



CAMMACK VILLAGE

CAMMACK VILLAGE CITY COUNCIL MEETING

September 9, 2025, at 6:00p.m.

Agenda

- 1. Call to order**
- 2. Roll Call**
- 3. Approval of minutes from 8/12 and 8/17 meeting**
- 4. Citizen Comments**
- 5. Announcements:**
 - a. Presentation of final City Center plans in lieu of Agenda meeting: **October 7, 2025**
 - b. Next City Council meeting: **October 14, 2025**
- 6. Monthly Reports**
 - a. Financial
 - b. Police
 - c. Administration/Code
- 7. Old Business**
 - a. Greenwood Drainage Project update
- 8. New Business**
 - a. Tree Preservation Ordinance
 - b. Speed bumps for Brentwood
- 8. Adjournment**

THE AUGUST 12TH, 2025, MEETING OF THE CAMMACK VILLAGE CITY COUNCIL WAS CALLED TO ORDER BY MAYOR CODY KEES, AT 6:00 P.M.; A QUOROM WAS PRESENT AND THE ROLL WAS CALLED BY THE CITY RECORDER, RON CRANE. MAYOR CODY KEES, ALDERMAN MATT FULLER, ALDERMAN SAWYER DUNIGAN, ALDERMAN TIM FISK AND ALDERMAN RYAN O'MALLEY ANSWERED THE ROLL. CITY TREASURER ALEX STOUT, CITY ADMINISTRATOR SHALADA TOLES, POLICE CHIEF PETER POWELL, AND CODE ENFORCEMENT OFFICER TRESSIA CARR WERE ALSO IN ATTENDANCE.

A MOTION WAS MADE TO APPROVE THE JULY 8TH REGULAR MEETING MINUTES, MOTIONED BY ALDERMAN FISK AND SECONDED BY ALDERMAN O'MALLEY. THE MINUTES WERE **APPROVED**.

CITIZEN COMMENTS: MAYOR KEES OPENED UP CITIZEN COMMENTS, AS ALWAYS IT IS UNDERSTOOD THOSE MAKING COMMENTS TO USE THE PODIUM AND STAY WITHIN THE 3 MINUTE TIME LIMIT.

NO CITIZEN COMMENTS.

MOTION TO AMEND THE AGENDA:

THE MAYOR ASKED THE COUNCIL TO AMEND THE AGENDA TO ACCOMMODATE SCHEDULES AND SPEAKERS TO ALLOW FOR CITY CENTER UPDATE FIRST, FOLLOWED BY GREENWOOD DRAINAGE PROJECTS, FOLLOWED BY VARIANCE REQUESTS, AND THEN RESUME THE NORMAL AGENDA.

ALDERMAN O'MALLEY MOTIONED TO AMEND THE AGENDA, ALDERMAN FULLER SECONDED.

THERE WAS NO DISCUSSION.

ALL VOTED AYE/IN FAVOR AND THE MOTION WAS **PASSED/APPROVED**.

CITY CENTER UPDATE:

THE MAYOR INTRODUCED BOTH TOM FINNEL AND STEPHEN FULTON OF THE ARCHITECTURE AND CONTRACTOR FIRMS, RESPECTIVELY. THEY PROVIDED AN UPDATE AS TO WHERE THEY ARE IN THE SCHEMATIC/RENDERING PROCESS AS WELL AS DESIGN WORK, SCOPE, AND CONTRACTORS. POTENTIAL FOR DELIVERING GUARANTEED MAXIMUM PRICING BY DECEMBER.

GREENWOOD DRAINAGE PROJECT UPDATE:

TAYLOR CLARK FROM MCCLELLAN ENGINEERING PROVIDED AN UPDATE AS TO THE CONTRACTOR, WORK DONE, ISSUES RELATED TO AT&T INTERNET OUTAGES CAUSED BY THE CONTRACTOR, AS WELL AS DELAYS RELATED TO INTERNET LINES BEING CUT. SIXTY DAYS FROM AUGUST 1ST, PENDING AT&T RELOCATION, FOR CONSTRUCTION COMPLETION. AT THIS POINT, CONSTRUCTION AND ALL PROCESSES PROCEEDING AS EXPECTED, INSPITE OF CHALLENGES.

VARIANCE REQUESTS:

6519/6523 GREENWOOD REPLAT – TIM DATERS AND THE HARDEE FAMILY PROVIDED INFORMATION RELATED TO THE REPLAT/VARIANCE REQUEST AS A RESULT OF THE REDUCED SIDE YARD AND POSSIBLE ISSUES WITH EXISTING CAMMACK VILLAGE CODE.

ALDERMAN FULLER MADE A *MOTION TO APPROVE THE VARIANCE REQUEST/REPLAT FOR 6519/6523 GREENWOOD*. ALDERMAN O'MALLEY SECONDED.

THERE WAS NO DISCUSSION.

