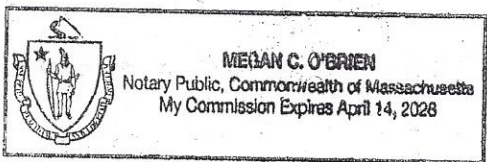


EXHIBIT A-1
ARKANSAS GAME AND FISH COMMISSION
PARCEL NO. 001-05554-000

All that part of the East Half (E1/2) of the Northeast Quarter (NE1/4) of the Northwest Quarter (NW1/4) of Section 19, Township 19 North, Range 13 West, Baxter County, Arkansas, lying South of U.S. Highway No. 62 as the same now exists. LESS AND EXCEPT the following two tracts:

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Together with and subject to covenants, easements, and restrictions of record. Said Property contains 14 acres, more or less.

EXHIBIT A-2
MOUNTAIN HOME DG, LLC
PARCEL NO. 001-05554-002

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EXHIBIT A-1
ARKANSAS GAME AND FISH COMMISSION
PARCEL NO. 001-05554-000

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Together with and subject to covenants, easements, and restrictions of record. Said Property contains 14 acres, more or less.

FEB 21 2023

Canda Reese Clerk
by D. Coleman

NO. CO-2023- 2

IN THE MATTER OF ANNEXING TO THE
CITY OF MOUNTAIN HOME, ARKANSAS
CERTAIN TERRITORY CONTIGUOUS TO
SAID CITY OF MOUNTAIN HOME, ARKANSAS

**VERIFICATION OF PETITION FOR ANNEXATION
PURSUANT TO ACA § 14-40-609**

We, Canda Reese, County Clerk of Baxter County, and Jayme Nicholson, County Assessor of Baxter County, attest as follows:

Our offices have received the attached petition seeking annexation. The petition has been reviewed, and we hereby verify that the petition:

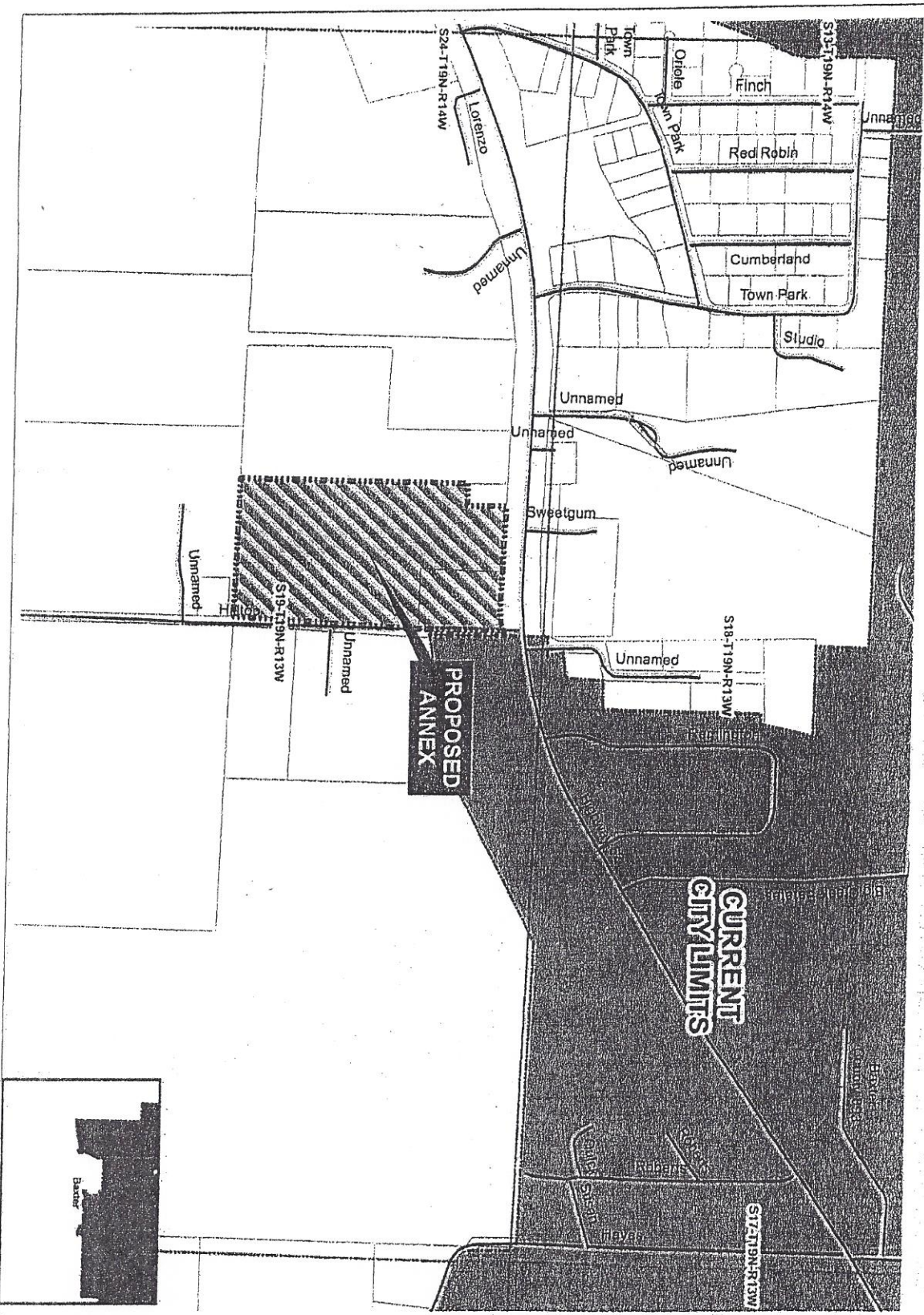
- (A) Is in writing;
- (B) contains an attestation signed before notaries by the property owners of the relevant properties confirming the desire to be annexed;
- (C) contains an accurate description of the relevant properties;
- (D) contains a letter or title opinion from a certified abstractor or title company verifying that the petitioners are all owners of record of the relevant properties;
- (E) contains a letter or verification from a certified surveyor or engineer verifying that the relevant properties are contiguous with the annexing city or town and that no enclaves will be created if the properties are accepted by the city or town; and
- (F) includes a schedule of services of the annexing city or town that will be extended to the area within three (3) years after the date the annexation becomes final.


