



**CITY COMMISSION MEETING
 AGENDA FOR NOVEMBER 25, 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

PRESENTATION Civic Beautification Annual Business Awards

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 November 4, 2025, Special Called Board of Commissioners Meeting
	B.	Receive & File Documents
	C.	Appointment of Jessica Housman to the 911 Parcel Fee Appeals Board
	D.	Appointment of Valerie Pollard, Bob Wade, Brian Wyatt, Jewel Jones and Douglas McClure to the Urban Renewal and Community Development Agency (URCDA)
	E.	Appointment of Mark McGregor to the Board of Adjustment
	F.	Personnel Actions
	G.	Authorize Contract Modification No. 4 with A&K Construction for the Paducah Sports Park Project - S. ERVIN & J. CANTER
	H.	Authorize the Public Works Department to issue a request for bids for City Hall Window Tinting and Film - C. YARBER
	II.	<u>MUNICIPAL ORDER(S)</u>

		A.	Authorize a Funding Agreement with Paducah Cooperative Ministry for an Emergency Shelter - D. JORDAN
		B.	Transfer of properties from City of Paducah to URCDA - C. GAULT
		C.	Transfer of Properties from URCDA to the City of Paducah - C. GAULT
	III.	<u>ORDINANCE(S) - ADOPTION</u>	
		A.	Amend Code of Ordinances to Authorize Board Member Payments - L. PARISH
	IV.	<u>ORDINANCE(S) - INTRODUCTION</u>	
		A.	Amend Code of Ordinances to Authorize Golf Carts - L. PARISH
		B.	Adopt an Ordinance Creating a New Article of Chapter 106 related to Taxation of Abandoned Urban Properties - L. PARISH
		C.	Adopt Southside Revitalization Plan Housing Incentives - C. GAULT & P. STROUP
	V.	<u>DISCUSSION</u>	
		A.	Commission Priorities Update - M. SMOLEN
	VI.	<u>COMMENTS</u>	
		A.	Comments from the City Manager
		B.	Comments from the Board of Commissioners
	VII.	<u>EXECUTIVE SESSION</u>	

November 4, 2025

At a Special Called Meeting of the Paducah Board of Commissioners held on Tuesday, November 4, 2025, at 5:00 p.m. in the Commission Chambers of City Hall located at 300 South 5th Street, Mayor George Bray presided. Upon call of the roll by City Clerk, Lindsay Parish, the following answered to their names: Commissioners Henderson, Smith, Thomas, Wilson, and Mayor Bray (5).

INVOCATION

Commissioner Wilson led the Invocation.

PLEDGE OF ALLEGIANCE

The Mayor led the pledge.

PROCLAMATION:

Mayor Bray presented a Proclamation to Katy Adreon proclaiming November as Hunger and Homelessness Awareness Month.

PRESENTATION:

Communications Manager Pam Spencer provided the following summary:

Paducah Transit Authority Fixed Route Updates

Paducah Area Transit System Executive Director Jeremi Bumpus provided the Paducah Board of Commissioners an update on recent upgrades to the transit system's service. In mid-October, PATS debuted an app, called MyRide, which allows users to see where the buses are at any given time on their routes. Furthermore, PATS has upgraded its fixed route system and is no longer using the hail system. There are now four routes with approximately 130 designated bus stops. The goals are to increase safety, rider experience, and efficiency. PATS has been serving the area since 1981. In 2024, the transit system provided 192,000 trips. For more information, visit <https://www.paducahtransit.com/>.

CONSENT AGENDA

Mayor Bray asked if the Board wanted any items on the Consent Agenda removed for separate consideration. No items were removed. He then asked the City Clerk to read the items on the Consent Agenda.

I(A)	Approve Minutes for the October 21, 2025, Special Called Meeting of the Board of Commissioners.
I(B)	Receive and File Documents: <i>Minute File:</i> <ol style="list-style-type: none">1. Notice of Cancellation of October 14, 2025, Board of Commissioners meeting2. Notice of Special Called Meeting of Board of Commissioners – October 21, 2025 <i>Contract File:</i> <ol style="list-style-type: none">1. Contract For Services – Paducah Art House Alliance (d/b/a Maiden Alley Cinema) - \$3,500 – Signed by City Manager Daron Jordan2. Contract For Services – City of Hope and Hope Unlimited Family Care Center (Hope Unlimited) - \$7,500 – Signed by City Manager Daron Jordan3. Contract For Services – River Heritage Museum (d/b/a River Discovery Center) - \$2,500 – Signed by City Manager Daron Jordan4. Contract For Services – Easterseals West Kentucky - \$7,500 – Signed by City Manager Daron Jordan5. Employment Agreement – Travis Counts – MO #31396. Real Estate Purchase Agreement 3047 Jackson Street – MO #31457. Real Estate Closing Escrow Agreement – 3047 Jackson Street – MO #3145 <i>Financials:</i> <ol style="list-style-type: none">1. Paducah Water Works – Month ended September 30, 2025
I(C)	Personnel Actions

