



**SPECIAL CALLED CITY COMMISSION MEETING  
 AGENDA FOR JANUARY 13, 2025  
 5:00 PM  
 CITY HALL COMMISSION CHAMBERS  
 300 SOUTH FIFTH STREET**

*Any member of the public who wishes to make comments to the Board of Commissioners is asked to fill out a Public Comment Sheet and place it in the box located at the end of the Commissioner's desk on the left side of the Commission Chambers. The Mayor will call on you to speak during the **Public Comments** section of the Agenda.*

**ROLL CALL**

**INVOCATION**

**PLEDGE OF ALLEGIANCE**

**ADDITIONS/DELETIONS**

**NEW EMPLOYEE INTRODUCTIONS** Cathy Bryant-Quimby - Senior Customer Experience Representative - L. PARISH

**PRESENTATION** Annual Audit Review - David Hampton, Kemper CPA Group

**PRESENTATION** Duchess of Paducah for Heather Coltharp

**PUBLIC COMMENTS**

**MAYOR'S REMARKS**

*Items on the Consent Agenda are considered to be routine by the Board of Commissioners and will be enacted by one motion and one vote. There will be no separate discussion of these items unless a Board member so requests, in which event the item will be removed from the Consent Agenda and considered separately. The City Clerk will read the items recommended for approval.*

	<b>I.</b>	<b><u>CONSENT AGENDA</u></b>	
	A.		Approve Minutes for the December 10, 2024, Board of Commissioners Meeting
	B.		Receive & File Documents
	C.		Personnel Actions
	D.		Reappointment of Mark Thompson, Michael Cochran, Sherry Kahne, and Vic Patel to the Paducah Convention & Visitors Bureau
	E.		Reappointment of Tammara Sanderson to the Civil Service Commission
	F.		Appointment of Benjamin Sirk to the Board of Assessment Appeals
	G.		Appointment of Brandi Harless to the Board of Adjustment
	H.		Reappointment of Raynarldo Henderson to the Municipal Housing Commission

		I.	Reappointment of Robert Buz Smith to the Brooks Stadium Commission
		J.	Appointment of Robert Buz Smith to the Paducah-McCracken County Joint Sewer Agency
		K.	Appointment of Dajuan Thomas to the Commissioners of Water Works
		L.	Reappointment of Sandra Wilson to the Electric Plant Board
		M.	Reappointment of Sandra Wilson to the Paducah Riverfront Development Advisory Board (PRDA)
		N.	Appointment of Mike Karnes and Randy Warmath and Joint Appointment of Jeff Parker to the Paducah-McCracken County 911 Board
		O.	Appointment of Ashley Johnson to the Paducah-McCracken County Riverport Authority
		P.	Approve the Application for a 2024 Community Development Block Grant on Behalf of Center Point Recovery Center in the Amount of \$200,000 - <b>H. REASONS</b>
		Q.	Authorize the Mayor to execute a contract with Federal Engineering for a Cybersecurity Assessment - <b>E. STUBER</b>
		R.	Authorize the Certificate of Approval to Support the Issuance of Bonds by the Kentucky Bond Development Corporation for the Benefit of Baptist Healthcare Systems, Inc. - <b>D. JORDAN</b>
		S.	Authorize a Release of All Claims and Indemnity Agreement with Donald Tucker and Shelter Mutual Insurance Company - <b>D. JORDAN</b>
		T.	Acquisition of Permanent Public Drainage Easement from Malinda L. Richie, on property located at 2338 Seitz Street, for the S. 24th Street Improvement Project - <b>G. GUEBERT</b>
	<b>II.</b>	<b><u>MOTION(S)</u></b>	
		A.	Appoint Mayor Pro Tem
	<b>III.</b>	<b><u>ORDINANCE(S) - ADOPTION</u></b>	
		A.	2025A General Obligation Bonds - <b>D. JORDAN</b>
	<b>IV.</b>	<b><u>ORDINANCE(S) - INTRODUCTION</u></b>	
		A.	Authorizing the Closure of 33,722 Square Feet of Vermont Street Between 124 & 169 Nolan Avenue, 100 & 137 Vermont Street, and 125 Ridgeview Street - <b>M. TOWNSEND</b>
	<b>V.</b>	<b><u>COMMENTS</u></b>	