ALL VOTED AYE/IN FAVOR AND THE VARIANCE REQUEST WAS **PASSED/APPROVED/GRANTED.**

6208 KENWOOD ADDITION – BOYCE HOLMES PROVIDED INFORMATION REQUESTING A SIDE YARD VARIANCE. IN THE MIDST OF PLANNING, THERE WAS AN ISSUE IN THE

PLANNING AND IT WAS FRANKLY OVERLOOKED. HE RECEIVED APPROVALS FROM THOSE NEIGHBORS HE WAS ABLE TO SPEAK TO.

ALDERMAN O'MALLEY MADE *A MOTION TO APPROVE THE VARIANCE REQUEST FOR 6208 KENWOOD*. ALDERMAN DUNIGAN SECONDED.

THERE WAS NO DISCUSSION.

ALL VOTED AYE/IN FAVOR AND THE VARIANCE REQUEST WAS **PASSED/APPROVED/GRANTED**.

20 SUNSET NEW CONSTRUCTION – MARK CARUTHERS, OF WILMARK HOMES - THE BUILDER, AS WELL AS NIKI HASTINGS, INTERIOR DESIGNER SPOKE ON BEHALF OF THE KONRAD FAMILY, THE HOMEOWNERS. VARIANCE REQUESTING FRONT YARD SET BACK OF 5 FEET AND SIDE YARD SET BACK REQUEST THREE INCHES ON SOUTH SIDE OF THE PROPERTY. THIS IS NEW CONSTRUCTION AS A RESULT OF DAMAGE SUSTAINED DUE TO 3/31 TORNADO.

SIGNIFICANT DISCUSSION AND QUESTIONS OF THE REQUESTERS, BY THE COUNCIL, PARTICULARLY RELATED TO THE 5 FOOT FRONT YARD SET BACK, ESPECIALLY AS NEVER HAVING GRANTED A FRONT YARD SET BACK VARIANCE. CONCERN ABOUT SETTING PRECEDENCE AND DIFFERREING VALUES BASED ON DIFFERENT AREAS OF CAMMACK VILLAGE. THERE WAS UNANIMITY TO GRANT ROOM ON THE SIDES OF THE PROPERTY.

THE COUNCIL WAS VERY RELUCTANT TO GRANT THE FRONT YARD VARIANCE AS PRESENTLY REQUESTED AND RECOMMENDED THE PARTIES GO BACK AND RECONSIDER. QUESTIONS AS TO WHEN THIS WOULD BE RECONSIDERED, THE COUNCIL ADVISED A SPECIAL MEETING WOULD BE HELD CONSIDERING THE TIMELINES OF MOVE OUT, CONSTRUCTION, AND OTHER VARIABLES.

ALDERMAN FISK MOTIONED TO *TABLE THE VARIANCE REQUEST FOR 20 SUNSET*, ALDERMAN DUNIGAN SECONDED.

THERE WAS NO DISCUSSION.

ALL VOTED AYE/IN FAVOR OF THE MOTION AND THE VARIANCE REQUEST WAS **TABLED.**

ANNOUNCEMENTS:

CHIEF POWELL INTRODUCED OFFICER JONATHAN PARKER AS THE NEWEST OFFICER SERVING THE CAMMACK VILLAGE POLICE DEPARTMENT. HE WAS WARMLY WELCOMED BY ALL.

AS INDICATED ON THE AGENDA, THE FOLLOWING ADDITIONAL ANNOUNCEMENTS:

THE MAYOR ANNOUNCED THE LABOR DAY HOLIDAY IS OBSERVED ON SEPTEMBER 1ST, 2025, WITH THE NEXT REGULAR AGENDA MEETING IS SEPTEMBER 2ND, 2025. THE NEXT REGULAR CITY COUNCIL MEETING WILL BE SEPTEMBER 9TH, 2025, AT 6:00 P.M.

REPORTS

FINANCIAL: CITY TREASURER ALEX STOUT DISCUSSED BRIEFLY THE BUDGET REPORT AND REFERRED TO THE FULL REPORT, AVAILABLE IN PERSON AS WELL AS ONLINE. HE REPORTED THAT THE GENERAL FUND IS UP FROM BUDGET FOR THIS TIME THIS YEAR. BUDGET AND REVENUE IN LINE. THE MAYOR ASKED FOR AN UPDATE ON THE RECENTLY HELD URBAN SERVICE DISTRICT MEETING.

CITY RECORDER RON CRANE PROVIDED A BRIEF OVERVIEW OF THE USD MEETING IN HIS CAPACITY AS USD CHAIR, PARTICULARLY THE EXISTING USD BYLAWS AND ADOPTED SOME NEW RULES AND PROCEDURES. OF NOTE, GOING AWAY FROM PREVIOUS PERCENTAGE BASED ALLOCATIONS TO BE FUNDED IN FAVOR OF VILLAGE

REQUESTS FOR FUNDING PER YEAR, WITH AT LEAST 50% OF THE FUNDING ALLOCATED TO THE POLICE DEPARTMENT. FINALLY, MULTIPLE FUNDING REQUESTS WERE REVIEWED AND APPROVED.