I(D)	A MUNICIPAL ORDER AUTHORIZING AND DIRECTING THE CITY MANAGER TO INITIATE A REQUEST FOR PROPOSALS FOR PREFERRED DOCKING AGREEMENTS ALONG THE CITY’S RIVERFRONT (MO #3154, BK 14)
I(E)	A MUNICIPAL ORDER AUTHORIZING THE MAYOR TO EXECUTE AN APPLICATION FOR A U. S. DEPARTMENT OF JUSTICE (DOJ) BULLETPROOF VEST GRANT PROGRAM IN THE AMOUNT OF \$8,589 FOR THE PURCHASE OF TWENTY-ONE (21) BODY ARMOR VESTS, ACCEPTING ANY GRANT FUNDS AWARDED BY THE U. S. DEPARTMENT OF JUSTICE, AND AUTHORIZING THE MAYOR TO EXECUTE ALL DOCUMENTS RELATED TO SAME (MO #3155, BK 14)
I(F)	A MUNICIPAL ORDER AUTHORIZING THE PURCHASE OF P25 COMPLIANT MOBILE AND PORTABLE RADIOS FROM COMMUNICATIONS INTERNATIONAL IN THE TOTAL AMOUNT OF \$91,267.71 TO BE USED BY THE PADUCAH POLICE AND AUTHORIZING THE MAYOR TO EXECUTE ALL DOCUMENTS RELATED TO SAME (MO #3156, BK 14)
IG)	A MUNICIPAL ORDER AUTHORIZING THE MAYOR TO EXECUTE AN APPLICATION FOR AN FY2026 KENTUCKY LEAGUE OF CITIES LIABILITY GRANT IN THE AMOUNT OF \$3,000 FOR PARTIAL REIMBURSEMENT OF SIDEWALK REPAIRS AND IMPROVEMENTS AND ACCEPTING ANY GRANT FUNDS AWARDED BY KLC, AND AUTHORIZING THE MAYOR TO EXECUTE ALL DOCUMENTS RELATED TO SAME (MO #3157, BK 14)
I(H)	A MUNICIPAL ORDER AUTHORIZING AND DIRECTING THE CITY MANAGER TO INITIATE A REQUEST FOR BIDS FOR REPLACEMENT OF THE MAIN DRAIN LINE AT FIRE STATION #1 (MO #3158, BK 14)
I(I)	A MUNICIPAL ORDER AUTHORIZING THE MAYOR TO EXECUTE CHANGE ORDER #1 IN THE AMOUNT OF \$7,630 TO THE CONTRACT WITH LAKE ASSAULT BOATS, INC. (MO #3159, BK 14)

Commissioner Henderson offered Motion, seconded by Commissioner Smith, that the items on the consent agenda be adopted as presented.

Adopted on call of the roll yeas, Commissioners Henderson, Smith, Thomas, Wilson and Mayor Bray (5).

MUNICIPAL ORDER

MOU WITH PADUCAH INDEPENDENT SCHOOL DISTRICT FOR POLICE/FIRE TO ACCESS SECURITY CAMERAS

Commissioner Smith offered Motion, seconded by Commissioner Henderson, that the Board of Commissioners adopt a Municipal Order entitled, “A MUNICIPAL ORDER AUTHORIZING THE MAYOR TO EXECUTE A MEMORANDUM OF UNDERSTANDING BETWEEN THE CITY OF PADUCAH AND THE PADUCAH INDEPENDENT SCHOOL DISTRICT TO ALLOW 911 AND FIRST RESPONDERS TO ACCESS SECURITY CAMERAS.”

Adopted on call of the roll yeas, Commissioners Henderson, Smith, Thomas, Wilson and Mayor Bray (5). **(MO #3160; BK 14)**.

ORDINANCES – INTRODUCTION

AMEND CODE OF ORDINANCES TO AUTHORIZE BOARD MEMBER PAYMENTS

Commissioner Thomas offered Motion, seconded by Commissioner Wilson, that the Board of Commissioners introduce an Ordinance entitled, “AN ORDINANCE AMENDING THE CODE

November 4, 2025

OF ORDINANCES OF THE CITY OF PADUCAH, KENTUCKY, TO ENACT PAYMENTS FOR BOARD MEMBERS .” This ordinance is summarized as follows: This ordinance amends the City of Paducah Code of Ordinances to establish consistent compensation for voting members of various City boards, commissions, councils, and advisory bodies, at a rate of \$100 per meeting for Chairpersons and \$75 per meeting for members. Payments authorized by this Ordinance will begin on January 1, 2026.

