



BOARD OF ALDERMEN REGULAR MEETING

Tuesday, May 14, 2024 at 7:00 PM

City Hall, 206 Van Buren NE, Camden, AR 71701

AGENDA

A. CALL TO ORDER

B. INVOCATION - Reverend Rudolph Stennis, Pastor - New Providence Baptist Church, 2931 Smackover Hwy, Norphlet, Arkansas, 71759

C. PLEDGE OF ALLEGIANCE

D. ROLL CALL

E. APPROVAL OF MINUTES

1. Minutes of Regular Scheduled Meeting, April 9, 2024

F. ACCEPTANCE OF FINANCIAL REPORTS

G. AUDIENCE PARTICIPATION

H. MAYOR'S REPORT

1. Alissa Garrett, Director - Camden Housing Authority

2. Jeremy Covington, Fire Chief - Annual Report

I. OLD BUSINESS

1. **Ordinance No. 5-24**, an ordinance permitting an official of the Water and Sewer Commission to interested in contracts with the City of Camden, Arkansas. (Second Reading)

2. **Ordinance No. 6-24**, an ordinance amending Article II of Chapter 5 of the Camden Code regarding dogs; and for other purposes. (Second Reading)

3. **Resolution No. 20-24**, a resolution confirming the appointment of Fred Lilly to the Camden Housing Authority to fill a vacancy.

4. **Resolution No. 21-24**, a resolution confirming the appointment of Beverly Golden to the Camden Housing Authority to fill a vacancy.

J. NEW BUSINESS

1. **Ordinance No. 7-24**, an ordinance amending Section 3, Residential, Section 4, Commercial, Section 5, Manufacturing, Section 6, RS-4 Residential District & PUD's, Section 7 Special Provisions, Section 14, Definitions, and ,Table of Contents, of the Zoning Ordinance for the City of Camden, Arkansas.

2. **Ordinance No. 8-24**, an ordinance amending Camden Code Sections 2-46, 2-52 and 2-53 regarding purchase and contracts; and for other purposes.

3. **Resolution No. 26-24**, a resolution awarding the bid for the purchase of two (2) 2024 Police Utility vehicles for the Camden Police Department.

4. **Resolution No. 27-24**, a resolution appointing an individual to fill the vacancy that was created in Ward 3, Position 2, and to serve the remainder of the unexpired term of office.

5. **Resolution No. 28-24**, a resolution awarding the bid for the purchase of a truck mounted ULV Sprayer for the Camden Street Department.

6. **Resolution No. 29-24**, a resolution authorizing the Mayor and clerk to execute a consent administrative order; authorizing the payment of a civil penalty to the Arkansas Division of Environmental Quality; and for other purposes.

[7.](#) **Resolution No. 30-24**, a resolution amending the Annual Operating Budget; amending the 2024 Operating Budget; waiving competitive bidding; authorizing repairs to the swimming pool at Carnes Park; and for other purposes.

K. **OTHER BUSINESS**

L. **ADJOURNMENT**



BOARD OF ALDERMEN REGULAR MEETING

Tuesday, April 09, 2024 at 7:00 PM

City Hall, 206 Van Buren NE, Camden, AR 71701

MINUTES

A. CALL TO ORDER

B. INVOCATION - Superintendent Roy Wesley Jr., Pastor - New Hope Tabernacle of Faith Church of God in Christ, 2236 South Adams Avenue, Camden, Arkansas

C. PLEDGE OF ALLEGIANCE

D. ROLL CALL

PRESENT

- Alderman Lawrence Askew
- Alderman Chris Aregood
- Alderman L.E. Lindsey
- Alderman William McCoy
- Alderman Marvin Moore
- Alderman Edward Winters
- Alderman Ebony Gulley

ABSENT

- Alderman Gerald Castleberry

E. APPROVAL OF MINUTES

1. Minutes from the March 2024 Regular Meeting

Alderman Lindsey made a motion to approve seconded by Alderman Winters. Alderman Askew pointed out that only a portion of the vote was recorded for Resolution No. 14-24 under new business.

Alderman Askew made a motion to approve the corrected minutes, Seconded by Alderman Winters. Voting Yea: Alderman Askew, Alderman Aregood, Alderman Lindsey, Alderman Moore, Alderman Winters

Voting Abstaining: Alderman McCoy, Alderman Gulley

F. ACCEPTANCE OF FINANCIAL REPORTS

Alderman Winters made a motion to approve the February Financial report, Seconded by Alderman Lindsey.

Voting Yea: Alderman Aregood, Alderman Lindsey, Alderman Winters

Voting Nay: Alderman Gulley

Voting Abstaining: Alderman Askew, Alderman McCoy, Alderman Moore

Alderman Moore stated that he didn't want to approve any financials until the 2023 finalization was approved.

Motion to approve made by Alderman Aregood, Seconded by Alderman Lindsey.
Voting Yea: Alderman Aregood, Alderman Lindsey, Alderman Winters
Voting Nay: Alderman Askew, Alderman McCoy, Alderman Moore, Alderman Gulley
Alderman Gulley stated that the City needs a forensic audit.

G. AUDIENCE PARTICIPATION

Jacovey Barker, 2365 Country Club Road, said as a young resident in the city he wanted to learn more about local government. He wanted to know how measures were filed, learn about finances and he asked why the former Treasurer quit.

Gene Morton, 905 Memory Lane, invited the aldermen to attend the leadership class that will be meeting at 2:45 in the Council Chambers Thursday. It's the day they learn about local government.

H. MAYOR'S REPORT

Mayor Young introduced Chief Boyd Woody for the Police Department's annual report. Chief Woody stated that crime was down overall in 2023 compared to 2022. There were 16 vehicles stolen, 4 homicides, 272 traffic accidents and 653 arrests.

Mayor Young announced a public meeting on Monday for the youth curfew. The Jamboree is this Saturday, 24 teams will play. There is a free vaccine clinic coming to Carnes Park.

I. OLD BUSINESS

- 1. Ordinance No. 2-24**, An ordinance repealing ordinance No. 7-02 assessing a lien on certain property located at 541 Greenwood Street, Camden, AR.

