



**CITY COMMISSION MEETING
AGENDA FOR MARCH 10, 2026
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

PROCLAMATION Brain Injury Awareness Month - Dylan Dixon

PROCLAMATION American Red Cross Month - Erick Mowers and Tiffany Benberry

ADDITIONS/DELETIONS

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.

		I.	<u>CONSENT AGENDA</u>
		A.	Approve Minutes for the February 24, 2026, Board of Commissioners Meeting
		B.	Receive & File Documents
		C.	Appointment of Jennifer Cook to the Paducah-McCracken County Senior Citizens Board
		D.	Appointment of Paul King to the Commissioners of Water Works
		E.	Appointment of Rick Cochran to and reappointment of Mark Kettler to the Paducah Golf Commission
		F.	Personnel Actions
		G.	Acquisition of 729 South 13th Street - C. GAULT
		H.	Declaration and sale of 715 Jones to Teddy Bear Estates/Shellia Kirkendoll - C. GAULT

		I.	Authorize the Engineering Department to publish a Request for Proposal for repair of a storm pipe at Pump Station #5 - G. GUEBERT
		J.	Authorize the Engineering Department to Release a Request for Proposals for Design, Engineering, Permitting, and Construction Administration for the Coleman Road Sidewalk Project - G. GUEBERT
		K.	Authorize the Application and Acceptance of a Kentucky Pride Fund Composting Grant in the Amount of \$502,416 - C. YARBER
		L.	Authorization to Transfer Surplus Police Vehicles to McCracken County Schools - C. YARBER
		M.	Approve Addendum to the Hotel Metropolitan Co-Stewardship Agreement - H. REASONS
	II.	<u>MUNICIPAL ORDER(S)</u>	
		A.	Approve a Development Agreement with Westwood Development, LLC for the property located at 1501 Broadway - C. GAULT
		B.	Redemption/Defeasance of Outstanding Bonds (2013A, 2018B) - A. KYLE
	III.	<u>ORDINANCE(S) - ADOPTION</u>	
		A.	Approve a Telecommunications Franchise Agreement with Lumos Fiber - M. SMOLEN & L. PARISH
	IV.	<u>ORDINANCE(S) - INTRODUCTION</u>	
		A.	Amend Code of Ordinances Section 126-3 of the Paducah Zoning Ordinance - C. GAULT
		B.	Approve the Agreement between the City of Paducah and the American Federation of State, County, and Municipal Employees (AFSCME), Local 1586 - S. WILCOX
		C.	Approve the Agreement between the City of Paducah and the Paducah Police Department Bargaining Unit - S. WILCOX
	V.	<u>DISCUSSION</u>	
		A.	Noble Park 100th Celebration - T. MORSCHING
	VI.	<u>COMMENTS</u>	
		A.	Comments from the City Manager
		B.	Comments from the Board of Commissioners
	VII.	<u>EXECUTIVE SESSION</u>	

Agenda Action Form Paducah City Commission

Meeting Date: March 10, 2026

Short Title: Acquisition of 729 South 13th Street - C. GAULT

Category: Municipal Order

Staff Work
By: Nancy
Upchurch
Presentation
By: Carol Gault

Background Information: The lot was sold to the current owner for the construction of a single-family home before the Planning Department was aware that the Fire Department wished to own the property to be used in conjunction with the currently owned property for Fire Department Training purposes.

The property was transferred to Teddy Bear Estates, clearing the lot and digging footers had begun. The Planning Department, on behalf of the Fire Department, negotiated with the owner to compensate her for work completed and give her a different lot to construct the home. An agreement was reached with compensation of \$9729 for clearing of the lot and dirt work already completed on the property in preparation for the construction.

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

If yes, please list the Commission Priority:

Communications Plan:

Funds Available: Account Name: CD-0104

Account Number: 000 20000 20012

Staff Recommendation: It is the recommendation of staff to approve the acquisition of this property to be used by the Fire Department for firefighter training.