POLICE: CHIEF PETER POWELL DISCUSSED THE POLICE REPORT FOR THE MONTH OF JULY AND REFERRED TO THE FULL REPORT AND DATA, AVAILABLE IN PERSON AND ONLINE. OF NOTE, JULY WAS A GOOD MONTH, IN FACT THE ENTIRE SUMMER HAS BEEN GOOD. HE AGAIN REFERENCED THE HIRING OF OFFICER PARKER AND HE HAS BEEN WELL RECEIVED BY THE COMMUNITY IN THE SHORT TIME HE HAS BEEN HERE.

CITY ADMINISTRATOR: ADMINISTRATOR TOLES REPORTED NOTHING NEW TO ADD IN ADDITION TO THE REPORT.

OLD BUSINESS

CITY CENTER UPDATE: REFERENCED AND REPORTED ON ABOVE DUE TO AGENDA MODIFICATION.

GREENWOOD DRAINAGE PROJECT UPDATE: REFERENCED AND REPORTED ON ABOVE DUE TO AGENDA MODIFICATION.

ORDINANCE 25-02 - URBAN SERVICE DISTRICT RENEWAL: THE MAYOR DISCUSSED THE ORDINANCE TO RENEW THE USD AND THE DISCUSSIONS AS WELL AS AMENDMENTS TO THE INITIAL ORDINANCE. THE MAYOR READ THE SHORT TITLE FOR THE SECOND READING:

AN ORDINANCE TO CONTINUE THE CAMMACK VILLAGE URBAN SERVICE DISTRICT AND TO EXTEND THE FEE FOR THE PROVISION OF SERVICES PROVIDED THEREBY; DECLARING AN EMERGENCY; AND FOR OTHER PURPOSES

THERE WAS NO DISCUSSION.

MAYOR KEES THEN ASKED FOR *A MOTION TO SUSPEND THE RULES* AND READ ORDINANCE 25-02 TITLE ONLY.

ALDERMAN FULLER *MOTIONED TO SUSPEND THE RULES* AND ALDERMAN DUNIGAN SECONDED THE MOTION.

THERE WAS NO DISCUSSION.

ALL VOTED AYE/IN FAVOR AND THE *MOTION TO SUSPEND THE RULES* WAS **PASSED/APPROVED**.

MAYOR CODY KEES AGAIN DID THE THIRD AND FINAL READING:

AN ORDINANCE TO CONTINUE THE CAMMACK VILLAGE URBAN SERVICE DISTRICT AND TO EXTEND THE FEE FOR THE PROVISION OF SERVICES PROVIDED THEREBY; DECLARING AN EMERGENCY; AND FOR OTHER PURPOSES.

THE MAYOR ASKED IF THERE WAS ANY DISCUSSION, THERE WAS NONE. THE MAYOR THEN ASKED FOR A MOTION TO APPROVE ORDINANCE 25-02.

ALDERMAN FISK MADE A MOTION TO APPROVE ORDINANCE 25-02 - *AN ORDINANCE TO CONTINUE THE CAMMACK VILLAGE URBAN SERVICE DISTRICT AND TO EXTEND THE FEE FOR THE PROVISION OF SERVICES PROVIDED THEREBY; DECLARING AN EMERGENCY; AND FOR OTHER PURPOSES*; ALDERMAN DUNIGAN SECONDED THE MOTION.

THERE WAS NO DISCUSSION.

ALL VOTED AYE/IN FAVOR AND *ORDINANCE 25-02* WAS **PASSED/APPROVED**.

MAYOR KEES ASKED FOR A MOTION TO ADOPT THE EMERGENCY CLAUSE OF ORDINANCE 25-02.

ALDERMAN DUNIGAN MADE A *MOTION TO ADOPT THE EMERGENCY CLAUSE FOR ORDINANCE 25-02*; ALDERMAN FULLER SECONDED THE MOTION.

ALL VOTED AYE/IN FAVOR AND THE *MOTION TO ADOPT THE EMERGENCY CLAUSE TO ORDINANCE 25-02* WAS **APPROVED/ADOPTED**.

CITY RECORDER/USD CHAIR RON CRANE ADDED THAT ALL AND ANY EXPENSES WILL BE SUBMITTED VIA PURCHASE ORDER/REQUEST AND FOLLOWED BY AS WELL AS RECORDED BY BOTH THE CITY ADMINISTRATOR AND CITY TREASURER.

NEW BUSINESS

VARIANCE REQUESTS:

1. *6519/6523 GREENWOOD REPLAT - APPROVED*
2. *6208 KENWOOD ADDITION - APPROVED*
3. *20 SUNSET NEW CONSTRUCTION - TABLED*

REFERENCED AND REPORTED ON ABOVE DUE TO AGENDA MODIFICATION.

BAKER PARK PLAYGROUND SURFACE MATERIAL CONTRACT: THE MAYOR DISCUSSED THE DESIGN PROCESS RELATED TO THE BAKER PARK PLAYGROUND AND THE MATERIAL TO BE PLACED IN LIEU/REPLACING EXISTING GRAVEL. THE OUTSTANDING BALANCE IS APPROXIMATELY \$137,000 WITH \$100,000 PROVIDED BY THE FUNPARK GRANT AND THE REMAINDER PAID FOR/APPROVED BY THE USD.