Alderman Lindsey introduced the Ordinance for the second reading and the City Clerk read the number and title.

Motion to suspend the rules and place the Ordinance for the third and final reading made by Alderman Askew, Seconded by Alderman Lindsey.

Voting Yea: Alderman Askew, Alderman Aregood, Alderman Lindsey, Alderman McCoy, Alderman Moore, Alderman Winters, Alderman Gulley

Motion to approve made by Alderman Askew, Seconded by Alderman Moore.

Voting Yea: Alderman Askew, Alderman Aregood, Alderman Lindsey, Alderman McCoy, Alderman Moore, Alderman Winters, Alderman Gulley

J. NEW BUSINESS

- 1. Ordinance No. 4-24**, An ordinance assessing a lien on certain property located at 311 B Monroe Street pursuant to section 6-68 of the code of ordinance of the City of Camden.

Alderman Lindsey introduced the Ordinance and the City Clerk read the number and title.

Motion made by Alderman Askew for discussion, Seconded by Alderman McCoy.

Motion to suspend the rules and place the ordinance for the third and final reading made by Alderman Askew, Seconded by Alderman Lindsey.

Voting Yea: Alderman Askew, Alderman Aregood, Alderman Lindsey, Alderman McCoy, Alderman Moore, Alderman Winters, Alderman Gulley

Motion to approve made by Alderman Askew, Seconded by Alderman Lindsey.

Voting Yea: Alderman Askew, Alderman Aregood, Alderman Lindsey, Alderman McCoy, Alderman Moore, Alderman Winters, Alderman Gulley

- 2. Ordinance No. 5-24**, An ordinance permitting an official of the Water and Sewer Commission to be interested in contracts with the City of Camden, Arkansas.

Alderman Lindsey introduced the Ordinance and the City Clerk read the number and title.

Motion made by Alderman Aregood to approve for discussion, Seconded by Alderman Winters.

The second reading will be held at the next Council meeting.

- 3. Ordinance No. 6-24**, An ordinance amending Article II of Chapter 5 of the Camden Code regarding dogs; and for other purposes.

Alderman Moore introduced the ordinance and the City Clerk read the number and title.

Motion made by Alderman Aregood to approve for discussion, Seconded by Alderman Lindsey.

The second reading will be held at the next Council meeting.

- 4. Resolution No. 19-24**, A resolution declaring the dilapidated structures located at 719 Clifton St. NW a public nuisance and to order removal of the same.

Motion to approve made by Alderman Askew, Seconded by Alderman Lindsey.

Voting Yea: Alderman Askew, Alderman Aregood, Alderman Lindsey, Alderman McCoy, Alderman Moore, Alderman Winters, Alderman Gulley

- 5. Resolution No. 20-24**, A resolution confirming the appointment of Fred Lilly to the Camden Housing Authority to fill a vacancy.

Motion to approve made by Alderman Moore, Seconded by Alderman McCoy.

Alderman Gulley made a motion to table Resolutions 20-24 and 21-24 until the Director of the Housing Authority has a chance to appear at a Council meeting, Seconded by Alderman Moore.

Voting Yea: Alderman Askew, Alderman Aregood, Alderman Lindsey, Alderman McCoy, Alderman Moore, Alderman Winters, Alderman Gulley

- 6. Resolution No. 21-24**, A resolution confirming the appointment of Beverly Golden to the Camden Housing Authority to fill a vacancy.

Tabled

- 7. R 22-24**, a resolution amending the 2024 Annual Operating Budget; awarding the bid for a gas generator for the Camden Police Department; and for other purposes.

Motion to approve made by Alderman Moore, Seconded by Alderman Winters.

Alderman Lindsey made a motion to amend by deleting Section 2, Seconded by Alderman Moore.

Voting Yea: Alderman Askew, Alderman Aregood, Alderman Lindsey, Alderman McCoy, Alderman Moore, Alderman Winters, Alderman Gulley

Motion to approve as amended made by Alderman Lindsey, Seconded by Alderman Winters.

Voting Yea: Alderman Askew, Alderman Aregood, Alderman Lindsey, Alderman McCoy, Alderman Moore, Alderman Winters, Alderman Gulley

- 8. Resolution 23-24**, a resolution amending the Annual Operating Budget for 2024; appropriating and authorizing the transfer of funds from the General fund to the Street Department; and for other purposes.

Motion to approve made by Alderman Aregood, Seconded by Alderman Winters. During discussion, Alderman Gulley resigned from the Finance Committee.

Alderman Lindsey made a motion to accept Alderman Gulley's resignation, Seconded by Alderman Moore.

Voting Yea: Alderman Askew, Alderman Aregood, Alderman Lindsey, Alderman McCoy, Alderman

Moore, Alderman Winters
Voting Abstaining: Alderman Gulley

Motion to appoint Alderman Lindsey to replace Alderman Gulley on the Finance Committee made by Alderman Winters, Seconded by Alderman Aregood.

Voting Yea: Alderman Askew, Alderman Aregood, Alderman McCoy, Alderman Winters
Voting Abstaining: Alderman Lindsey, Alderman Moore, Alderman Gulley Mayor Young had to vote to pass.

Motion to table the resolution until next month made by Alderman Aregood, Seconded by Alderman Lindsey.

Voting Yea: Alderman Askew, Alderman Aregood, Alderman Lindsey, Alderman McCoy, Alderman Winters
Voting Abstaining: Alderman Moore, Alderman Gulley

- 9. **Resolution No. 24-24**, A resolution amending the 2023 Annual Operating Budget for the City of Camden, Arkansas, and appropriating money for each and every item of expenditure therein provided for.

Motion to approve made by Alderman Aregood, Seconded by Alderman Winters.

Voting Yea: Alderman Aregood, Alderman Lindsey, Alderman Winters
Voting Nay: Alderman McCoy, Alderman Moore, Alderman Gulley
Voting Abstaining: Alderman Askew

- 10. **Resolution No. 25-24**, A resolution appointing Douglas Jones to the Civil Service Commission.

Motion to approve made by Alderman Lindsey, Seconded by Alderman Winters.