AMEND CODE OF ORDINANCES TO AUTHORIZE GOLF CARTS

Commissioner Wilson offered Motion, seconded by Commissioner Thomas, that the Board of Commissioners introduce an Ordinance entitled, “AN ORDINANCE CREATING A NEW ARTICLE OF CHAPTER 110, TRAFFIC AND VEHICLES, OF THE CODE OF ORDINANCES OF THE CITY OF PADUCAH, KENTUCKY, RELATED TO GOLF CARTS.” This ordinance is summarized as follows: This Ordinance allows golf carts to operate on City of Paducah streets with posted speed limits of 35 mph or less. Golf carts must be inspected by the McCracken County Sheriff’s Office, permitted by the Paducah Police Department, insured, and operated only between sunrise and sunset. Operators must hold a valid driver’s license, display a slow-moving vehicle emblem, and follow all traffic laws. Golf carts may cross state-maintained roadways where the speed limit is 35 mph or less but cannot be driven along those roadways. A \$25 permit is required, valid until the golf cart changes ownership. The Police Department may deny, suspend, or revoke permits for safety or compliance violations, with appeal rights through the City Manager. Exemptions are provided for city-owned golf carts, riverboat tourism shuttles at the riverfront, and carts used within permitted special events. Violations are misdemeanors punishable by fines of \$20 to \$500.

AMEND CODE OF ORDINANCES TO PROHIB THE SALE OF DOGS AND CATS BY RETAIL PET STORES AND IN PUBLIC PLACES

Commissioner Henderson offered Motion, seconded by Commissioner Smith, that the Board of Commissioners introduce an Ordinance entitled, “AN ORDINANCE AMENDING THE CODE OF ORDINANCES OF THE CITY OF PADUCAH, KENTUCKY, TO ADD THERETO A SECTION PROHIBITING THE SALE OF DOGS AND CATS BY RETAIL PET STORES AND IN PUBLIC PLACES.” This Ordinance is summarized as follows: This Ordinance amends Chapter 14 of the Paducah Code of Ordinances to prohibit the sale of dogs and cats by retail pet stores and in public places within city limits. Violations of the ordinance will result in fines of \$500 per offense, with each day of continued violation considered a separate offense.

AMENDE CODE OF ORDINANCES CHAPTER 106 RELATED TO BUSINESS LICENSING FOR RETAIL ESTABLISHMENTS

Commissioner Smith offered Motion, seconded by Commissioner Henderson, that the Board of Commissioners introduce an Ordinance entitled, “AN ORDINANCE AMENDING SECTION 106-147 OF THE CODE OF ORDINANCES OF THE CITY OF PADUCAH, KENTUCKY, RELATED TO RETAIL MERCHANTS, TO CLARIFY LICENSING RESTRICTIONS ON THE SALE OF LIVE DOGS AND CATS.” This Ordinance is summarized as follows: This ordinance amends Section 106-147 of the Paducah Code of Ordinances to ensure the city’s business licensing regulations align with recently adopted prohibitions on the retail sale of live dogs and cats. It clarifies that no business license will be issued or renewed for establishments engaged in selling or offering live dogs or cats, as those activities are now prohibited under Chapter 14, Article III of the Code. However, businesses that sell pet supplies or provide space for animal shelters or rescue organizations to showcase adoptable animals may continue to obtain or renew their licenses, provided they comply with applicable regulations.

CITY MANAGER COMMENTS:

Federal Shutdown Financial Update:

City Manager Jordan reported that despite the ongoing federal shutdown, the City’s financial position remains stable. He noted, however, that the City is awaiting a \$5.4 million reimbursement associated with the BUILD Grant, and the timeline for receiving those funds

November 4, 2025

remains uncertain.

Veterans Day Observance:

City Manager Jordan reminded the Commission that Tuesday, November 11, is Veterans Day, which is recognized as a City holiday. As a result, residential trash collection schedules will be affected. He also announced that the Veterans Day Awards ceremony will take place at 10:00 a.m. at Dolly McNutt Plaza, followed by the Veterans Day Parade at 11:00 a.m.

Dolly McNutt Plaza Lighting Project:

City Manager Jordan reported that the lighting improvement project at Dolly McNutt Plaza has been completed. He stated that the upgraded lighting enhances visibility and overall safety in the area.

