

CITY OF FAIRFIELD BAY, ARKANSAS
City Council Minutes
March 9, 2026

The regular monthly meeting of the Fairfield Bay City Council was called to order by Mayor Seth Connell.

ROLL CALL:

Bella Comas, Roger Hooper, Sandra Crowder, Ruth Krotz, Richard Matthews, Patti Leitner Counsel was also present.

Approval of agenda

Councilmember Krotz made a motion to amend the agenda by removing the fire grant, and at the end of the meeting speak about the upcoming animal event.

Councilmember Crowder seconded the motion.

Discussion: none

Roll Call: Ruth Krotz YES, Sandra Crowder YES, Roger Hooper YES, Richard Matthews YES Patti Leitner YES, Bella Comas YES.

Councilmember Matthew made a motion to add a discussion at the end of the meeting to discuss moving the work session.

Councilmember Hooper seconded the motion.

Discussion: None

Roll Call; With a voice vote of six ayes and none opposed, motion carried.

Councilmember Krotz made a motion to approve the agenda as presented with additions.

Councilmember Comas seconded the motion.

Discussion; none

Roll Call: with a voice vote of six ayes and none opposed, motion carried.

Rules for Public comment were read.

Mayor Connell presented his report.

APPROVAL OF MINUTES

Councilmember Krotz made a motion to approve the minutes as presented.

Councilmember Crowder seconded the motion.

Discussion: none

Roll Call: With a voice vote of six ayes and none opposed, motion carried

APPROVE FINANCIALS

Councilmember Krotz made a motion to approve the Financials as reported, with the sale of the espresso machine.

Councilmember Comas seconded the motion.

Discussion: none

Roll Call: With a voice vote of six ayes and none opposed, motion carried.

Departments presented their reports.

Planning approved the resignation of Robert Hadley, and Doyle Scroggins.

Councilmember Leitner made a motion to accept the resignation of Hadley and Scroggins.

Councilmember Comas seconded the motion.

Discussion: none

With a voice vote of six ayes and none opposed, motion carried.

Planning recommended move Robert Otis to the Chairman position with Michelle White being the vice chair.

Councilmember Leitner made a motion to accept the recommendation of Planning.

Councilmember Krotz seconded the motion.

Discussion: none

With a voice vote of six ayes and none opposed, motion carried.

Planning recommended Calton Mitchell take the position of Doyle Scroggins, Nancy Mueller moves to Robert Hadley's position, and Wayman Long take the at large position.

Councilmember Krotz made a motion to accept the recommendation of Planning.

Councilmember Crowder seconded the motion.

Discussion: none

With a voice vote of six ayes and none opposed. Motion carried.

Planning recommended the renewal of the Short Term rental at 116 Lynn Creek Circle

Councilmember Comas made a motion to accept the planning recommendation to approve the Short term rental.

Councilmember Crowder seconded the motion.

Discussion: none

Roll Call: Roger Hooper YES, Sandra Crowder abstain, Ruth Krotz abstain, Richard Matthews YES, Patti Leitner YES, Bella Comas YES.

Planning recommended the of the Short Term rental at 636 West Cliff this is a new application.

Councilmember Hooper made a motion to accept the planning recommendation to approve the Short term rental.

Councilmember Crowder seconded the motion.

Discussion: none

Roll Call: Bella Comas YES Roger Hooper YES, Sandra Crowder YES, Ruth Krotz abstain, Richard Matthews YES, Patti Leitner YES,

Planning recommended the renewal of the Short Term rental at 231 Pine Hill Road

Councilmember Comas made a motion to accept the planning recommendation to approve the Short term rental.

Councilmember Matthews seconded the motion.

Discussion: none

Roll Call: Roger Hooper YES, Bella Comas YES, Sandra Crowder YES, Ruth Krotz abstain, Richard Matthews YES, Patti Leitner YES.

Planning recommended the renewal of the Short Term rental at 170 Lynn Creek Drive

Councilmember Comas made a motion to accept the planning recommendation to approve the Short term rental.

Councilmember Leitner seconded the motion.

Discussion: none

Roll Call: Roger Hooper YES, Bella Comas YES, Sandra Crowder YES, Richard Matthews YES, Patti Leitner YES, Ruth Krotz abstain,

Planning recommended the renewal of the Short Term rental at 244 Lynn Creek
Councilmember Comas made a motion to accept the planning recommendation to approve the Short term rental.