Voting Yea: Alderman Askew, Alderman Aregood, Alderman Lindsey, Alderman McCoy, Alderman Winters, Alderman Gulley
Voting Abstaining: Alderman Moore

K. OTHER BUSINESS

Alderman Moore thank Public Works and the Parks department for their work on the Basket Ball courts.

Alderman Gulley resigned from the City Council. Everyone wished her well.

L. ADJOURNMENT

Motion to adjourn made by Alderman Gulley, Seconded by Alderman Askew. Meeting adjourned at 9:25 p.m.

Mayor, Charlotte Young

City Clerk, Donna Stewart

ORDINANCE NO. 04 -24

AN ORDINANCE PERMITTING AN OFFICIAL OF THE CAMDEN WATER AND SEWER COMMISSION TO BE INTERESTED IN CONTRACTS WITH THE CITY OF CAMDEN, ARKANSAS.

WHEREAS, Arkansas Code Annotated § 14-42-107 prohibits an appointed official from having an interest in any contract with the City unless an ordinance is passed specifically permitting an appointee to do so; and

WHEREAS, Willie Cooper is a member of the Camden Water & Sewer Commission; and

WHEREAS, the term for Willie Cooper will expire November 1, 2030; and

WHEREAS, Willie Cooper is a principal with Cooper & Son Construction, located at 544 Louisiana, Camden, Arkansas; and

WHEREAS, Cooper & Son Construction could provide services to the City of Camden; and

WHEREAS, the City desires that Willie Cooper, through his company, be allowed to provide services to the City of Camden as the need arises and in accordance with the City’s ordinance relative to purchases and contracts.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF CAMDEN, ARKANSAS, THAT:

SECTION 1. The City Council, the official governing body of the City of Camden, Arkansas, specifically authorizes the City to enter into contract with Cooper & Son Construction, located at 544 Louisiana, Camden, Arkansas, on an as needed basis until November 1, 2030, in accordance with the City’s ordinance relative to purchases and contracts, without the necessity of prior approval of the City Council.

SECTION 2. This Ordinance shall not be construed to require the City of Camden to solely use the services of the above-mentioned company, but to provide authorization pursuant to Arkansas Code Annotated § 14-42-107 for Willie Cooper, a member of the Camden Water & Sewer Commission, to be interested in an ongoing contractual relationship with the City of Camden in furnishing his services as the need arises under the guidelines of the City’s ordinance relative to purchases and contracts.

PASSED AND APPROVED THIS _____ DAY OF _____, 2024.

Mayor

City Clerk

ORDINANCE NO. 06-24**AN ORDINANCE AMENDING ARTICLE II OF CHAPTER 5 OF THE
CAMDEN CODE REGARDING DOGS; AND FOR OTHER PURPOSES.**

WHEREAS, the City considers animal control to be important; and

WHEREAS, the City has reviewed its animal control ordinance for possible areas of improvement and clarification; and

WHEREAS, the City desires to amend the animal control rules pertaining to dogs contained in Article II of Chapter 5 of the Camden Code of Ordinances.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF CAMDEN, ARKANSAS, THAT:

SECTION 1: Section 5-16 of the Camden Code of Ordinances (Definitions) is amended by deleting the current definition of “Owner” and replacing it with the following:

Owner. Any person having a right of property in or custody of a dog or who keeps or harbors a dog or intentionally entices a dog to remain on or about any premises occupied by that person over which that person has substantial control. “Owner” shall include a parent, guardian, or other adult residing at the premises where a dog is located.

SECTION 2: Section 5-112 of the Camden Code of Ordinances (Impoundment fees) is deleted in its entirety and replaced with the following:

Any dog impounded hereunder may be redeemed, as provided above, upon payment by the owner to the City of Camden the sum of twenty-five dollars (\$25.00) for each dog, and the additional sum of five dollars (\$5.00) per day for each day such dog has been maintained by the city animal shelter. Impoundment fees set forth herein shall be collected for the city and maintained in the fund for the maintenance of the city animal shelter. In addition, if the animals have not been licensed and/or vaccinated, the dog shall be licensed and/or vaccinated prior to being released by the animal control officer, either to the owner thereof or otherwise. The burden of proof as to the vaccination and licensing shall be upon the party attempting to redeem the dog from the animal control officer under this article.

Any person redeeming unvaccinated and unlicensed dogs, shall after payment of the fee assessed herein and prior to taking possession of the dog, cause such dog to be vaccinated and licensed in accordance with the regulation of the city, and the cost for expense of such vaccination or license fee shall be paid by the party redeeming such dog and shall be in addition to the fees herein set.

The animal control officer shall keep complete and accurate records of all dogs impounded; and should an owner's dog be impounded a second time, then in such event, the animal control officer prior to releasing such dog, shall require a fee of fifty dollars (\$50.00) to be paid by such owner, plus five dollars (\$5.00) per day. Upon each subsequent impoundment of the

owner's dog, the animal control officer shall not release such dog until the owner shall have paid a fee of one hundred dollars (\$100.00) plus five dollars (\$5.00) per day. Such subsequent impoundments shall required compliance with the above licensing and vaccination fees. The fees described herein shall be in addition to whatever penalties might be assessed for misdemeanor violations described in other sections of this article.

SECTION 3: Section 5-21 “Condition of pen and premises” is deleted in its entirety and replaced with the following:

Sec. 5-21. Humane Treatment of Animals.

It shall be unlawful for any person, firm, or corporation to keep or confine an animal other than in a humane manner.