ALDERMAN FISK MADE A MOTION TO *APPROVE THE PLAYGROUND SURFACE MATERIAL CONTRACT*; SECONDED BY ALDERMAN FULLER.

THERE WAS NO DISCUSSION.

ALL VOTED AYE/IN FAVOR AND THE *MOTION TO APPROVE THE PLAYGROUND SURFACE MATERIAL CONTRACT* WAS **APPROVED/ADOPTED**.

URBAN SERVICE DISTRICT COMMITTEE NOMINATION – RIDGE FLETCHER: THE MAYOR ASKED FOR FORMAL APPROVAL AND

ALDERMAN O’MALLEY MOTIONED TO *APPOINT RIDGE FLETCHER TO THE USD*; SECONDED BY ALDERMAN FULLER.

THERE WAS NO DISCUSSION.

ALL VOTED AYE/IN FAVOR TO *APPOINT RIDGE FLETCHER TO THE USD* WAS **APPROVED/ADOPTED.**

FINALLY, THE MAYOR ADVISED THE COUNCIL THAT CAMMACK VILLAGE PASSED ITS MOST RECENT LEGISLATIVE AUDIT WITH NO REPORTABLE FINDINGS FOR 2024.

NO OTHER BUSINESS BEFORE THE COUNCIL.

A MOTION TO ADJOURN WAS MADE BY ALDERMAN FULLER; ALDERMAN DUNIGAN SECONDED THE MOTION. THE MOTION PASSED AND THE COUNCIL MEETING WAS ADJOUNED AT 7:05 P.M.

MAYOR

CITY RECORDER

******FOR FURTHER DETAIL,
REPORTS MENTIONED, AS WELL AS AUDIO RECORDING OF THIS CITY COUNCIL MEETING
ARE AVAILABLE BY CONTACTING
THE CAMMACK VILLAGE CITY ADMINISTRATOR
AS WELL AS ONLINE AT WWW. CAMMACKVILLAGE.ORG******

THE AUGUST 17TH, 2025, SPECIAL MEETING OF THE CAMMACK VILLAGE CITY COUNCIL WAS CALLED TO ORDER BY MAYOR CODY KEES, AT 5:00 P.M.; A QUOROM WAS PRESENT. MAYOR CODY KEES VERBALLY ACKNOWLEDGED THAT HE AND THE FOLLOWING ALDERMEN WERE PRESENT; ALDERMAN MATT FULLER, ALDERMAN SAWYER DUNIGAN, ALDERMAN TIM FISK, AND ALDERMAN RYAN O'MALLEY.

OLD BUSINESS

20 SUNSET VARIANCE REQUEST – NEW BUILD: THE MAYOR RECOGNIZED MARK CARUTHERS OF WILMARK HOMES, THE BUILDER FOR 20 SUNSET AND ASKED FOR HIS INPUT REGARDING THE UPDATED STATE OF THE VARIANCE REQUEST.

MR. CARUTHERS ADVISED THE COUNCIL THAT UPDATED VARIANCE REQUEST AND PLANS ARE AS FOLLOWS: THE WEST END IS AT 2.1 FEET ON NORTH; THE FRONT PORCH IS 2.375 FEET; AND RIGHT ELEVATION IS AT 1.7 FEET. THE INITIAL SIDE VARIANCE REQUEST OF 3 INCHES ORGINALLY HAS NOW INCREASED TO 7 INCHES.

THE MAYOR ASKED FOR ANY COMMENTS AND/OR CONCERNS. ALDERMAN O'MALLEY IS ASKING TO ABSTAIN FROM VOTING DUE TO HER PROXIMITY TO THE PROPERTY AND PROVIDED COMMENTARY THAT IN THE FUTURE WE SHOULD BE FAIR TO ALL OF CAMMACK VILLAGE THAT THIS PERCENT SHOULD BE CONSIDERED AS THE FRONT SET BACK, IF IT IS THE SAME OR LOWER IN THE FUTURE, CONSIDERING THE SIZE OF THIS LOT AND ALL OTHER LOTS, IN THE FUTURE. CONSIDERATION OF THE 3.3% VARIANCE SHOULD BE EQUALLY APPLIED ACROSS THE VILLAGE.

HARRY LIGHT OF SUNSET ASKED TO PROVIDE A CITIZEN COMMENT. HE EXPRESSED HIS CONCERN AS TO THE PROCEDURE AND THE "NO NOTICE" OF THE MEETING BY THIS ZONING CHANGE. HE EXPRESSED THOSE AFFECTED SHOULD HAVE BEEN NOTIFIED AND ALLOWED TO PROVIDE PUBLIC COMMENT IN AN OPEN MEETING. THE COUNCIL RESPONDED THIS WAS NOT A CHANGE TO THE ZONING LAW, RATHER A VARIANCE REQUEST ONLY.

ALDERMAN DUNIGAN MADE A *MOTION TO GRANT THE SIDE LOT VARIANCE REQUEST OF 7 INCHES FOR 20 SUNSET*; ALDERMAN FULLER SECONDED THE MOTION.