Attachments:

1. prop acquisition – 729 South 13th Street
2. SOA2026-0020 Staff Report 729 South 13th Street

Agenda Action Form

Paducah City Commission

Meeting Date: March 10, 2026

Short Title: Declaration and sale of 715 Jones to Teddy Bear Estates/Shellia Kirkendoll - **C. GAULT**

Category: Municipal Order

Staff Work
By: Nancy
Upchurch
Presentation
By: Carol Gault

Background Information: Ms. Kirkendoll submitted a request to purchase the property for \$1 to construct an energy-efficient, 3-bedroom 2-bath home on the vacant lot located at 729 South 13th Street. She will transfer the construction of the proposed home on that lot to 715 Jones Street. Landscaping will be provided upon completion of the home. The value of the proposed investment is approximately \$180,000. Additionally, she submitted an application for the Southside Home Funds on behalf of a potential buyer to be allocated to this project. The grant application will also be transferred to this lot. Once complete, she will market the home and the potential buyer may be eligible to benefit from the Southside Home Grant funds, provided they meet the qualifications. If this project turns out as expected, Ms. Kirkendoll wants to build additional homes in the project area.

Does this Agenda Action Item align with a Commission Priority? Yes

If yes, please list the Commission Priority: Southside revitalization and increasing the affordable housing stock

Communications Plan:

Funds Available: Account Name:
Account Number:

Staff Recommendation: It is recommended that the Commission determine that the property is surplus and accept the request of Shellia Kirkendoll and transfer the vacant lot for \$1, subject to the standard clause applied in the Fountain Avenue Revitalization Area stating that the property would revert to the City if the owner fails to comply with the submitted proposal to substantially complete the project within one year.

Attachments:

1. MO prop sale– 715 Jones
2. Staff Report 715 Jones Street

Agenda Action Form

Paducah City Commission

Meeting Date: March 10, 2026

Short Title: Authorize the Engineering Department to publish a Request for Proposal for repair of a storm pipe at Pump Station #5 - **G. GUEBERT**

Category: Municipal Order

Staff Work By: Melanie
Townsend, Keith Riley
Presentation By: Greg Guebert

Background Information: During excavation for the Paducah Riverfront Infrastructure Improvement Project (BUILD grant), a deteriorated storm sewer pipe leading from Pump Station #5 at the Harrison Street floodwall opening was discovered. The Paducah Floodwall Department requested quotes from three (3) companies and received two (2) responses. Both quotes were over \$40,000. The Engineering Department is now requesting proposals for the project.

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: Floodwall Cash Match

Account Number: FW0016

Staff Recommendation: Authorize the Engineering Department to release an RFP for the repair of the storm pipe from Pump Station #5. Authorize the Mayor to sign a contract and all documents related to the same with the awarded vendor.

Attachments:

1. RFP – Repair storm pipe - Pump Station #5

Agenda Action Form

Paducah City Commission

Meeting Date: March 10, 2026

Short Title: Authorize the Engineering Department to Release a Request for Proposals for Design, Engineering, Permitting, and Construction Administration for the Coleman Road Sidewalk Project - **G. GUEBERT**

Category: Municipal Order

Staff Work
By: Melanie
Townsend
Presentation
By: Greg
Guebert

Background Information: Municipal Order 3170, approved on January 13, 2026, authorized the application for and acceptance of an FY2026 Carbon Reduction Funding grant from the Metropolitan Planning Organization. The application requested funding for the design and engineering of the Coleman Road sidewalk project. The MPO Board approved the City's application during its January Board meeting. The Kentucky Transportation Cabinet (KYTC) has approved the use of these funds. The City will enter into a Memorandum of Agreement (MOA) with KYTC upon Federal Highway Administration (FHWA) approval.

Upon signing of the MOA, the Engineering Department will release a Request for Proposals for the Design, Engineering, Permitting, and Construction Administration of the Project.

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: MAP

Account Number: 23002217 542270

Staff Recommendation: Authorize the Engineering Department to release a Request for Proposals for the design, engineering, permitting, and construction administration for the Coleman Road Sidewalk Project.