- a. Any person owning, possessing, keeping or harboring a dog shall confine such dog within a fence or enclosure of adequate construction for such purpose.
- b. Sufficient space should be provided to stand up, lie down and turn around without touching the sides or top of animal shelter.
- c. Animal pens and runs shall provide adequate exercise areas for said animals.
- d. Dogs may be temporarily placed outside on a chain, cable or a runner/zipline where it is ensured the dog will not become entangled by trees or obstructions. “Temporarily” shall mean a few hours at a time, not to be all day or overnight, and under the direct control of a competent person during the time the dog is outside.
- e. Such temporary chains shall never include any device which operates to choke a dog (“choke chain”).
- f. When an animal is temporarily confined by chain or cable, the restraint must be at least ten feet (10’) long on a center pivot of fifteen feet (15’) on an anchored point, and so placed as to prevent the animal leaving the property, as well as to provide adequate room for normal postural adjustments and for exercise. Any area where the animal is confined in such a manner must drain so that the animal is not confined to an area of standing water. And chain or cable shall not exceed one-fourth (1/4) of the animal’s total body weight. Any chain used shall not be larger than one-half inch (1/2”) link, measured from outside to outside of the link. No chain or cable shall be wrapped directly around the neck of an animal. All chains and cables shall be affixed to a collar on the animal.
- g. All animals must have access to fresh, plentiful water, present at all times.
- h. All animals must have fresh, wholesome daily food.
- i. The animal shelter must include adequate light, ventilation, and protection from the elements. The enclosed structure shall be kept in a clean and sanitary condition.
- j. The premises where an animal is kept must be kept free from offensive odors to the extent that such odors are a nuisance and disturb any neighbors.
- k. The animal waste from animals must be diligently and systematically removed from the premises to prevent it from becoming a nuisance to neighbors.
- l. Any person owning or possessing a domestic animal in his custody shall not neglect or fail to render medical aid to said animal.
- m. It is unlawful for any person, firm or corporation to abandon, cast out, leave or discard any dog which they own or possess because such dog has become unwanted, ill or aged, or to misrepresent their intent and purpose in order to obtain the services of the City Animal Control Officer or avoid financial responsibility associated with the humane treatment of the animal.

- n. Any person, firm or corporation found to have violated this section shall be fined the sum of Two-Hundred and Fifty Dollars (\$250.00).
- o. Any person, firm or corporation found to have violated this section shall be fined the sum of Five-Hundred Dollars (\$500.00) for a second offense occurring within five (5) years.
- p. Any person, firm or corporation found to have violated this section for a third or subsequent offense within five (5) years shall be fined up to the sum of One-Thousand Dollars (\$1,000.00).

PASSED AND APPROVED THIS _____ DAY OF _____, 2024.

Mayor

City Clerk

RESOLUTION NO. 20-24

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF CAMDEN, ARKANSAS, CONFIRMING THE APPOINTMENT OF FRED LILLY TO THE CAMDEN HOUSING AUTHORITY TO FILL A VACANCY

WHEREAS, Arkansas Code Annotated §14-169-208 provides for the appointment of members to a local housing authority; and

WHEREAS, said statute further provides that when a vacancy occurs on the commission, the commission shall appoint a person to fill the vacancy, subject to the approval of the city council; and

WHEREAS, a vacancy has occurred due to the resignation of Honorable Edwin Keaton, for a term that will expire on January 9, 2025; and

WHEREAS, the Camden Housing Authority has requested that Fred Lilly be appointed to serve the remainder of the term that will expire on January 9, 2025; and

WHEREAS, Fred Lilly has expressed his willingness to serve on the Camden Housing Authority; and

WHEREAS, the City Council desires to confirm the appointment of Fred Lilly to serve the remainder of the term that will expire on January 9, 2025.

THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF CAMDEN, ARKANSAS, THAT:

SECTION 1. The City Council, the official governing body of the City of Camden, Arkansas, does hereby confirm the appointment of Fred Lilly to serve the remainder of the term on the Camden Housing Authority, ending on January 9, 2025.

PASSED AND APPROVED THIS _____ DAY OF _____, 2024.

Mayor

City Clerk

RESOLUTION NO. 21-24

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF CAMDEN, ARKANSAS, CONFIRMING THE APPOINTMENT OF BEVERLY GOLDEN TO THE CAMDEN HOUSING AUTHORITY TO FILL A VACANCY

WHEREAS, Arkansas Code Annotated §14-169-208 provides for the appointment of members to a local housing authority; and

WHEREAS, said statute further provides that when a vacancy occurs on the commission, the commission shall appoint a person to fill the vacancy, subject to the approval of the city council; and

WHEREAS, a vacancy has occurred due to the resignation of Karen McClane, for a term that will expire on January 9, 2026; and

WHEREAS, the Camden Housing Authority has requested that Beverly Golden be appointed to serve the remainder of the term that will expire on January 9, 2026; and

WHEREAS, Beverly Golden has expressed his willingness to serve on the Camden Housing Authority; and

WHEREAS, the City Council desires to confirm the appointment of Beverly Golden to serve the remainder of the term that will expire on January 9, 2026.

THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF CAMDEN, ARKANSAS, THAT:

SECTION 1. The City Council, the official governing body of the City of Camden, Arkansas, does hereby confirm the appointment of Beverly Golden to serve the remainder of the term on the Camden Housing Authority, ending on January 9, 2026.

PASSED AND APPROVED THIS _____ DAY OF _____, 2024.

Mayor

City Clerk

ORDINANCE NO. 07-24

AN ORDINANCE AMENDING SECTION 3, RESIDENTIAL, SECTION 4, COMMERCIAL, SECTION 5, MANUFACTURING, SECTION 6, RS-4 RESIDENTIAL DISTRICT & PUD’S, SECTION 7 SPECIAL PROVISIONS, SECTION 14, DEFINITIONS, AND, TABLE OF CONTENTS, OF THE ZONING ORDINANCE FOR THE CITY OF CAMDEN, ARKANSAS.

WHEREAS, Act 186 of 1957, as amended by Act 128 of 1959, Act 36 of 1963, Act 134 of 1965, Act 138 of 1965, Act 66 of 1967, and Act 379 of 1969, of the General Assembly of the State of Arkansas, empowers the City to engage in municipal planning, to adopt plans and ordinances to regulate land-use and development practices, and to provide for the administration, enforcement, and amendment thereof.

WHEREAS, the Planning Commission is authorized pursuant to the provisions of Act 186 of the Arkansas Acts of 1957, as amended, to secure the benefits to the public of a coordinated, adjusted and harmonious development of the City of Camden, to promote the health, safety, morals, order, convenience, prosperity and general welfare of the citizens thereof and shall make recommendations on planning issues and report to the Mayor and Board of Directors concerning the operation of the Commission and the status of planning within its jurisdiction.