THERE WAS NO DISCUSSION.

ALL VOTED AYE/IN FAVOR AND THE *SIDE LOT VARIANCE REQUEST OF 7 INCHES FOR 20 SUNSET* WAS **APPROVED/ADOPTED/GRANTED**.

ALDERMAN DUNIGAN MADE A *MOTION TO APPROVE/GRANT THE FRONT VARIANCE OF 2.1 FEET ON THE LEFT, 2.3 FEET ON THE PORCH, AND 1.7 FEET ON THE RIGHT FOR 20 SUNSET*; ALDERMAN FULLER SECONDED THE MOTION.

THERE WAS NO DISCUSSION.

THE VOTE WAS AS FOLLOWS:

- 2 - AYE/IN FAVOR
- 1 - AGAINST
- 1 - ABSTENSION

THE *MOTION TO APPROVE/GRANT THE FRONT VARIANCE OF 2.1 FEET ON THE LEFT, 2.3 FEET ON THE PORCH, AND 1.7 FEET ON THE RIGHT FOR 20 SUNSET* WAS **APPROVED/ADOPTED/GRANTED**.

NO OTHER BUSINESS BEFORE THE COUNCIL.

A MOTION TO ADJOURN WAS MADE BY ALDERMAN O'MALLEY; ALDERMAN DUNIGAN SECONDED THE MOTION. THE MOTION PASSED AND THE COUNCIL MEETING WAS ADJOUNED AT 5:13 P.M.

MAYOR

CITY RECORDER

******FOR FURTHER DETAIL,
REPORTS MENTIONED, AS WELL AS AUDIO RECORDING OF THIS CITY COUNCIL MEETING
ARE AVAILABLE BY CONTACTING
THE CAMMACK VILLAGE CITY ADMINISTRATOR
AS WELL AS ONLINE AT [WWW. CAMMACKVILLAGE.ORG](http://WWW.CAMMACKVILLAGE.ORG)******

City of Cammack Village Financial Report

CITY OF CAMMACK VILLAGE FUND BALANCES	DATE	GENERAL FUND	STREET FUND	PARKS & REC	U.S.D.	FIRE IMP
FIRST HORIZON BANK ACCOUNT #s	8/31/25					
CHECKING ACCOUNTS						
# 00020001199919		\$258,219.66				
# 4 000 250		\$0.00				
# 4 000 277			\$185,401.46			
# 00220003198171				\$101,566.67		
# 2 000 1253069					\$194,192.69	
TOTAL FUND BALANCES		\$258,219.66	\$185,401.46	\$101,566.67	\$194,192.69	\$5,986.17
LAST MONTH		\$271,248.46	\$182,068.84	\$1,818.15	\$210,298.65	\$5,852.31
FUND CHANGE THIS MONTH		(13,028.80)	3,332.62	99,748.52	(16,105.96)	\$133.86
BEGINNING OF YEAR		225,366.20	149,295.96	1,091.09	159,785.35	9,658.04
FUND CHANGE YEAR-TO-DATE		32,853.46	36,105.50	100,475.58	34,407.34	(3,671.87)
FUND CHANGE YEAR-TO-DATE LAST YEAR		(7,564.16)	20,371.48	981.29	58,033.89	(3,484.82)
TOTAL FUND BALANCES LAST YEAR END		225,366.20	149,295.96	1,091.09	159,785.35	9,658.04
FUND CHANGE YEAR-TO-DATE		\$32,853.46	\$36,105.50	\$100,475.58	\$34,407.34	(\$3,671.87)