		A.	Comments from the City Manager
		B.	Comments from the Board of Commissioners
	<b>VI.</b>	<b><u>EXECUTIVE SESSION</u></b>	

# Agenda Action Form

## Paducah City Commission

Meeting Date: January 13, 2025

Short Title: Approve the Application for a 2024 Community Development Block Grant on Behalf of Center Point Recovery Center in the Amount of \$200,000 - **H. REASONS**

Category: Municipal Order

Staff Work  
By: Hope  
Reasons  
Presentation  
By: Hope  
Reasons

**Background Information:** The Department for Local Government (DLG) receives funding from the U.S. Housing and Urban Development's (HUD) Community Development Block Grant (CDBG) program. Funds are designated for various programs, including Community Projects, Community Emergency Relief Fund, Economic Development, Housing and Public Facilities. The CDBG program provides assistance to communities for use in revitalizing neighborhoods, expanding affordable housing and economic opportunities, providing infrastructure and/or improving community facilities and services. With the participation of their citizens, communities can devote these funds to a wide range of activities that best serve their own particular development priorities. All project activities must meet at least one of three national objectives:

- Benefit to low and moderate income persons;
- Prevention or elimination of slums or blight; and,
- Meeting particularly urgent community development needs.

On behalf of Four Rivers Behavioral Health, the City proposes to submit a CDBG application for the Center Point Recovery Center for personnel expenses. The application will be in the amount of \$200,000 through the Public Services program. These funds will be matched by the Four Rivers Behavioral Health with other federal and state funds. Local matching funds will not be required from the City of Paducah. A fee of \$2,500 will be paid to the city for maintaining and providing administration of the funding.

Does this Agenda Action Item align with a Commission Priority? No

If yes, please list the Commission Priority:

Communications Plan:

Funds Available: Account Name:  
Account Number:

**Staff Recommendation:** Approve the application for the Community Development Block Grant and for the Mayor to sign all documentation related to same.

**Attachments:**

1. MO - app - cdbg-four rivers recovery center project 2024

# Agenda Action Form

## Paducah City Commission

Meeting Date: January 13, 2025

Short Title: Authorize the Mayor to execute a contract with Federal Engineering for a Cybersecurity Assessment - **E. STUBER**

Category: Municipal Order

Staff Work  
By: Eric Stuber  
Presentation  
By: Eric Stuber

**Background Information:** The City of Paducah was awarded grant funds from the Kentucky Office of Homeland Security as part of the State and Local Cybersecurity Grant (SLCGP) program in the amount of \$60,000. The phase 2 part of the SLCGP program is to conduct an internal and external cybersecurity assessment in order to understand our current cybersecurity posture and areas for improvement based on continuous testing, evaluation, and structured assessments.

An RFP was developed and reviewed by Stacey Blankenship and Lindsay Parish. It was published November 1, 2024. A pre-bid meeting was held at City Hall on November 18th, 2024 at 2:00 PM. We had 9 potential bidders attend the meeting. We received 8 bids that were opened on December 8th, 2024 at 2:00 PM at City Hall. The bids ranged in price from \$29,850 to \$63,749.24.

A committee of Eric Stuber, Emma Shaw, Chief Steve Kyle, Lindsay Parish, and Stefanie Wilcox met on December 12th to review the 8 proposals and evaluate the bidders against the following criteria:

1. Specialized experience or technical expertise of the bidder (0-30 points)
2. Past record of performance on similar contract(s) with other clients, including quality of work, timeliness, and cost control. (0-30 points)
3. Quality of services to be provided. (0-20 points)
4. Value and Price of services performed (0-20 points)

After the initial review of the proposals, a follow-up questionnaire was sent to all 8 bidders on December 18th with a due date of December 20th for responses.

The attached proposal evaluation was completed on December 27th with the highest number of points going to Federal Engineering.