WHEREAS, the Planning Commission desires to amend Ordinance 1-90 Zoning Ordinance of the City of Camden, Arkansas enacted February 20, 1990.

NOW THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF CAMDEN, ARKANSAS, THAT:

SECTION 1: Section 3, RESIDENTIAL, Section 4, COMMERCIAL, Section 5 INDUSTRIAL, Section 6, PERMITTED USES IN RS-4, Section 10, BOARD OF ADJUSTMENTS, of Ordinance No. 1-90, Zoning Ordinance of the City of Camden, Arkansas, enacted February 20, 1990 is hereby amended as Follows:

Where the term “Mobile Home” is used, it will be stricken and replaced with “Manufactured Home” and where the term “Mobile Home Park” is used, it will be stricken and replaced with “Manufactured Home Park”. All references to subsection 7.11 will be stricken and reference to subsection 7.13 added.

SECTION 2: Section 7, SPECIAL PROVISIONS, Subsection 7.13 Manufactured Housing, of Ordinance No. 1-90 Zoning Ordinance of the City of Camden, Arkansas, enacted February 20, 1990 is hereby deleted in its entirety and amended to read as follows:

Manufactured Housing is provided for the purpose of allowing off-site construction of dwellings that become permanent site improvements. Manufactured Homes will be allowed (see section 7.13, 7.13.2) in zone RM- 1 and RM-2. Manufactured Homes will be allowed (see section 7.13, 7.13.2) in

RS-2 with a Special Use Permit Only. The placement of a Manufactured Home shall be subject to the following requirements.

1. The dwelling unit is placed in a Manufactured Home Park, or all the following conditions.
 - a) Complies with all zoning regulations for the zone in which it is installed.
 - b) Foundations, steps, and exterior supports permanently affix the dwelling to the site.
 - c) Double wide and/or multi-sectional units of comparable width and lot orientation to neighboring conventional housing only shall be treated as conventional housing subject to the site improvement, orientation, and exterior appearance requirements herein in all residential districts except RS-1.
 - d) Single wide and double wide units Shall be placed in accordance with Section 7.13.2 Placement Regulations.
 - e) Application for Manufactured Home Permits shall be made through the Office of the Code Enforcement Officer and accompanied by a non-refundable \$50.00 fee. Upon application, a public hearing shall be conducted at the next regularly scheduled meeting of the Board of Adjustments, and public notice shall be given as provided in Section 10.4.2 of the City of Camden Zoning Ordinance. The Code Enforcement Officer shall notify all property owners adjacent to the proposed manufactured home location of the intended use and shall erect a sign on the property stating the proposed use. A manufactured home shall not be placed on any property until after obtaining the permit.
2. The Planning Commission in Granting the Special Use Permit for Manufactured Homes in RS-2 Zone, shall require the Code Enforcement Office to do a study and present the findings to the Planning Commission, which shall include age and Condition of the Manufactured home, number of Manufactured Homes located on the street, block, subdivision. The Planning Commission May Grant a Special Use Permit in RS-2 if one of the following conditions exist.
 - a) Manufactured Homes currently exist on lots immediately adjacent to each side of the subject lot.
 - b) A lot split is approved for the specific purpose of placing a manufactured home at the rear of the lot.
 - c) A Manufacture Home is replacing a Mobile/Manufactured Home that has been removed from the lot for less than 90 days.
 - d) Over 75% of the lots within a block area bounded on all side by City streets and having no bisecting street are occupied by Manufactured Homes.
3. The Special Use Permit shall be for an individual Manufactured Home being placed in a specific location. No new permit is required if ownership changes hands provided the manufactured home remains on the original permitted site. If

the Manufactured Home is damage beyond repair by natural or manmade causes, the owner may move another manufactured home onto the original site with-in 90 days from the date of the disaster without needing to reapply for a Special Uses Permit if the Manufactured home meets all requirements of the original granted permit.

SECTION 3: Section 7 SPECIAL PROVISIONS, Subsection 7.11.1 Mobile Homes, of Ordinance No. 1-90, Zoning Ordinance of the City of Camden, Arkansas, enacted February 20, 1990 is hereby deleted in its entirety and amended to read as follows:

SECTION 7 SPECIAL PROVISIONS
7.11.1 Mobile Homes

1. The Parking of a Mobile Home (Per definition section 14. Definitions) within the City Limits of the City of Camden, Arkansas shall not be allowed.
2. A Mobile Home that is currently in place shall remain in place until removed or damaged beyond repair by natural or manmade causes and shall not be replaced with another mobile home. A mobile Home may be replaced with a Manufactured Home if the Manufactured Home meets the requirements of Section 7.13 Manufactured Homes.

SECTION 4: Section 7 SPECIAL PROVISIONS, Subsection 7.11.2 Mobile Home Parks, of Ordinance No. 1-90 Zoning Ordinance of the City of Camden, Arkansas, enacted February 20,1990 is hereby deleted in its entirety and amended to read as follows:

SECTION 7 SPECIAL PROVISIONS
7.11.2 Mobile Home Parks.

1. The Parking of a Mobile Home within a Mobile Home Park shall not be allowed.
2. A Mobile Home that is currently in place shall remain in place until removed or damaged beyond repair by natural or manmade causes and shall not be replaced with another mobile home. A mobile Home may be replaced with a Manufactured Home if the Manufactured home meets the requirements of Section 7.13 Manufactured Homes and 7.13.1 Manufactured Home Park.
3. A Mobile Home Shall not be moved from one space to another with in the Mobile Home Park.

SECTION 5: Section 7, SPECIAL PROVISIONS, Subsection 7.13 MANUFACTURED HOUSING, of Ordinances No.1-90 Zoning Ordinance of the City of Camden, Arkansas, enacted February 20,1990 is hereby amended, Subsection 7.13.1 Manufacture Home Park added and reads as follows:

Section 7 SPECIAL PROVISIONS
7.13.1 Manufactured Home Park.

1. Manufactured Home Park shall be allowed in RM-1 and RM-2 Zoning Districts.
2. Manufactured home subdivisions shall be served by approved utilities and protected from commercial and industrial activity.