Councilmember Matthews seconded the motion.

Discussion: none

Roll Call: Roger Hooper YES, Ruth Krotz abstain, Bella Comas YES, Sandra Crowder YES, Richard Matthews YES, Patti Leitner YES.

Planning recommended the renewal of the Short Term rental at 171 Wilshire Dr
Councilmember Comas made a motion to accept the planning recommendation to approve the Short term rental.

Councilmember Matthews seconded the motion.

Discussion: none

Roll Call: Roger Hooper YES, Bella Comas YES, Sandra Crowder YES, Ruth Krotz abstain, Richard Matthews YES, Patti Leitner YES.

Planning recommended the renewal of the Short Term rental at 219 Lake Side Drive
Councilmember Comas made a motion to accept the planning recommendation to approve the Short term rental.

Councilmember Leitner seconded the motion.

Discussion: none

Roll Call: Roger Hooper YES, Bella Comas YES, Sandra Crowder YES, Richard Matthews YES, Ruth Krotz abstain, Patti Leitner YES.

Planning recommended the renewal of the Short Term rental at 214 Lake Side Drive
Councilmember Comas made a motion to accept the planning recommendation to approve the Short term rental.

Councilmember Leitner seconded the motion.

Discussion: none

Roll Call: Roger Hooper YES, Bella Comas YES, Sandra Crowder YES, Ruth Krotz abstain, Richard Matthews YES, Patti Leitner YES.

Planning recommended the renewal of the Short Term rental at 161 King Arthur
Councilmember Comas made a motion to accept the planning recommendation to approve the Short term rental.

Councilmember Leitner seconded the motion.

Discussion: none

Roll Call: Roger Hooper YES, Bella Comas YES, Ruth Krotz abstain, Sandra Crowder YES, , Richard Matthews YES, Patti Leitner YES.

Planning recommended a Special Use Permit for 501 Dave Creek Parkway.Renewal

Councilmember Comas made a motion to approve the recommendation.

Councilmember Matthews seconded the motion.

Discussion: This is the property in the old window depot building. This requires a Special use as it is in a commercial zone.

Roll Call: Roger Hooper YES Sandra Crowder YES, Ruth Krotz Abstain,

Richard Matthews YES, Patti Leitner YES, Bella Comas YES.

Special Use Permit Miguel Alvarez, for 116 Lynn Creek Circle Wedding Venue.

Councilmember Comas made a motion to approve the permit.

Councilmember Leitner seconded the motion.

Discussion: Councilmember Krotz stated that Planning approved this permit, but after the meeting multiple people when and spoke with Miquel about noise abatement, Councilmember Krotz suggested that we table this until we see if the noise abatement is taken care of. A discussion was had about a noise ordinance, the City does not have a noise ordinance, but the Short term rental does. Miquel Alveraz presented of the wedding venue. Counsel stated that we cannot table this as it needs to be passed in the month of March and it be in compliance, and explained the reason for this. Some area residents came out in support of the venue.

Councilmember Hooper would like to put a caveat on the motion that at the work session on the 30 of March he would like to see the results of the abatement study.

Councilmember Comas accepts the amended motion.

Councilmember Leitner seconded the motion.

Roll Call; Roger Hooper YES Sandra Crowder YES, Ruth Krotz YES Richard Matthews YES, Patti Leitner YES, Bella Comas YES.

Counsel called Miquel back to state that everyone is aware of the situation and that the City is looking at repairing the situation.

New Business

A RESOLUTION OF THE CITY COUNCIL FOR THE CITY OF FAIRFIELD BAY, ARKANSAS, AUTHORIZING MAYOR AND RECORDER -TREASURER TO RENEW LEASE FOR THE FAIRFIELD BAY ANIMAL SHELTER (KNOWN BY LESSOR AS THE FAIRFIELD BAY HUMANE SOCIETY); AND FOR OTHER PURPOSES

Counsel Read the Resolution.

Councilmember Comas made a motion to adopt the Resolution.

Councilmember Leitner seconded the motion.

Discussion: none

Roll Call: Ruth Krotz YES, Roger Hooper YES, Sandra Crowder YES, Bella Comas Yes, Patti Leitner YES, Richard Matthews Yes.

This Will be 2026-11

A RESOLUTION OF THE CITY COUNCIL FOR THE CITY OF FAIRFILED BAY, ARKANSAS, AUTHORIZING CITY TO SEEK GRANT FROM THE BLUE AND YOU FOUNDATION FOR AN AED AT THE FAIRFIELD BAY CONFERENCE CENTER; FOR FISCAL YEAR ENDING DECEMBER 31, 2026; AND FOR OTHER PURPOSES.