General

Aug '25 Report

	Aug '25			Monthly Variance		Aug '25 YTD			YTD Variance	
	Actual	Budget	PY	A vs B	A vs PY	Actual	Budget	PY	A vs B	A vs PY
Sales Tax Received	19,778	21,190	19,916	(1,412)	(138)	156,274	173,381	162,951	(17,107)	(6,677)
Sanitation Fees & Deposits	12,474	12,096	12,210	378	264	97,219	96,768	95,550	451	1,668
Real Estate/Personal Property T	3,515	3,407	3,230	108	285	88,410	81,605	77,352	6,805	11,058
Building Permits	18,013	2,470	3,087	15,543	14,926	42,670	56,419	69,794	(13,749)	(27,124)
Donations/Grants	-	-	-	-	-	20,200	20,000	71,575	200	(51,375)
Police Fines	1,187	2,150	4,297	(963)	(3,110)	17,619	17,200	17,390	419	229
Franchise Fees	1,565	601	572	964	993	25,886	28,342	26,992	(2,456)	(1,107)
Rental Registration Fees	900	500	1,200	400	(300)	28,516	27,500	27,847	1,016	669
Rental Inspection Fees	-	600	-	(600)	-	320	4,800	4,982	(4,480)	(4,662)
Other Revenue	199	200	-	(1)	199	25,621	1,060	760	24,561	24,861
8.5 Mill - Pul County	-	-	-	-	-	120,236	-	-	120,236	120,236
Total Income	57,631	43,214	44,512	14,417	13,119	623,179	507,075	555,454	116,104	67,725
Administration										
101 Salaries-Admin.	12,397	13,034	11,149	637	(1,248)	75,459	78,400	66,185	2,941	(9,274)
Admin Benefits & Taxes	2,798	3,425	3,135	627	337	25,519	26,428	23,594	909	(1,924)
130 Salaries-Officials	2,025	2,525	2,125	500	100	16,200	20,200	13,225	4,000	(2,975)
131 Officials' Expenses	-	-	-	-	-	-	7,920	7,920	7,920	7,920
132 FICA-Officials	155	147	147	(8)	(8)	1,239	1,176	861	(63)	(379)
120 Supplies	1,766	400	2,863	(1,366)	1,097	5,973	3,200	7,381	(2,773)	1,408
Utilities	2,874	2,365	2,204	(509)	(671)	11,528	11,436	10,732	(92)	(797)
133 Officials-Fees	1,017	3,250	9,007	2,233	7,989	23,543	26,000	31,909	2,458	8,367
184 Website	-	-	-	-	-	5,198	5,047	5,047	(151)	(151)
100 ADMINISTRATION	-	-	-	-	-	1,852	-	-	(1,852)	(1,852)
199 Other Admin. Expenses	3,866	476	2,476	(3,390)	(1,390)	139,590	18,294	24,933	(121,296)	(114,658)
Total Admin	26,899	25,622	33,105	(1,277)	6,206	306,100	198,101	191,786	(107,999)	(114,314)
Police										
201 Salaries-Chief	9,721	9,612	9,721	(109)	-	45,943	57,672	57,891	11,729	11,948
202 Salaries-Other	12,693	12,116	7,662	(577)	(5,030)	60,026	72,694	60,691	12,668	665
206-1 - Police Overtime	433	303	-	(130)	(433)	1,483	2,424	-	941	(1,483)
Police Benefits & Taxes	2,478	2,928	2,866	450	389	41,079	49,941	48,802	8,862	7,723
222 Computer Costs	31	167	41	136	10	2,588	1,336	7,842	(1,252)	5,254
225 Police supplies/batteries/Other	20	250	-	230	(20)	20	2,000	4,652	1,980	4,632
226 Weapons & Ammo	-	-	-	-	-	-	976	976	976	976
232 Fuel	1,292	900	814	(392)	(478)	5,012	7,200	5,865	2,188	853
234 Radios	-	-	-	-	-	-	-	733	-	733
237 Video Equipment	-	-	23,231	-	23,231	1,769	2,500	35,734	731	33,965
241 Mobile Police Phone	320	336	320	16	0	2,561	2,688	3,161	127	600
250 Vehicle	911	911	911	(0)	-	7,291	7,288	7,291	(3)	-
299 All Other Police	1,169	42	444	(1,127)	(725)	8,349	989	17,305	(7,360)	8,956
Total Police	29,067	27,565	46,010	(1,502)	16,943	176,121	207,708	250,942	31,587	74,821
Other Expense										
303 Waste Contract	10,846	10,653	10,170	(193)	(676)	86,104	85,224	78,937	(880)	(7,166)
305 Dumpsters/Bins	-	-	203	-	203	-	-	1,388	-	1,388
407 Fire station Repairs	-	-	-	-	-	1,930	-	-	(1,930)	(1,930)
600 Transfer to P & R Fund	3,700	1,000	2,000	(2,700)	(1,700)	19,200	18,000	33,902	(1,200)	14,702
660 Transfer to Street Fund	148	-	-	(148)	(148)	871	-	-	(871)	(871)
692 Street - Other	-	-	-	-	-	-	-	587	-	587
2302 Maintenance-Parks	-	-	-	-	-	-	-	-	-	-
Total Other	14,694	11,653	12,373	(3,041)	(2,321)	108,104	103,224	114,814	(4,880)	6,710
Total Expense	70,660	64,840	91,488	(5,820)	20,829	590,326	509,033	557,543	(81,293)	(32,783)
Net Income	(13,029)	(21,626)	(46,976)	8,597	33,947	32,853	(1,958)	(2,089)	34,811	34,943

Parks & Recs

Aug '25 Report

	Aug '25			Monthly Variance		Aug '25 YTD			YTD Variance	
	Actual	Budget	PY	A vs B	A vs PY	Actual	Budget	PY	A vs B	A vs PY
Transfer from General Fund	3,700	1,000	2,000	2,700	1,700	19,200	18,000	33,902	(1,200)	(14,702)
Contributions and Grants	100,000	-	-	100,000	100,000	100,000	-	-	(100,000)	100,000
Park Reservation	62	-	122	62	(60)	770	-	665	(770)	105
Total Income	103,762	1,000	2,122	102,762	101,640	119,970	18,000	34,567	101,970	85,402
1811 - Contractor/Consultant	2,630	1,800	1,010	(830)	(1,620)	15,562	14,400	30,782	(1,162)	(15,219)
121 - Reliant Energy Arkla	(137)	7	-	144	137	(24)	56	77	80	(101)
122 - UBS	-	462	834	462	834	-	3,696	2,564	3,696	(2,564)
123 - Entergy	322	358	1,067	36	744	1,001	2,864	2,923	1,863	(1,922)
Parks - Other	1,198	125	15	(1,073)	(1,183)	2,955	1,000	4,807	(1,955)	1,852
Total Expense	4,013	2,752	2,925	(1,261)	(1,088)	19,494	22,016	41,153	2,522	21,659
Net Income	99,749	(1,752)	(803)	101,501	100,552	100,476	(4,016)	(6,586)	104,492	107,061