3. Manufactured home subdivisions shall be a minimum of 3.5 Acres.
4. Manufactured homes placed in Manufactured Home Park shall meet the following requirements:
 - a. *Density.* No more than 10 Manufactured Homes per gross acer for a Manufactured Home Park. Area used for sewage treatment facility shall not be included in density computations.
 - b. *Site requirements.* Manufactured Home spaces shall be a minimum of 40 feet wide, 80 feet deep and shall be a minimum of 3500 SF in size. All Manufactured Home spaces shall be clearly identified. All Manufactured Homes shall be placed on a well-drained site, properly graded to ensure rapid drainage as not to cause any stagnant pools of water to form.
 - c. *Parking.* A minimum of two off-street parking spaces shall be provided per residence and such spaces must be dustless surface such as asphalt paved, concrete, or a surface accepted by the Planning Commission.
 - d. *Setbacks.* Manufactured Homes and accessory structures shall be in such a manner that, they shall be no closer than 10 feet from the privately maintained Manufactured Home Park Road: 5 feet from rear lot line, 7 feet from side lot line; and not less than 25 feet from any public street or right- of- way.
 - e. All Manufactured home spaces shall abut upon a privately maintained Manufactured Home Park Road of not less than 20 feet in width. If approved by the Planning Commission for on street parking than the following street width requirements shall apply, 25 feet in width if on-street parking is designated on one side of the street only, and 30 feet in width if on-street parking is permitted on both sides of the street. The privately maintained Manufactured Home Park Road shall be constructed and maintained by the Manufactured Home Park owner or developer. The minimum standards of construction of the privately maintained Manufactured home Park Road shall be a 6-inch compacted gravel base with a double seal surface. Except for these privately maintained Manufactured home park roads, all dedicated streets shall be built to conform to street specifications as described in the Code of Ordinances of the City of Camden.
 - f. It shall be unlawful for any person to construct, alter, or extend any Manufactured Home Park within the limits of the City of Camden unless he holds a valid permit issued by the Building Inspector or his authorized representative in the name of such person for the specific construction, alteration, or extension proposed. All applications for permits shall contain the following:
 - a. Name and address of applicant.
 - b. Location and legal description of the mobile home park.
 - c. Complete engineering plans and specifications of the proposed development showing but not limited to the following:

- i. The area and dimensions of the tract of land;
 - ii. The number, location and size of all mobile home lots;
 - iii. The location and width of roadways and walkways;
 - iv. The location of water and sewer lines and riser pipes;
 - v. Plans and specifications of the water supply and refuse and sewage disposal facilities.
 - vi. Location of all buildings constructed or to be constructed within the mobile home development; and
 - vii. The location and details of electrical systems.
- g. All applications shall be accompanied by the deposit of a fee of \$100.00. When, upon review of the applications, the Code Enforcement or his authorized representative is satisfied that the proposed plan meets the requirements of this amendment, a permit shall be issued.
- h. Any person whose application for a permit under this amendment has been denied may request and shall be granted a hearing on the matter before the Board of Adjustment under the procedure provided by this amendment.
- i. The Code Enforcement Officer or his authorized representative is hereby authorized and directed to make such inspections as are necessary to determine satisfactory compliance with this amendment.
- j. The Code Enforcement Officer or his authorized representative shall have the power to enter at reasonable times upon any private or public property for the purpose of inspecting and investigating conditions relating to the enforcement of the amendment.
- k. The Code Enforcement Officer or his authorized representative shall have the power to inspect the register containing a record of all residents of the Manufactured Home park.
- l. It shall be the duty of every resident of a Manufactured Home Park to give the management thereof or his designated agent access to any part of such mobile home development at reasonable times for the purpose of making such repairs or alterations as are necessary to effect compliance with this ordinance.
- m. Each Manufactured Home Park must comply with all regulations relating to such developments as set forth by the Arkansas State Board of Health.

SECTION 6: Section 7 SPECIAL PROVISION of the Ordinance No 1-90, Zoning Ordinance of the City of Camden, Arkansas, enacted February 20, 1990, is here by amended and section 7.13.2 Placement Requirements: shall be added and reads as follows:

The following additional requirements shall govern the construction, installation, and maintenance of all manufactured homes within the city except as may otherwise be provided in this chapter. In

addition to the following requirements, other regulations or conditions that are applicable to other single-family dwellings in the same residential district or zone shall be applicable to manufactured homes.

1. *Construction.* The manufactured home shall be constructed in compliance with the Federal Manufactured Home Code and Safety Standards (24CFR 3280) and the Arkansas Manufactured Home Standards Act (A.C.A. § 20-25-101 et seq.).
2. *Skirting.* The manufactured home shall have skirting, or curtain wall constructed of materials approved by the city including, but not limited to masonry, brick block, rock, vinyl or fiberglass. Such enclosure shall be installed and ventilated in accordance with the manufacturer's instructions, or the rules and regulations promulgated by the Arkansas Manufactured Home Commission.
3. *Landing and steps.* The manufactured home shall have permanent landings and steps provided at each exterior doorway from the door threshold to ground level.
4. *Installation.* The manufactured home shall be installed in accordance with the installation instructions provided by the manufacturer and the rules and regulations of the State of Arkansas, including site preparation, pier foundations-footings, pier-support columns, and anchoring. Towing devices must be removed, if possible, or concealed in a manner acceptable to the city. In addition, all decks, landings, steps, porches, and exterior appendages shall comply with the applicable building and premises codes.
5. *Driveways and parking pads.* Each manufactured home shall have two paved off-street parking spaces and a paved driveway.
6. *Age.* Regardless of allowable zone, any Manufactured Home with a date of manufacture over 15 years of age at time of placement, shall require a report of condition, conducted by the Code Enforcement Office to be presented to the Planning commission and upon review, the Planning Commission may Gant a Special Use Permit.
7. *Inspection.* Any manufactured home placed within the corporate limits shall be inspected prior to occupancy for compliance with this chapter, the City of Camden's Minium Housing Standards, and other pertinent laws and ordinances. No such manufactured home may be occupied until a certificate of occupancy has been issued by the appropriate city official.
8. *Maintenance.* Any manufactured home placed within the city shall be maintained in accordance with the applicable provisions of the City of Camden, Minium Housing Standards.