Counsel read the Resolution.

Councilmember Krotz made a motion to approve the Resolution.

Councilmember Leitner seconded the motion.

Discussion: Bella gave a run down of the features that will be on the AED

Roll Call: Roger Hooper YES. Bella Comas YES, Ruth Krotz YES, Sandra Crowder YES, Richard Matthews YES, Patti Leitner YES

This will be Resolution 2026-12

A RESOLUTION OF THE CITY COUNCIL FOR THE OF FAIRFIELD BAY, ARKANSAS, AUTHORIZING CITY TO SEEK BIDS FOR RE-PAVING BEAVER ROAD; AMENDING THE BUDGET FOR THE STREETS AND ROADS DECEMBER 31,2026; APPROPRIATING FUNDS; AND FOR OTHER PURPOSES.

Councilmember Comas made a to adopt the Resolution.
Councilmember Crowder seconded the motion.

Discussion:

Roll Call: Patti Leitner YES, Richard Matthews YES, Ruth Krotz YES, Sandra Crowder YES, Roger Hooper YES. Bella Comas YES,
This will be Resolution 2026-13

A RESOLUTION OF THE CITY COUNCIL FOR THE CITY OF FAIRFIELD BAY, ARKANSAS, ACCEPTING DONATION FOR LIGHTS ON THE PICKLEBALL COURTS; APPROPRIATING FUNDS; AND AMENDING THE 2026 BUDGET; AND FOR OTHER PURPOSES.

Councilmember Comas made a motion to adopt the Resolution.
Councilmember Crowder seconded the motion.

Discussion: Recorder stated that city has received the funds from the Club that was designed for the pickleball court. A total of \$8164.00 was received.

Roll Call: Ruth Krotz YES, Sandra Crowder YES, Roger Hooper YES. Bella Comas YES, Patti Leitner YES, Richard Matthews YES
This will be Resolution 2026-14

A RESOLUTION OF THE CITY COUNCIL FOR THE CITY OF FAIRFIELD BAY, ARKANSAS, AUTHORIZING RECORDER- TREASURER TO ACCEPT DONATIONS THROUGH THE ‘CAMP SPOT” SYSTEM FOR CITY’S USE TO MAKE IMPROVEMNTS TO FAIRFIELD BAY PARK (Campground) ; AND FOR OTHER PURPOSES.

Councilmember Comas made a to adopt the Resolution.
Councilmember Krotz seconded the motion.

Discussion: Counsel explained how the system would work and to leave the QR code up after the goal has been reached.

Roll Call: Richard Matthews YES, Patti Leitner YES, Ruth Krotz YES, Sandra Crowder YES, Roger Hooper YES. Bella Comas YES,
This will be Resolution 2026-15

A RESOLUTION OF THE CITY COUNCIL FOR THE CITY OF FAIRFIELD BAY, ARKANSAS, ACCEPTING DONATION FROM OZARK HEALTH FOUNDATION FOR INTERIOR PAINTING OF THR FAIRFIELD BAY CONFERENCE CENTER; APPROPRIATING FUNDS; AND AMENDING THE 2026 BUDGET; AND FOR OTHER PURPOSES

Councilmember Leitner made a to adopt the Resolution.
Councilmember Comas seconded the motion.
Discussion: Councilmember Hooper thanked Thom Schultz.

Roll Call: Sandra Crowder YES, Patti Leitner YES, Richard Matthews YES, Ruth Krotz YES, Roger Hooper YES. Bella Comas YES,
This will be Resolution 2026-16

AN ORDINANCE FOR THE CITY OF FAIRFIELD BAY, ARKANSAS, TO AMEND ORDINANCE NO.2024-37, AS AMENDED, (2025 Budget Ordinance), AMENDING THE 2025 BUDGET, ACCORDINGLY;APPROPIATING FUNDS, ACCORDINGLY; DECLARING AN EMERGENCY; AND FOR OTHER PURPOSES

Counsel read the Ordinance.

Councilmember Krotz made a motion to adopt the Ordinance, and move to the reading of the emergency clause.

Councilmember Comas seconded the motion.

Discussion: Treasurer explained that this is the close out Ordinance and require one read only.