Attachments:

1. MO RFP – Coleman Road Sidewalk Project design

Agenda Action Form Paducah City Commission

Meeting Date: March 10, 2026

Short Title: Authorize the Application and Acceptance of a Kentucky Pride Fund Composting Grant in the Amount of \$502,416 - **C. YARBER**

Category: Municipal Order

Staff Work By: Jim Scutt, Randy Crouch, Chris Yarber, Hope Reasons
Presentation By: Chris Yarber

Background Information: The Recycling and Household Hazardous Waste (HHW) Management Grants Program was established in 2006 by Senate Bill 50, effective July 12, 2006, and incorporated as a part of the Kentucky pride fund. KRS 224.43-505(2) (c) specifies the establishment of recycling and Household Hazardous Waste (HHW) management grant programs. The City of Paducah is requesting \$502,416 for a TR6500TX Tracked Trommel Screen. The required match is \$167,472 for a total cost of \$669,888. The Screen will be used to improve operations at the Compost Facility.

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: Equipment-Other

Account Number: 50002211 542190

Staff Recommendation: Authorize the application and acceptance of a Ky Pride Fund Composting Grant and for the Mayor to sign all documentation related to same.

Attachments:

1. MO app & award – Kentucky Pride Fund Composting Grant

Agenda Action Form

Paducah City Commission

Meeting Date: March 10, 2026

Short Title: Authorization to Transfer Surplus Police Vehicles to McCracken County Schools - **C. YARBER**

Category: Municipal Order

Staff Work By: Jim Scutt, Chris Yarber,
Debbie Collins

Presentation By: Chris Yarber

Background Information: The City of Paducah proposes to declare three (3) police vehicles as surplus and authorize their transfer to the McCracken County Schools. The vehicles were originally acquired to support Paducah Police Department operations and public safety functions, but are no longer essential to city operations.

The vehicles to be transferred are identified as follows:

Unit 974 - 2014 Dodge Charger - VIN 2C3CDXAG5EH216942 - \$4500.00

Unit 950 - 2016 Ford Explorer - VIN 1FM5K8AR5GGC50391 - \$6500.00

Unit 969 - 2016 Ford Explorer - VIN 1FM5K8AR0GGC50394 - \$8000.00

Public Interest Determination:

The proposed transfer serves the public interest by maximizing the useful life of existing public assets, supporting the public safety needs of McCracken County Schools, and strengthening intergovernmental collaboration within the community. This method of disposition avoids costs associated with auctioning, storage, or disposal and represents an efficient use of public resources.

Method of Disposition:

Transfer of the vehicles to McCracken County Schools for compensation in the total amount of \$19,000.00, pursuant to KRS 82.083(4)(a), which authorizes cities to transfer property, with or without compensation, to another governmental agency when it serves the public interest.

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: Approve the declaration of the vehicles as surplus and authorize the Mayor to execute all necessary documents to complete the transfer to McCracken County Schools .

Attachments:

1. MO Transfer Surplus Police Vehicles - McCracken County Schools

Agenda Action Form Paducah City Commission

Meeting Date: March 10, 2026

Short Title: Approve Addendum to the Hotel Metropolitan Co-Stewardship Agreement - **H. REASONS**

Category: Ordinance

Staff Work By: Hope Reasons,
Michelle Smolen

Presentation By: Hope Reasons

Background Information: This Municipal Order authorizes the Mayor to execute an addendum to the Hotel Metropolitan Co-Stewardship Agreement with the Upper Town Heritage Foundation. The addendum allows the City to provide a one-time advance payment of \$25,000, which will be applied toward the City's first annual \$250,000 contribution under the agreement. The funds will support interim operational needs at the Hotel Metropolitan and the Purple Room, including tour coordination, administrative support, event assistance, fundraising efforts, and transition support until a new Executive Director is hired.

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: MR0102

Staff Recommendation: Approval.