COMMISSIONERS' COMMENTS:

Commissioner Wilson:

Commissioner Wilson requested that the Commission give consideration to the funding request submitted by the Paducah Cooperative Ministry for the development of a 50-bed homeless shelter. She noted that McCracken County has pledged \$200,000 toward the project and expressed her interest in the City matching that contribution.

Commissioner Thomas:

Commissioner Thomas reported that he recently toured the Easterseals facility. He noted that the visit was informative and expressed appreciation for the organization's continued service to the community.

ADJOURN

Commissioner Henderson offered Motion, seconded by Commissioner Smith, that the meeting be adjourned.

Adopted on call of the roll yeas, Commissioners Henderson, Smith, Thomas, Wilson and Mayor Bray (5).

TIME ADJOURNED: 5:57 p.m.

ADOPTED: November 25, 2025

George Bray, Mayor

ATTEST:

Lindsay Parish, City Clerk

November 25, 2025

RECEIVE AND FILE DOCUMENTS:

Minute File:

1. Notice of Special Called Meeting of Board of Commissioners November 4, 2025 with attached Agenda

Deed File:

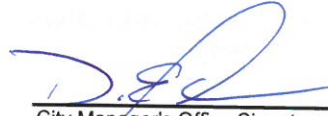
1. Permanent Right of Way easement for Pump Station #14 – David Warren Giltner, Lisa Rudolph and Robert B. Rudolph, Jr. DB 1531, pages 452-457 – MO #3146
2. Special Warranty Deed – City of Paducah to National Hospitality, LLC – Aloft Property 2.335 acres between Executive Blvd., Harrison Street and North Loop

Contract File:

3. Transfer of rights to repairs, restorations and minor alterations to the Dafford Murals (in the event of death) dated November 10, 2025
4. Access Consent and Release – VFW 1191 – Mill and pave city ROW between 1730 and 1742 Kentucky Avenue – dated November 6, 2025
5. Contract Agreement with Pyro Shows, Inc. – Year three – MO #2840
6. Real Estate Sale and Purchase Agreement – 1302 Tennessee Street – MO #3128
7. Permanent Right of Way easement for Pup Station #14 – David Warren Giltner, Lisa Rudolph and Robert B. Rudolph, Jr. – MO #3146
8. Renewal Application For Local Expanded Jurisdiction - MO #3147
9. Health Risk Advisor and Strategic Benefit Placement Services with HUB – MO #3150
10. Stop Loss Insurance with Voya Financial Advisors – MO #3153
11. Coverage Possibilities for Life-Changing Therapies – Strategic Benefit Resources – (Gene Therapies) – MO #3153
12. Fire Boat Change Order – MO #3159
13. Memorandum of Understanding – Paducah Independent School District – Police and Fire access to Security Cameras – MO #3160
14. Contract For Services – Empty Bowls of Paducah – signed by City Manager Jordan
15. Contract With VectorSolutions – TargetSolutions Learning, LLC - signed by City Manager Jordan

CITY OF PADUCAH
November 25, 2025

Upon the recommendation of the City Manager's Office, the Board of Commissioners of the City of Paducah order that the personnel changes on the attached list be approved.



City Manager's Office Signature

11/20/2025

Date

**CITY OF PADUCAH
PERSONNEL ACTIONS
November 25, 2025**

NEW HIRES - FULL-TIME (F/T)

E911	POSITION	RATE	NCS/CS	FLSA	EFFECTIVE DATE
Ellis, Mary-Kate	Telecommunicator	\$20.46/hr	NCS	Non-Ex	November 27, 2025
PARKS & RECREATION					
Gray, Kobin	Parks Maintenance Supervisor	\$29.68/hr	NCS	Non-Ex	December 1, 2025
PUBLIC WORKS					
Littlemeyer, Robert	Soild Waste Truck Driver	\$22.37/hr	NCS	Non-Ex	December 1, 2025

PAYROLL ADJUSTMENTS/TRANSFERS/PROMOTIONS/TEMPORARY ASSIGNMENTS (FULL-TIME)