SECTION 7: SECTION 14 DEFINITIONS of Ordinance 1-90, zoning Ordinance of the City of Camden, Arkansas, enacted February 20, 1990, is hereby amended and the following added:

Manufactured Home Park

Manufactured Home Park means the division of a tract of land 3.5 acres or more and is under single ownership that is used as the location for two or more manufactured homes that are, or are intended to be, occupied as dwellings, upon lots which are not conveyable.

SECTION 8: Section 3, RESIDENTIAL, Section 4, COMMERCIAL, Section 5 INDUSTRIAL, Section 6, PERMITTED USES IN RS-4, Section 10, BOARD OF ADJUSTMENTS, of Ordinance No. 1-90, Zoning Ordinance of the City of Camden, Arkansas, enacted February 20, 1990 is hereby amended as Follows:

Where the term "Mobile Home" is used, it will be stricken and replaced with "Manufactured Home" and where the term "Mobile Home Park" is used, it will be stricken and replaced with "Manufactured Home Subdivision". All references to subsection 7.11 will be stricken and reference to subsection 7.13 added.

PASSED AND APPROVED THIS ____ DAY OF _____, 2024.

Mayor

City Clerk

ORDINANCE NO. 08-24

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF CAMDEN, ARKANSAS, AMENDING CAMDEN CODE SECTIONS 2-46, 2-52 and 2-53, REGARDING PURCHASES AND CONTRACTS; AND FOR OTHER PURPOSES.

WHEREAS, the City enacted Ordinance 07-23 amending Section 2-46 of the Camden Code of Ordinances regarding purchases; and

WHEREAS, Section 2-46, as amended, currently requires competitive bidding for all purchases of \$12,500.00 or more;

WHEREAS, the City Council desires to amend Camden Code Sections 2-46, 2-52 and 2-53 regarding the threshold level requiring competitive bidding.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF CAMDEN, ARKANSAS, THAT:

SECTION 1. Section 2-46 of the Camden Code of Ordinances, derived from Section 1 of Ordinance 576 and Section 1 of Ordinance 8-96, as amended by Ordinance 07-23, is hereby amended to read as follows:

“The mayor shall have the exclusive power, and responsibility to make all purchases of supplies, apparatus, equipment, materials and other things necessary to carry out municipal functions for the city, and to make contracts for work or labor to be done, or material or other necessary items to be furnished for the benefit and use of the city, or in carrying out any work or undertaking of a public nature in the city where the amount of the expenditure for any purpose or contract does not exceed the sum of twenty-thousand dollars (\$20,000.00).”

SECTION 2. Section 2-52 of the Camden Code of Ordinances, derived from Section 1 of Ordinance 576; Section 3 of Ordinance 3-89; and Section 6 of Ordinance 8-96, as amended by Ordinance 07-23, is hereby amended to read as follows:

“Sec. 2-52. Purchases over one thousand dollars but less than twenty thousand dollars. Materials, supplies, equipment or services (except professional services) costing over one thousand dollars (\$1,000.00), but less than twenty thousand dollars (\$20,000.00), shall be purchased only by designated personnel after first securing two (2) or more written quotations upon the authorization and approval of the mayor. A purchase requisition is required for this type of purchase.”

SECTION 3. Section 2-53 of the Camden Code of Ordinances, derived from Section 1 of Ordinance 576; Section 1 of Ordinance 15-85; Section 4 of Ordinance 3-89; and Section 7 of Ordinance 8-96, as amended by Ordinance 07-23, is hereby amended to read as follows:

“Sec. 2-53. Purchases of twenty thousand dollars or more. Materials, supplies, equipment or services (except professional services) at or exceeding twenty thousand dollars (\$20,000.00), shall be purchased only after first securing sealed bids upon the authorization of the mayor and final approval of the board of aldermen. Notice of the request for competitive bids shall be placed on the City’s website. A formal purchase order shall be issued to the successful vendor once the bid has been approved and accepted by the board of aldermen.”

PASSED AND APPROVED THIS _____ DAY OF _____, 2024.

Mayor

City Clerk

RESOLUTION NO. 26-24

**A RESOLUTION OF THE CITY COUNCIL OF
THE CITY OF CAMDEN, ARKANSAS, AWARDING
THE BID FOR THE PURCHASE OF TWO (2) 2024 POLICE
UTILITY VEHICLES FOR THE CAMDEN POLICE
DEPARTMENT.**

WHEREAS, the City of Camden appropriated \$ 70,000.00 in the Police Department Fund, Account No. 1-110-59440, for the purchase of one (1) patrol unit; and

WHEREAS, the City of Camden also appropriated \$ 70,000.00 in the Police Department Fund, Account No. 1-110-59460, for the purchase of one (1) patrol unit; and

WHEREAS, the City of Camden has solicited competitive bids for the purchase of two (2) 2024 police utility vehicles for the Police Department; and

WHEREAS, the City received one (1) bid to said solicitation; and

WHEREAS, Jim Golden Ford of Camden, Arkansas was the lowest qualified bid; and

WHEREAS, the lowest qualified bid was in the amount of \$ 44,207.00 for each vehicle.

**NOW THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE
CITY OF CAMDEN, ARKANSAS, THAT:**

SECTION 1. Jim Golden Ford of Camden, Arkansas is hereby awarded the bid for two (2) 2024 utility vehicles for the purchase price of Forty-Four Thousand, Two-Hundred and Seven Dollars (\$ 44,207.00) each, for a total bid amount of Eighty-Eight Thousand, Four-Hundred and Fourteen Dollars (\$ 88,414.00).

PASSED AND APPROVED THIS _____ DAY OF _____, 2024.

Mayor

City Clerk

RESOLUTION NO. 27-24

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF CAMDEN, ARKANSAS, APPOINTING AN INDIVIDUAL TO FILL THE VACANCY THAT WAS CREATED IN WARD 3, POSITION 2, AND TO SERVE THE REMAINDER OF THE UNEXPIRED TERM OF OFFICE.