Attachments:

1. MO agree – Co-Stewardship Addendum Hotel Metropolitan
2. Addendum to Hotel Metropolitan Co-Stewardship Agreement (revised)

Agenda Action Form

Paducah City Commission

Meeting Date: March 10, 2026

Short Title: Approve a Development Agreement with Westwood Development, LLC for the property located at 1501 Broadway - **C. GAULT**

Category: Municipal Order

Staff Work By: Carol
Gault, Josh Sommer
Presentation By: Carol
Gault

Background Information:

The City issued a request for proposals for the property located at 1501 Broadway on February 6, 2025, with a submission deadline of March 31, 2025. Two (2) proposals were received. Upon review, staff determined that both submissions were reasonable. In accordance with Section 2-657, both proposers were contacted to further discuss their proposals. This action would declare this property surplus and authorize the transfer of the property to Westwood Development LLC per the attached development agreement.

Does this Agenda Action Item align with a Commission Priority? Yes

If yes, please list the Commission Priority:

Communications Plan:

Funds Available: Account Name:
Account Number:

Staff Recommendation: The 2024 comprehensive housing gap analysis by the Kentucky Housing Corporation revealed McCracken County faces a significant housing shortage. The approval of this agreement will provide 12 single-family housing units. Staff recommends approval.

Attachments:

1. MO Development agreement – 1501 Broadway – Westwood Development, LLC
2. 1501 Broadway St Appraisal

Agenda Action Form Paducah City Commission

Meeting Date: March 10, 2026

Short Title: Redemption/Defeasance of Outstanding Bonds (2013A, 2018B) - **A. KYLE**

Category: Municipal Order

Staff Work
By: Audra Kyle
Presentation
By: Audra Kyle

Background Information:

The City previously issued General Obligation Bonds, Series 2013A and General Obligation Refunding Bonds, Series 2018B, which currently have outstanding principal balances of \$265,000 and \$495,000, respectively. The Series 2013A Bonds are eligible for optional redemption without penalty, and the Series 2018B Bonds may be defeased through the establishment of an escrow funded with available revenues. The City has sufficient General Fund revenues on hand to redeem the remaining Series 2013A Bonds and to defease the remaining Series 2018B Bonds. Approval of this resolution will authorize the early retirement and discharge of these obligations, reducing future debt service requirements and strengthening the City's overall financial position.

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: Approval of municipal order

Attachments:

1. MO Finance - Defease 2013A and 2018B

Agenda Action Form Paducah City Commission

Meeting Date: March 10, 2026

Short Title: Approve a Telecommunications Franchise Agreement with Lumos Fiber - **M. SMOLEN & L. PARISH**

Category: Ordinance

Staff Work By: Lindsay Parish, Michelle Smolen

Presentation By: Michelle Smolen

Background Information: This action approves a non-exclusive 10-year Telecommunications Franchise Agreement with Lumos Fiber.

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. ORD Telecommunications Franchise Lumos 2026
2. Lumos Franchise Agreement

Agenda Action Form

Paducah City Commission

Meeting Date: March 10, 2026

Short Title: Amend Code of Ordinances Section 126-3 of the Paducah Zoning Ordinance - **C. GAULT**

Category: Ordinance

Staff Work By: Carol Gault, Josh
Sommer, Wes Banks
Presentation By: Carol Gault

Background Information: The Paducah Planning Commission has forwarded a favorable recommendation to the Board of Commissioners to change Section 126-3 Definitions of the City of Paducah Zoning Ordinance. The revision would allow medical cannabis facilities to utilize branded logos and colors. The new medical cannabis facility at 435 Jordan Drive, NatureMed, has locations in Missouri and Arizona as well as Kentucky. They would like to have standardized signage across all their locations. The text amendment would allow branded colors and logos, but still not allow any depictions of cannabis or cannabis products. No neon lighting would be permitted.