Does this Agenda Action Item align with a Commission Priority? No  
If yes, please list the Commission Priority:

Communications Plan:

Funds Available: Account Name: SLCGP Phase 2 Project

Account Number: EQ0035

**Staff Recommendation:** Authorize the Mayor to execute a contract with Federal Engineering for a Cybersecurity Assessment in an amount not to exceed \$49,838

**Attachments:**

1. MO Contract - Federal Engineering - Cybersecurity Assessment
2. RFP\_Assessment
3. Federal Engineering-Paducah, KY Basic Service AGM Cyber Risk Assmt 20250107\_for signature

# Agenda Action Form Paducah City Commission

Meeting Date: January 13, 2025

Short Title: Authorize the Certificate of Approval to Support the Issuance of Bonds by the Kentucky Bond Development Corporation for the Benefit of Baptist Healthcare Systems, Inc. - **D. JORDAN**

Category: Municipal Order

Staff Work  
By: Daron  
Jordan  
Presentation  
By: Daron  
Jordan

**Background Information:** Kentucky Bond Development Corporation, a KLC conduit debt issuer, has been approached by Baptist Health to facilitate a deal for them to achieve reimbursement of up to \$500M in construction financing for projects across the Commonwealth, including a project that took place in Paducah. This will be done via debt issuance by KBDC on behalf of Baptist Health. The project in Paducah consists of the construction, renovation, and equipping of improvements to Baptist Health Paducah, generally located at 2501 Kentucky Avenue, Paducah, McCracken County, Kentucky, including, but not limited to, improvements to the imaging department (\$3,000,000 maximum principal amount). Though the bonding does not impact the city in any way, Federal IRS law requires the local government to acknowledge that a hearing was conducted and that the City does not have an issue with the project. The hearing was conducted on January 10th. This action simply authorizes the Mayor to execute a document acknowledging the hearing took place and that the City approves the project insofar as approval is required to satisfy Federal law.

Does this Agenda Action Item align with a Commission Priority? No  
If yes, please list the Commission Priority:

Communications Plan:

Funds Available: Account Name:  
Account Number:

Staff Recommendation: Approval.

Attachments:

1. MO Baptist Health Bonding Certificate of Approval 2025

# Agenda Action Form

## Paducah City Commission

Meeting Date: January 13, 2025

Short Title: Authorize a Release of All Claims and Indemnity Agreement with Donald Tucker and Shelter Mutual Insurance Company - **D. JORDAN**

Category: Municipal Order

Staff Work  
By: Daron  
Jordan  
Presentation  
By: Daron  
Jordan

**Background Information:** On September 27, 2022, an automobile accident caused damages to the Robert Cherry Civic Center. This event resulted in a lawsuit against Kenneth Flournoy and El Camino Logistics to recover damages. The lawsuit resulted in the City of Paducah receiving a settlement of \$150,000, and releasing all claims against the truck driver and logistics company in October of 2023. The City now wishes to enter into a Release of All Claims and Indemnity Agreement with the other driver involved in the accident. This action authorizes the Mayor to execute said release of all claims and indemnity agreement, which includes a settlement of \$2,500 to be paid to the City.

Does this Agenda Action Item align with a Commission Priority? No

If yes, please list the Commission Priority:

Communications Plan:

Funds Available: Account Name:  
Account Number:

Staff Recommendation: Approval.

Attachments:

1. MO release of all claims Donald Tucker Shelter Mutual Insurance Company
2. RELEASE OF ALL CLAIMS 010825DT (003)



# Agenda Action Form Paducah City Commission

Meeting Date: January 13, 2025

Short Title: Acquisition of Permanent Public Drainage Easement from Malinda L. Richie, on property located at 2338 Seitz Street, for the S. 24th Street Improvement Project - **G. GUEBERT**

Category: Municipal Order

Staff Work  
By: Melanie  
Townsend  
Presentation  
By: Greg  
Guebert

**Background Information:** During the past several months, negotiations have been conducted in good faith with the property owner at 2338 Seitz Street regarding acquiring a portion of the property for a permanent public drainage easement (Parcel #2) as required for the S. 24th Street Improvement Project. Subsequently, Malinda L. Richie has agreed to grant the City of Paducah a permanent public drainage easement totaling 0.001 acres (54.00 sq. ft.) at no cost to the City.