FINANCE	PREVIOUS POSITION AND BASE RATE OF PAY	CURRENT POSITION AND BASE RATE OF PAY	NCS/CS	FLSA	EFFECTIVE DATE
Cole, Coral	Accountant \$29.88/hr	Accountant \$31.37/hr	NCS	Ex	November 13, 2025
Davenport, Kamra	Accountant \$29.92/hr	Accountant \$32.91/hr	NCS	Ex	November 13, 2025
Gipson, Erica F.	Revenue Auditor \$32.11/hr	Revenue Auditor \$33.07/hr	NCS	Ex	October 30, 2025
Gipson, Erica F.	Revenue Auditor \$33.07/hr	Revenue Auditor \$37.04/hr	NCS	Ex	November 13, 2025
Gray, Kristi L.	Senior Accountant \$39.39/hr	Senior Accountant \$40.57/hr	NCS	Ex	November 13, 2025
Gray, Kristi L.	Senior Accountant \$40.57/hr	Senior Accountant \$41.38/hr	NCS	Ex	November 27, 2025
FIRE - SUPPRESSION					
Koenigsmark, Kyler B.	Firefighter Appointee \$16.26/hr	Firefighter Private \$16.26/hr	NCS	Non-Ex	December 11, 2025
Wicker, Lane M.	Firefighter Appointee \$16.26/hr	Firefighter Private \$16.26/hr	NCS	Non-Ex	December 11, 2025
PARKS & RECREATION					
Aishe, Major D.	Maintenance Laborer \$20.39/hr	ROW Maintenance \$21.90/hr	NCS	Non-Ex	November 13, 2025
POLICE					
Blackwell, Allison F.	Deflection Specialist \$26.40/hr	Deflection Specialist \$27.19/hr	NCS	Ex	September 4, 2025
PUBLIC WORKS					
Thomas Jr., Timothy D.	Fleet Mechanic II \$22.91/hr	Fleet Mechanic II \$23.48/hr	NCS	Non-Ex	October 30, 2025
TECHNOLOGY					
Shaw, Emma L.	Software Manager \$47.51/hr	Software Manager \$48.46/hr	NCS	Ex	October 30, 2025

TERMINATIONS - FULL-TIME (F/T)

PUBLIC WORKS	POSITION	REASON	EFFECTIVE DATE
Wallace, Joseph K.	Maintenance Technician	Termination	November 13, 2025

Agenda Action Form

Paducah City Commission

Meeting Date: November 25, 2025

Short Title: Authorize Contract Modification No. 4 with A&K Construction for the Paducah Sports Park Project - **S. ERVIN & J. CANTER**

Category: Municipal Order

Staff Work By: Amie Clark

Presentation By: Steve Ervin, Jeff Canter

Background Information: On June 25, 2024, the BOC approved a contract with A&K Construction in the amount of \$47,771,838.83 for the construction of the Paducah Sports Park in partnership with the Fiscal Court and the McCracken County Sports Tourism Commission. At that time construction of the championship field and entry plaza were removed from the project for more value engineering.

On January 28, 2025, the BOC approved Contract Modification No. 1 with A&K Construction in the amount of \$999,000.00 for the construction of the Championship Field. Updated contract total of \$48,770,838.83.

On May 13, 2025, the BOC approved 90% design of the entry plaza and issued authorization to proceed with development of construction documents for the entry plaza.

On August 12, 2025, the BOC approved Contract Modification No. 2 with A&K Construction for a time extension of 73 days, with a new substantial completion date of March 1, 2026.

On September 15, 2025, the BOC approved Contract Modification No. 3 with A&K Construction in an amount not to exceed \$3,000,000.00 with A&K Construction for the construction of the Entry Plaza for an updated contract amount of \$51,342,449.25.

On November 5, 2025, the Sports Tourism Commission approved Contract Modification No. 4 with A&K Construction for a purchase credit in the amount of \$1,341,242.08 for items removed from the contract and direct purchased by the Fiscal Court, for an updated contract amount of \$50,001,207.17.

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

Attachments:

1. MO contract modification 4 – A&K Construction Sports Park
2. CO 004C_AK CREDIT_FINAL 20251028

MUNICIPAL ORDER NO. _____

A MUNICIPAL ORDER ADOPTING CONTRACT MODIFICATION NO. 4 TO THE CONSTRUCTION CONTRACT WITH A&K CONSTRUCTION, FOR A PURCHASE CREDIT IN THE AMOUNT OF \$1,341,242.08 FOR ITEMS REMOVED FROM THE CONTRACT

WHEREAS, on June 25, 2024, the Board of Commissioners approved a contract with A&K Construction in the amount of \$47,771,838.83 for the construction of the Paducah Sports Park in partnership with the Fiscal Court and the McCracken County Sports Commission; and

WHEREAS, at that time, construction of the championship field and entry plaza was removed from the project; and

WHEREAS, on January 28, 2025, the Board of Commissioners approved Contract Modification No. 1 with A&K Construction in the amount of \$999,000 for the construction of the championship field; and