Roll Call: Roger Hooper YES, Sandra Crowder YES, Bella Comas YES, Patti Leitner YES, Ruth Krotz YES, Richard Matthews YES.

Counsel read the Emergency clause.

Councilmember Krotz made a motion to adopt the emergency clause

Councilmember Comas seconded the motion.

Discussion: none

Roll Call: Sandra Crowder YES, Bella Comas YES, Patti Leitner YES, Ruth Krotz YES, Richard Matthews YES, Roger Hooper YES.

This will be Ordinance2026-03

AN ORDINANCE OF THE CITY OF FAIRFIELD BAY ARKANSAS, REDUCING A CERTAIN ANIMAL LICENSES FEE OF THE CITY OF FAIRFIELD BAY; DECLARING AN EMERGENCY; AND FOR OTHER PURPOSES.

Counsel read the Ordinance.

Councilmember Comas made a motion to adopt the Ordinance and move to the second reading.

Councilmember Leitner seconded the motion.

Discussion: Councilmember Leitner asked if this lower in hopes of more pets being registered. Yes we hope this helps. The reason we have this is to make sure everyone has their pet vaccinated.

Roll Call: Roger Hooper YES, Sandra Crowder YES, Bella Comas YES, Patti Leitner YES, Ruth Krotz YES, Richard Matthews YES.

Counsel read the Ordinance title only, second read.

Councilmember Comas made a motion to adopt the Ordinance and move to the third reading.

Councilmember Crowder seconded the motion.

Discussion:

Roll Call: Bella Comas YES, Roger Hooper YES, Sandra Crowder YES, Patti Leitner YES, Ruth Krotz YES, Richard Matthews YES.

Counsel read the Ordinance title only, third read.

Councilmember Comas made a motion to adopt the Ordinance and move to the reading of the emergency clause

Counsel read the Emergency clause.

Councilmember Krotz made a motion to adopt the emergency clause

Councilmember Crowder seconded the motion.

Discussion: none

Roll Call: Sandra Crowder YES, Bella Comas YES, Patti Leitner YES, Ruth Krotz YES, Richard Matthews YES, Roger Hooper YES.

This will be Ordinance 2026-04

AN ORDINANCE OF THE CITY OF FAIRFIELD BAY, ARKANSAS, AUTORIZING RECORDER- TREASURER TO MAKE CERTAIN PAYMENTS BY CREDIT CARD; DECLARING AN EMERGENCY; AND FOR OTHER PURPOSES.

Counsel read the Ordinance.

Councilmember Comas made a motion to adopt the Ordinance and move to the second reading.

Councilmember Leitner seconded the motion.

Discussion:

Roll Call: Roger Hooper YES, Sandra Crowder YES, Bella Comas YES, Patti Leitner YES, Ruth Krotz YES, Richard Matthews YES.

Counsel read the Ordinance title only, second read.

Councilmember Comas made a motion to adopt the Ordinance and move to the third reading

Councilmember Crowder seconded the motion.

Discussion:

Roll Call: Bella Comas YES, Roger Hooper YES, Sandra Crowder YES, Patti Leitner YES, Ruth Krotz YES, Richard Matthews YES.

Counsel read the Ordinance title only, third read.

Councilmember Comas made a motion to adopt the Ordinance and move to the reading of the emergency clause

Counsel read the Emergency clause.

Councilmember Krotz made a motion to adopt the emergency clause

Councilmember Comas seconded the motion.

Discussion: none

Roll Call: Sandra Crowder YES, Bella Comas YES, Patti Leitner YES, Ruth Krotz YES, Richard Matthews YES, Roger Hooper YES.

This will be Ordinance 2026-05

Councilmember Krotz informed the Council of the recent trip to Fayetteville with Beverly, during the ride they discussed having a mobile vaccine. They have this planned for May 2, 2026 during the festival fest.

Councilmember Matthews asked to discuss moving the work session to a later time or a different day. After much discussion it was decided that the work session would be moved to the last Monday at 4:00 PM.

Councilmember Crowder spoke about the complaints about the Wedding venue, Chief McCool submitted police reports.

Public Comment.

Adjournment

Councilmember Comas made a motion to adjourn.


Councilmember Leitner seconded the motion.

Discussion; none

With a voice vote of six ayes and none opposed.

APPROVED DATE 4/13/2020

ATTEST Rose M Ostronic Owen
Recorder/ Treasurer
Rose M Ostronic Owen

APPROVED 
Mayor Seth Connell