Does this Agenda Action Item align with a Commission Priority? No

If yes, please list the Commission Priority: [Commission Priorities List](#)

Communications Plan:

Funds Available: Account Name:  
Account Number:

**Staff Recommendation:** To adopt a Municipal Order authorizing the Mayor to execute a Deed of Conveyance and all related documents on behalf of the City of Paducah with Malinda L. Richie to acquire a portion of real property located at 2338 Seitz Street as permanent public drainage easement for no financial consideration for the S. 24th Street Improvement Project.

Attachments:

1. MO - Permanent Drainage Easement – 2338 Seitz Street

# Agenda Action Form

## Paducah City Commission

Meeting Date: January 13, 2025

Short Title: 2025A General Obligation Bonds - **D. JORDAN**

Category: Ordinance

Staff Work By: Daron Jordan,  
Jonathan Perkins  
Presentation By: Daron Jordan

**Background Information:** This proposed ordinance would authorize the Mayor to execute documents permitting the City of Paducah, Kentucky to issue General Obligation Bonds (GOB) for the following projects: 1) Riverfront Infrastructure Improvement Project (associated with BUILD grant) for \$4.5M; and, 2) The Paducah Sports Park (PSP) (tranche 2) for \$22.5M. The GOB would be a 20-year issue.

The PSP Project portion of the bond issue is a partnership made up of the City of Paducah, McCracken County and McCracken County Sports Tourism (MCST). The total PSP Project is anticipated to cost approximately \$70M. Per the inter-local agreement with McCracken County and MCST, 80% of the bed tax funds collected by MCST are to be dedicated to debt service payments going forward. The City has previously pledged \$12.5M to the PSP Project, bringing the total investment to \$35M for the City of Paducah.

Does this Agenda Action Item align with a Commission Priority? No

If yes, please list the Commission Priority: Paducah Sports Park & Downtown

Communications Plan:

Funds Available: Account Name:  
Account Number:

Staff Recommendation: Approve 2025a GOB

Attachments:

1. ORD - Paducah 2025A GO - Bond

# Agenda Action Form

## Paducah City Commission

Meeting Date: January 13, 2025

**Short Title:** Authorizing the Closure of 33,722 Square Feet of Vermont Street Between 124 & 169 Nolan Avenue, 100 & 137 Vermont Street, and 125 Ridgeview Street - **M. TOWNSEND**

**Category:** Ordinance

**Staff Work By:** Melanie Townsend, Josh Sommer

**Presentation By:** Melanie Townsend

**Background Information:** The following adjacent property owners have submitted an executed application requesting the closure of 33,722 Square Feet of Vermont Street between 124 & 169 Nolan Avenue, 100 & 137 Vermont Street, and 125 Ridgeview Street:

- James Chapman, Chapman Property Development, LLC
- Fifty North LLC
- Alfred Neihoff
- Richard & Patty Hayton, etals

On June 5, 2023, the Paducah Planning Commission held a public hearing and positively recommended the closure to the City Commission. All of the utility companies have agreed to this closure.

**Does this Agenda Action Item align with a Commission Priority?** No

If yes, please list the Commission Priority:

**Communications Plan:**

**Funds Available:** Account Name:  
Account Number:

**Staff Recommendation:** To adopt an ordinance authorizing the closure of 33,722 Square Feet of Vermont Street between 124 & 169 Nolan Avenue, 100 & 137 Vermont Street, and 125 Ridgeview Street, and authorizing the Mayor to execute the closure plat and all necessary documents to complete the transfer of property to the adjacent property owners.

**Attachments:**

1. ORD - Vermont Street Nolan Avenue and Ridgeview Street
2. Vermont Street R.O.W. Closure Plat\_revised
3. Vermont St\_Public Right of Way Closure App
4. Vermont St\_100-137\_PC Resolution (3)