WHEREAS, Ebony Gulley, the elected alderperson for Ward 3, Position 2, submitted a letter of resignation during the regular council meeting on April 9, 2024; and

WHEREAS, a vacancy currently exists in Ward 3, Position 2 for the term that runs through December 31, 2024; and

WHEREAS, Arkansas Code Annotated Section 14-43-411 states that whenever a vacancy shall occur in the office of alderperson, the City Council shall proceed, at the first regular meeting after the occurrence of the vacancy, to elect by a majority vote of the remaining members elected to the council, an alderperson to serve for the unexpired term; and

WHEREAS, A.C.A. §14-43-411 further states that the person elected by the council shall be a resident of the ward where the vacancy occurs at the time of the vacancy; and

WHEREAS, the remaining members of the city council elected _____ at the regular meeting held on May 14, 2024 to serve as the alderperson for Ward 3, Position 2.

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

SECTION 1. The City Council, the official governing body of the City of Camden, Arkansas, acting in accordance with the provisions of Arkansas Code Annotated Section 14-43-411, hereby elects _____ to fill the unexpired term of office of alderperson in Ward 3, Position 2 that runs through December 31, 2024.

PASSED AND APPROVED THIS _____ DAY OF MAY, 2024

Mayor

City Clerk

RESOLUTION NO. 28-24

**A RESOLUTION OF THE CITY COUNCIL OF
THE CITY OF CAMDEN, ARKANSAS, AWARDED
THE BID FOR THE PURCHASE OF A TRUCK MOUNTED ULV
SPRAYER FOR THE CAMDEN STREET DEPARTMENT.**

WHEREAS, the City of Camden appropriated \$ 65,000.00 in the Street Department Fund, Account No. 02-501-59410, for the purchase of one (1) fogger; and

WHEREAS, the City of Camden solicited competitive bids for the purchase of one truck mounted ULV sprayer; and

WHEREAS, the City received one (1) bid to said solicitation; and

WHEREAS, Clarke Mosquito Control Products of St. Charles, Illinois, was the lowest qualified bid; and

WHEREAS, the lowest qualified bid was in the amount of \$ 24,253.90.

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

SECTION 1. Clarke Mosquito Control Products of St. Charles, Illinois, is hereby awarded the bid for one (1) truck mounted ULV sprayer for the purchase price of Twenty-Four Thousand, Two-Hundred and Fifty-Three Dollars and Ninety-Cents (\$ 24,253.90).

PASSED AND APPROVED THIS _____ DAY OF _____, 2024.

Mayor

City Clerk

RESOLUTION NO. 29-24

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF CAMDEN, ARKANSAS, AUTHORIZING THE MAYOR AND CLERK TO EXECUTE A CONSENT ADMINISTRATIVE ORDER; AUTHORIZING THE PAYMENT OF A CIVIL PENALTY TO THE ARKANSAS DIVISION OF ENVIRONMENTAL QUALITY; AND FOR OTHER PURPOSES

WHEREAS, the Arkansas Division of Environmental Quality (DEQ) regulates the disposal of solid waste; and

WHEREAS, the City operates a Class 4 landfill pursuant to a permit issued by DEQ; and

WHEREAS, the DEQ conducted an audit of the landfill’s solid waste records; and

WHEREAS, the DEQ documented violations in the landfill record keeping system, including solid waste tonnage being underreported at times, and overreported at other times; and

WHEREAS, the City has installed new weight scales at the landfill to accurately record solid waste deposits; and

WHEREAS, the City desires to resolve the claim by entering into a Consent Administrative Order (CAO); and

WHEREAS, the City Council desires to authorize the Mayor and Clerk to execute the CAO attached hereto.

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

SECTION 1. The Mayor and Clerk are authorized to execute the Consent Administrative Order attached hereto.

SECTION 2. The Mayor, Clerk and Treasurer are authorized to remit payment of a civil penalty to DEQ pursuant to the attached CAO in the sum of One-Thousand, Seven-Hundred and Fifty Dollars (\$1,750.00).

PASSED AND APPROVED THIS _____ DAY OF _____, 2024.

Mayor

City Clerk

RESOLUTION NO. 30-24

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF CAMDEN, ARKANSAS, AMENDING THE 2024 OPERATING BUDGET; WAIVING COMPETITIVE BIDDING; AUTHORIZING REPAIRS TO THE SWIMMING POOL AT CARNES PARK; AND FOR OTHER PURPOSES.

WHEREAS, the swimming pool at Carnes Park is an olympic size pool that is unmatched in South Arkansas; and

WHEREAS, the swimming pool is a tremendous asset for the citizens of Camden; and

WHEREAS, the swimming pool machinery and equipment is in need of extensive repairs; and

WHEREAS, the cost of the repairs has been estimated at \$200,000.00; and

WHEREAS, the sum of \$285,00.00 was allocated for pool repairs in 2023; and

WHEREAS, the pool repair funds were not spent in 2023; and

WHEREAS, the 2024 operating budget did not include an appropriation for repairs to the pool; and

WHEREAS, the Council desires to amend the 2024 operating budget to appropriate funds for pool repairs; and

WHEREAS, the City obtained a quote from Glenn Mechanical, 512 W. Hillsboro St., El Dorado, Arkansas, to perform the repairs for approximately \$45,000.00; and

WHEREAS, the City was unable to locate any other quotes for repairs; and

WHEREAS, replacement parts and labor for repairs of machinery and equipment are exempt from competitive bidding pursuant to A.C.A. § 14-58-104 (6); and

WHEREAS, the Council has determined that competitive bidding is not practical or feasible in this situation because the service is unique and not offered by multiple vendors.

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

SECTION 1. The 2024 annual operating budget is hereby amended to add the sum of Forty-Five Thousand Dollars (\$45,000.00) to line item 01-141-59410 for Swimming Pool Capital Outlay / Equipment City.

SECTION 2. The Council of the City of Camden hereby waives the competitive bidding process due to this exceptional situation in which it is not feasible or practical as provided under A.C.A. § 14-58-303.

SECTION 3. The Mayor is authorized to contract with Glenn Mechanical for the repairs to the swimming pool at Carnes Park for up to Forty-Five Thousand Dollars (\$45,000.00).

PASSED AND APPROVED THIS _____ DAY OF _____, 2024

MAYOR

CITY CLERK