CANDA REESE, COUNTY CLERK


JAYME NICHOLSON, COUNTY ASSESSOR

Proposed Annex: City of Mountain Home
January 2023

City: Mountain Home
Mayor: Hilleary Adams



Arkansas Code 14-40-101.
Before an entity undertakes an annexation, consolidation, or detachment proceeding under this chapter, the entity shall coordinate with the Arkansas Geographic Information Systems Office for preparation of legal descriptions and digital mapping for the relevant annexation, consolidation, and detachment areas.
The map contained herein, in evidence, the entity has met requirements of Act 914 of 2015

Proposed Annex
Parcels
Sections
Map Field
Existing City



IN THE COUNTY COURT OF BAXTER COUNTY, ARKANSAS

IN THE MATTER OF ANNEXING TO
THE CITY OF MOUNTAIN HOME,
ARKANSAS CERTAIN TERRITORY
CONTIGUOUS TO SAID CITY OF
MOUNTAIN HOME, ARKANSAS



File Type
C202300016
FILED FOR RECORD ORDER COUNTY
BY: AMANDA SCHILLING
02-22-2023 02:50:55 PM

CANDA REESE
BAXTER CO, AR COUNTY AND CIRCUIT CLERK

NO. CO-2023-2

COURT ORDER NO. 2023 - 13

ORDER AUTHORIZING ANNEXATION PURSUANT TO ACA § 14-40-609

I, Kevin Litty, County Judge of Baxter County, having reviewed the attached Petition for Annexation and Verification of Petition, hereby find that the petition;

1. Is in writing;
2. Contains an attestation signed before notaries by the property owners of the relevant properties confirming the desire to be annexed;
3. Contains an accurate description of the relevant properties;
4. Contains a letter or title opinion from a certified abstractor or title company verifying that the petitioners are all owners of record of the relevant properties;
5. Contains a letter or verification from a certified surveyor or engineer verifying that the relevant properties are contiguous with the annexing city or town and that no enclaves will be created if the properties are accepted by the city or town – additionally a copy of the letter from the State of Arkansas GIS Office approving the legal descriptions for the annexation was provided; and
6. Includes a schedule of services of the annexing city or town that will be extended to the area within three (3) years after the date the annexation becomes final.

The County Clerk is directed to forward a copy of this order and the related petition to the Mayor of the City of Mountain Home, Arkansas.

Kevin Litty
Kevin Litty, County Judge

2-22-23
Date

RESOLUTION NO. 2023-xx

**A RESOLUTION ESTABLISHING INCENTIVES
FOR RESIDENTIAL DEVELOPMENT WITHIN THE CITY LIMITS
OF THE CITY OF MOUNTAIN HOME, ARKANSAS**

WHEREAS, demand for residential single family housing has increased significantly within the City's corporate limits; and

WHEREAS, the increase in demand has significantly reduced residential single family housing inventory available within the City's corporate limits; and

WHEREAS, the City of Mountain Home recognizes the need to incentivize the development of new residential single family housing.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF MOUNTAIN HOME, ARKANSAS, THAT:

Section I: For new R-1 single family construction (R-1 one-family dwellings with suitable lot area, as defined by the Zoning Code of the City of Mountain Home) within the city limits of Mountain Home on currently-existing improved lots within an existing platted subdivision, the City of Mountain Home will provide a one-time payment of two percent (2%) of the estimated cost of construction listed on the building permit up to but not to exceed seven thousand dollars (\$7,000) per R-1 single family application, subject to the terms of this Resolution.

Section II: To qualify for this 2% payment, a residential building permit application must be made after the passage of this Resolution but before December 29, 2023; and the City must complete a successful inspection of the property upon completion of construction.

Section III: Should all qualifications of this Resolution be met, a one-time 2% payment not to exceed \$7,000 shall be paid to the person or entity whose name appears on the application for the building permit, up to and until the cap set by the City Council has been reached.

Section IV: The 2% payment of up to \$7,000 shall be payable for every R-1 Single family construction that meets the requirements of this Resolution. For example: If the permit has an estimated cost of \$150,000 the permit holder would receive a \$3,000 payment. If the permit has an estimated cost of \$250,000 the permit holder would receive a \$5,000 payment.

Section V: The City will set a cap of \$100,000 to be paid to qualifying permit holders for any outstanding 2022 claims and any claims that might arise in 2023.

PASSED AND ADOPTED THIS _____ DAY OF _____ 2023.

HILLREY ADAMS, MAYOR

ATTEST:

SCOTT LILES, CITY CLERK