WHEREAS, on August 12, 2025, the Board of Commissioners approved Contract Modification No. 2 extending the contract by to extend the contract by 73 days due to weather and time delays associated with cement stabilization; and

WHEREAS, on September 15, 2025, the Board of Commissioners approved Contract Modification No. 3 in an amount not to exceed \$3,000,000 with A&K Construction for the construction of the Entry Plaza, for an updated contract price of \$51,342,449.25; and

WHEREAS, on November 5, 2025, the Sports Tourism Commission approved Contract Modification No. 4 with A&K Construction for a purchase credit in the amount of \$1,341,242.08 for items removed from the contract and direct purchased by the Fiscal Court, for an updated contract amount of \$50,001.207.17.

NOW, THEREFORE, BE IT ORDERED BY THE BOARD OF COMMISSIONERS OF THE CITY OF PADUCAH, KENTUCKY:

SECTION 1. The City Commission hereby approves Contract Modification No. 4 for a purchase credit in the amount of \$1,341,242.08 for items removed from the contract and direct purchased by the Fiscal Court, for an updated contract amount of \$50,001.207.17.

SECTION 2. This Order shall be in full force and effect from and after the date of its adoption.

George Bray, Mayor

ATTEST:

Lindsay Parish, City Clerk

Adopted by the Board of Commissioners, November 25, 2025
Recorded by Lindsay Parish, City Clerk, November 25, 2025
mo\contract modification 4 – A&K Construction Sports Park



AIA®

Document G701® – 2017

Change Order

PROJECT: *(Name and address)*
Paducah Sports Park-Bid Package 1C/2A
C150 Downs Drive
Paducah, Kentucky 42001

CONTRACT INFORMATION:
Contract For: General Construction
Date: June 24, 2024

CHANGE ORDER INFORMATION:
Change Order Number: 004C
Date: October 27, 2025

OWNER: *(Name and address)*
McCracken County Fiscal Court
300 Clarence Gaines Street
Paducah, KY 42003

ARCHITECT: *(Name and address)*
Peck Flannery Gream Warren Inc.
101 South Fourth Street
PO Box 510
Paducah, KY 42002-0510

CONTRACTOR: *(Name and address)*
A&K Construction
100 Calloway Court
Paducah, KY 42001

THE CONTRACT IS CHANGED AS FOLLOWS:

(Insert a detailed description of the change and, if applicable, attach or reference specific exhibits. Also include agreed upon adjustments attributable to executed Construction Change Directives.)

Item No. 4.01: CREDIT BACK DIRECT OWNER PURCHASE 004 CREDIT FROM CHANGE ORDER 003C

Commercial Door & Hardware \$ 70,400.36

Item No. 4.02: DIRECT OWNER PURCHASE 001 CREDIT

Commercial Door & Hardware Building No. 3 (\$ 22,040.00)
Sales Tax (\$ 1,322.40)
Sub Total (\$ 23,362.40)

Commercial Door & Hardware Building No. 4 (\$ 30,265.00)
Sales Tax (\$ 1,815.90)
Sub Total (\$ 32,080.90)
TOTAL (\$ 55,443.30)

Item No. 4.03: DIRECT OWNER PURCHASE 002 CREDIT

James Sanders Nursery Landscape Materials (\$356,609.53)
Sales Tax (\$ 21,396.57)
Total (\$378,006.10)

Item No. 4.04: DIRECT OWNER PURCHASE 003 CREDIT

James Sanders Nursery Irrigation (\$768,895.62)
Sales Tax (\$ 46,133.74)
Total (\$815,029.36)

Item No. 4.05: DIRECT OWNER PURCHASE 004 CREDIT

Recreation Insites, LLC Buildings 9 (\$153,928.00)
Sales Tax (\$ 9,235.68)
Total (\$163,163.68)

TOTAL FOR CO NO. 004 (\$1,341,242.08)

The original Contract Sum was	\$ 47,771,838.83
The net change by previously authorized Change Orders	\$ 3,570,610.42
The Contract Sum prior to this Change Order was	\$ 51,342,449.25
The Contract Sum will be decreased by this Change Order in the amount of	\$ 1,341,242.08
The new Contract Sum including this Change Order will be	\$ 50,001,207.17

The Contract Time will be unchanged by zero (0) days.
The new date of Substantial Completion will be March 1, 2026

NOTE: This Change Order does not include adjustments to the Contract Sum or Guaranteed Maximum Price, or the Contract Time, that have been authorized by Construction Change Directive until the cost and time have been agreed upon by both the Owner and Contractor, in which case a Change Order is executed to supersede the Construction Change Directive.