Street Fund

	Aug '25			Monthly Variance		Aug '25 YTD			YTD Variance	
	Actual	Budget	PY	A vs B	A vs PY	Actual	Budget	PY	A vs B	A vs PY
State Highway Revenue	5,538	5,460	5,460	78	78	43,900	43,615	43,615	(285)	284
County Road Tax	834	955	937	(121)	(103)	23,298	24,790	24,304	1,492	(1,006)
Other	148	-	-	148	148	871	-	7,400	871	(6,529)
Total Income	6,519	6,415	6,396	104	123	68,068	68,405	75,319	(337)	(7,251)
1991 - All Other-Street	225	-	-	(225)	(225)	1,705	-	2,413	(1,705)	(708)
123 - Entergy	2,152	1,350	61	(802)	(2,091)	8,245	10,800	11,028	2,555	(2,784)
101 - Salaries-Admin.	135	-	-	(135)	(135)	185	-	791	(185)	(606)
105 - FICA	10	-	-	(10)	(10)	14	-	60	(14)	(46)
112 - Unemployment-SUTA	3	-	-	(3)	(3)	4	-	15	(4)	(11)
120 - Supplies	246	83	-	(163)	(246)	914	664	1,094	(250)	(181)
150 - Bldg. & Equip. Repairs	-	83	-	83	-	-	664	1,450	664	(1,450)
1811 - Contractor/Consultant	-	1,500	-	1,500	-	14,938	145,500	23,446	130,562	(8,508)
199 - Other Admin. Expenses	417	417	417	0	-	5,958	3,336	12,845	(2,622)	(6,887)
Total Expense	3,187	3,433	478	246	(2,709)	31,962	160,964	53,143	129,002	21,181
Net Income	3,333	2,982	5,919	351	(2,586)	36,106	(92,559)	22,176	128,665	13,930

U.S.D.

	Aug '25			Monthly Variance		Aug '25 YTD			YTD Variance	
	Actual	Budget	PY	A vs B	A vs PY	Actual	Budget	PY	A vs B	A vs PY
USD Income	7,677	7,475	7,515	202	162	59,940	59,800	66,896	(140)	(6,956)
USD Maintenance	-	-	-	-	-	-	-	6,875	-	(6,875)
299 - All Other Police	21,063	-	-	(21,063)	(21,063)	21,063	-	-	(21,063)	21,063
701 - Misc Fees	2,720	417	-	(2,303)	(2,720)	4,470	3,336	1,988	(1,134)	2,483
USD Transfer to General	-	-	-	-	-	-	-	-	-	-
Total Expense	23,783	417	-	(23,366)	(23,783)	25,533	3,336	8,863	(22,197)	(16,670)
Net Income	(16,106)	7,058	7,515	(23,164)	(23,621)	34,407	56,464	58,034	(22,057)	(23,627)

**Cammack Village Police Department
Monthly Activity Report**

August 2025

ARRESTS: 4
WARNING CITATIONS: 39
CITATIONS: 63

1 Poss Cont Sub/ Felon in Possession
4 Speeding Violations
22 Registration viol
7 Stop Sign Viols
8 No Insurance
12 Suspended / NO Driver's License
1 Permitting unauthorized person to drive
2 Tinted Windows Violation

CITY ORDINANCES

POWELL	26 Cit / 23 Warn / 1 Arrest
DAVIDSON	23 Cit / 6 Warn / 2 Arrest
PARKER	14 Cit / 10 Warn / 1 Arrest
VACANT POSITION	0 Cit / 0 Warn / 0 Arrest

(Note: some violators charged w multiple violations)

INCIDENTS: 5 (Note; some incidents involve multiple criminal charges)

1 Burglary
2 Warrant Arrests
2 Disturbance
1 Resisting Arrest
1 Criminal Mischief

Vehicle Maintenance Expenditures:

2020 Tahoe \$115.49
2020 Ford Exp

2006 Pickup – NONE

Administration Report - August 2025

City Hall Contact Totals	Total	Follow-up Contacts
Incoming Calls / Voice Mail	144	64
Outgoing Calls	78	12
Walk-In	96	6
SMS Text	23	5
Mail-Out	43	0
Breakout		
<ul style="list-style-type: none"> • Building Permit • City Business / City Center • City Services / Misc. • Code • Police • Recreation • Rental • Sanitation 	68 173 25 11 38 12 9 40	26 35 4 1 21 5 3 24
Permits	Month	YTD
Building Permits Issued	5	32
Demo Permits Issued	2	3
Recreation	Month	YTD
Baker Park Paid Reservations	1	13