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. ORD 126-3 Medicinal Cannabis Signs

Agenda Action Form

Paducah City Commission

Meeting Date: March 10, 2026

Short Title: Approve the Agreement between the City of Paducah and the American Federation of State, County, and Municipal Employees (AFSCME), Local 1586 - **S. WILCOX**

Category: Ordinance

Staff Work By: Stefanie Wilcox, Amie Clark, Chris Yarber,
Greg Guebert

Presentation By: Stefanie Wilcox

Background Information: In January 2026, the City entered into negotiations with AFSCME. The following contract changes were a result of those negotiations:

Section 3. – Grievance and Mediation

The Kentucky Labor Cabinet has been removed as a mediator option because they no longer provide that service.

Section 5. B. – Vacation

The vacation language has been changed to state they will follow the Personnel Ordinance, which mirrors their current language. This will enable them to receive any changes non-union employees may receive.

Section 7. – Holidays

Veterans Day has been added, along with clarifying the Personal Day request procedures.

Section 11. – Safety Shoes and Clothing

The boot allowance has been increased from \$300 per year to \$350 per year. Language was added to state that uniforms will be replaced according to vendor agreements, and all other gear not mentioned will be replaced as needed.

Section 15. – Labor / Management Meetings

Required meetings have been reduced from once per quarter to twice per year.

Section 26. B. – Wage and Benefits

AFSCME positions will receive the following base pay increases; a 7% increase, July 1, 2026, a 2% increase on July 1, 2027, and a 2% increase, July 1, 2028, respectively.

Cost of Living Adjustments will follow the Department for Local Government maximum allowable annual compensation for mayors of cities other than first-class cities. This will be recommended by the City Manager for the Board of Commissioners' approval each year.

Section 28. Duration

The dates in this section have been updated as well as removing language regarding a final offer from the City if negotiations are at impasse.

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: Approve the recommended contract changes for the AFSCME Agreement effective July 1, 2026.

Attachments:

1. ORD contract AFSCME 2026-2029
2. AFSCME Contract 2026 - 2029 FINAL
3. AFSCME Contract 2026 - 2029 REDLINED

Agenda Action Form

Paducah City Commission

Meeting Date: March 10, 2026

Short Title: Approve the Agreement between the City of Paducah and the Paducah Police Department
Bargaining Unit - S. WILCOX

Category: Ordinance

Staff Work By: Stefanie Wilcox, Brian Laird
Presentation By: Stefanie Wilcox

Background Information: In January 2026, the City entered negotiations with the Paducah Police Department Bargaining Unit. The following changes were a result of those negotiations:

Article 2. Recognition

Throughout the entire agreement the “Police” Training Officer, or PTO, has been updated to be a “Field” Training Officer, or FTO.

Article 5. Management Rights

Removed invalid language referring to transferring employees to stations.

Article 7. Grievance Procedure

KRS 95 is now KRS 15.520, this section refers to the Police Bill of Rights for Officers.

Article 14. Health and Safety

Annual physical assessments will now be mandatory with incentives being increased for those you successfully complete the program. Unsuccessful participants will be placed on an exercise program.

Article 17. Wages Rates

Police Officers and Sergeants will receive the following base pay increases; a 8% increase, July 1, 2026, a 2% increase on July 1, 2027, and a 2% increase, July 1, 2028, respectively.

Cost of Living Adjustments will follow the Department for Local Government maximum allowable annual compensation for mayors of cities other than first-class cities. This will be recommended by the City Manager to the Board of Commissioners each year.

Article 20. Holidays

Veterans Day was added to the Agreement.

Article 21. Sick Leave

The maximum accrual was increased by five days, from 272 to 247. The maximum payable at retirement still remains at 242 days.

Article 24. Life Insurance

Retiree life insurance will no longer be offered effective July 1, 2026. Any retiree enrolled prior will be grandfathered in.

Article 28. Duration

The dates have been updated, the Kentucky Labor Cabinet has been removed as a mediator option, and language referring to our best offer if there is an impasse has been removed.

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: Approve the recommended contract changes for the Paducah Police Department Bargaining Unit Agreement effective July 1, 2026.

Attachments:

1. ORD contract-bargaining unit - 2026-2029
2. FOP Contract 2026 - 2029 FINAL
3. FOP Contract 2026 REDLINED