NOT VALID UNTIL SIGNED BY THE ARCHITECT, CONTRACTOR AND OWNER.

Peck Flannery Gream Warren Inc.

ARCHITECT (*Firm name*)

A&K Construction

CONTRACTOR (*Firm name*)

McCracken County Fiscal Court

OWNER (*Firm name*)

SIGNATURE

Jeff Canter, Vice President

PRINTED NAME AND TITLE

DATE

SIGNATURE

Bill Boyd, President

PRINTED NAME AND TITLE

DATE

SIGNATURE

Craig Z. Clymer, Judge Executive

PRINTED NAME AND TITLE

DATE

Commercial Door & Hardware

1117 North 8th Street, Paducah, KY 42001
Tel: 270-441-7171 Fax: 270-441-7174

Project Name **Paducah Sports Park
Building 3**

Location **150 Downs Drive
Paducah, KY**

Bid Date **Jun 25, 2025**
Drawing Date **4/24/25**
Addenda

Job Number: 202090

Section **Bid Price**

08 11 13 Hollow Metal Doors & Frames

10 EACH HM.FR: 16 GAUGE, WELDED
10 EACH HM.DR: 16 GAUGE, STEEL STIFFENED

08 71 00 Door Hardware

1 LOT FINISH HARDWARE PER PLANS

BASED ON:

HINGES: HAGER
LOCKS: SCHLAGE
CLOSERS: NORTON
THRESHOLDS: NATIONAL GUARD
ELECTRIC STRIKE: HES
POWER SUPPLY: SECURITRON

Bid Total: 22,040.00

TERMS:

Payment terms are Net 10th of the month if paying from statement, or 30 days from receipt of invoice(s). A service charge may be applied to past due accounts at the rate of 2% per month. Kentucky State Sales Tax is not included in this quote, but will be collected on all applicable invoices. All out-of-state sales taxes will be the responsibility of contractor to accrue and pay directly to the state. Prices are FOB job site (unloading by others). We exclude glazing. This quote is based upon our company acting as a material supplier, not a subcontractor, and thus is not subject to retention. Pricing listed herein is valid for 30 days from date of issue.

Terms and conditions accepted by:

Purchaser:
Company:
Purchase Order #

Estimator: Mike Harshman
Company: Commercial Door & Hardware
Date: 6/25/25

Commercial Door & Hardware

1117 North 8th Street, Paducah, KY 42001
 Tel: 270-441-7171 Fax: 270-441-7174

Project Name **Paducah Sports Park**

Building # 4

Location **150 Downs Dr**

Paducah, KY

Bid Date **Jun 25, 2025**

Drawing Date **6/24/25**

Addenda

Job Number: 202053

Section	Bid Price
---------	-----------

08 11 13 Hollow Metal Doors & Frames

~~10 EACH HM.FR: 16 GAUGE, WELDED FRAMES ON SITE, REFERENCE SALES ORDER #514311~~

8 EACH HM.FR: 3-SIDED, VARIOUS JAMB DEPTHS, 16 GAUGE, WELDED

18 EACH HM.DR: 16 GAUGE, STEEL STIFFENED, FLUSH FACE, SEAMLESS

08 71 00 Door Hardware

1 LOT FINISH HARDWARE PER PLANS

BASED ON:

HINGES: HAGER

LOCKS: SCHLAGE

CLOSERS: NORTON

THRESHOLDS: NATIONAL GUARD

Bid Total: 30,265.00

TERMS:

Payment terms are Net 10th of the month if paying from statement, or 30 days from receipt of invoice(s). A service charge may be applied to past due accounts at the rate of 2% per month. Kentucky State Sales Tax is not included in this quote, but will be collected on all applicable invoices. All out-of-state sales taxes will be the responsibility of contractor to accrue and pay directly to the state. Prices are FOB job site (unloading by others). We exclude glazing. This quote is based upon our company acting as a material supplier, not a subcontractor, and thus is not subject to retention. Pricing listed herein is valid for 30 days from date of issue.