CODE ENFORCEMENT REPORT

August 12, 2025

This report covers July 1, 2025 – July 31, 2025

- Over 20 educational handouts given concerning Republic Guidelines for sanitation pick up.
- (1) Need for dumpster permit
- (2) Checked on possible need for (building) permits. Ordinance 17-02
- (2) Bulk items on curb too early; Had not called City Hall to be put on the bulk pick up list; provided education/information.
- (1) Check for rentals and other occupancy violations
- (1) Prevention of unsanitary conditions – Ordinance 95-24
- (9) Yard brush on curb to be put in Yard Trash bin. (Per Republic Guidelines)

ORDINANCE NO. 25-0_

**AN ORDINANCE PROVIDING FOR THE PRESERVATION,
PROTECTION AND PLANTING OF TREES WITHIN THE CITY
OF CAMMACK VILLAGE, ARKANSAS; ESTABLISHING THE
PROCESS FOR TREE CUTTING AND REMOVAL; DECLARING
AN EMERGENCY; AND OTHER PURPOSES**

WHEREAS, the City Council of the City of Cammack Village has previously adopted the Architectural Design Guidelines as part of Ordinance 17-02 related to the building code with guidelines for landscaping related to new construction and remodeling of existing homes within the City of Cammack Village; and

WHEREAS, the City Council desires to preserve and protect mature trees in the wake of the loss of tree caused by recent tornados and new construction; and

WHEREAS, the City Council recognizes that trees are important aesthetic resources that contribute to the City's distinctive character and strives to minimize the loss and removal of natural vegetation, including trees.

**NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL
OF THE CITY OF CAMMACK VILLAGE, ARKANSAS:**

Section 1. Tree Pruning

- (a) *Required pruning.* Owners shall also prune and maintain trees so that they do not interfere with traffic signals or signs, street lighting, or roadway line of sight requirements. Owners shall remove all dead, diseased or dangerous trees, and broken or decayed limbs.

Pruning shall be done in accordance with accepted industry standards that maintain both the appearance and health of the tree. "Tree topping" is specifically prohibited by this section. Crape myrtles shall not be trimmed lower than six (6) feet in height above grade to be classified as a tree.

Section 2. Tree Protection

- a. Tree protection measures shall be in place prior to the arrival of any heavy equipment on the site or the beginning of any construction including land alteration except as necessary to install tree protection. Such measures shall remain in place until commencement of final landscaping and shall include:
- (1) Protective fencing located around the perimeter of the critical root zone, and within the dripline.

- b. (2) Flagging with brightly colored vinyl tape wrapped around the main trunk at a height of four (4) feet or more such that the tape is clearly visible to workers on foot or operating equipment.

Section 3. Prohibited activities.

It shall be unlawful to allow any of the following activities to occur in protected trees or groups of trees or any area designated "undisturbed" or "preserved" on the landscape plan:

- (a) Material storage. No storage of any kind is permitted within the critical root zone, including, but not limited to, construction materials, waste storage, and excess materials from excavation.
- (b) Equipment cleaning and liquid disposal. Equipment shall not be cleaned nor liquids, including, but not limited to, paint, oil, solvents, asphalt, concrete, and mortar, shall be deposited or allowed to flow within the limits of the critical root zone.
- (c) Tree attachments. No signs, wires, or other attachments shall be attached.
- (d) Vehicular traffic. No vehicular or construction equipment traffic or parking shall be permitted within the critical root zone other than on an existing street pavement except as provided for buffers in chapter 36.
- (e) Grade changes. No grade changes shall be permitted within the limits of the critical root zone unless adequate construction methods are approved by the city official.

Section 4. Tree Removal

- (a) No person, firm, or entity shall remove, cut down, or otherwise destroy any tree within the City of Cammack Village without first obtaining written approval via a permit issued by the City.
- (b) An application for a tree removal permit shall be submitted to the City and shall include the location, size, and species of the tree proposed to be removed, along with the justification for removal.
- (c) The City shall review each application and may approve, deny, or conditionally approve the request based on factors including, but not limited to, the health of the tree, its location, its impact on surrounding property and infrastructure, and its contribution to the character of the neighborhood.
- (d) Removal of a tree that has been knocked over due to weather or other unforeseen event, and must be removed as a result, is not subject to this ordinance.

EMERGENCY CLAUSE ???

PASSED:

APPROVED:

Cody Kees, Mayor

ATTEST:

Ron Crane, City Recorder

DRAFT



Estimate

Date	Estimate #
7/29/2025	19463

PO Box 185
Mabelvale, AR 72103

Certified DBE

Name / Address
City of Cammack Village Shalada Coles

Project #
Speed Bumps

Item	Description	Qty	U/M	Rate	Total
Speed Bump/Ca...	Speed Bump (Installation Of 4 Speed Bumps)	1		2,000.00	2,000.00T

Subtotal				\$2,000.00
Sales Tax (8.625%)				\$172.50
Total				\$2,172.50