Terms and conditions accepted by:

Purchaser:

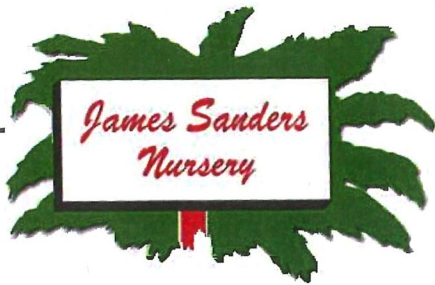
Company:

Purchase Order #

Estimator: Mike Harshman

Company: Commercial Door & Hardware

Date: 7/28/25



Commercial and Residential Landscaping

4123 Schneidman Road, Paducah, KY 42003

P.O. Box 7803, Paducah, Kentucky

Phone: 270-443-8851 - - - Fax: 270-444-7850

Bid to: City of Paducah
 Job Name: Paducah Sports Park
 Address: McCracken County Tourism Commission
 150 Downs Drive, Paducah, Kentucky
 Scope: Landscaping, Sodding, Seeding, Irrigation
 Bid #1: Landscaping (Trees, Shrubs, Ground Covers)

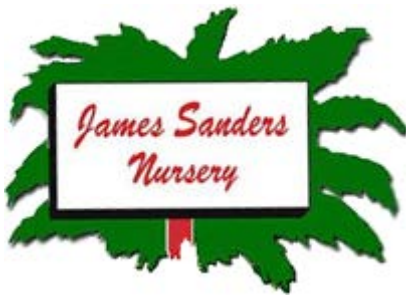
Bid Date: 10/17/2025

REVISED 3 (Well Water)

Pg. 1 of 2

Qty.	Item / Description	Size	Unit	Unit Price	Total Price
40	Acer rubrum	1.5" Cal.	B&B	\$104.50	\$4,180.00
33	Acer saccharum	1.5" Cal.	B&B	\$112.20	\$3,702.60
7	Carpinus betulus 'Fastigiata'	1.5" Cal.	B&B	\$125.40	\$877.80
11	Celtis occidentalis	1.5" Cal.	B&B	\$112.20	\$1,234.20
14	Ginkgo biloba	1.5" Cal.	B&B	\$118.80	\$1,663.20
12	Gingko biloba Princeton Sentry	1.5" Cal.	B&B	\$118.80	\$1,425.60
42	Gleditsia triacanthos inermis	1.5" Cal.	B&B	\$112.20	\$4,712.40
23	Liquidambar styraciflua	1.5" Cal.	B&B	\$104.50	\$2,403.50
2	Magnolia x soulangeana	5' Ht.	B&B	\$70.40	\$140.80
43	Nyssa sylvatica	1.5" Cal.	B&B	\$112.20	\$4,824.60
54	Platanus x acerifolia	1.5" Cal.	B&B	\$104.50	\$5,643.00
19	Quercus bicolor	1.5" Cal.	B&B	\$112.20	\$2,131.80
34	Quercus shumardi	1.5" Cal.	B&B	\$112.20	\$3,814.80
14	Taxodium distichum	1.5" Cal.	B&B	\$104.50	\$1,463.00
122	Tilia cordata	1.5" Cal.	B&B	\$156.20	\$19,056.40
29	Acer campestre Hedge Maple sub. For Zelkova 'City Sprite' TM	1.5" Cal.	B&B	\$112.20	\$3,253.80
43	Picea abies	5' Ht.	B&B	\$261.80	\$11,257.40
3	Picea glauca 'Densata'	5' Ht.	B&B	\$261.80	\$785.40
25	Tsuga canadensis	5-6' Ht.	B&B	\$188.10	\$4,702.50
40	Amelanchier x grandiflora 'Autumn Brilliance'	5' Ht.	B&B	\$166.10	\$6,644.00
37	Cercis canadensis	5'	B&B	\$177.10	\$6,552.70
10	Cornus florida 'Cherokee Princess'	2" Cal.	B&B	\$125.40	\$1,254.00
48	Buxus x 'Green Gem'	18" HT.	3 Gal.	\$55.00	\$2,640.00
26	Hydrangea paniculata 'Limelight'	24" HT.	5 Gal.	\$38.50	\$1,001.00
68	Hydrangea quercifolia	36" Ht.	5 Ga.	\$35.20	\$2,393.60
53	Ilex verticillata 'Winter Gold'	36" Ht.	5 Ga.	\$38.50	\$2,040.50
189	Itea virginica 'Henry's Garnet'	18" Ht.	3 Gal.	\$12.10	\$2,286.90
31	Juniperus chinensis 'Kaillays Compact'	18" Ht.	3 Gal.	\$11.00	\$341.00
45	Juniperus virginiana 'Grey Owl'	18" Ht.	3 Gal.	\$11.00	\$495.00

Continued on Pg. 2



CITY OF PADUCAH
PADUCAH SPORTS COMPLEX

JAMES SANDES NURSERY INC
4123 SCHNEIDMAN ROAD
PADUCAH KY 42003
270-443-8851

Line #	Item #	Item Desc	Qty	UOM	Unit Price	Extended Price
1	150PVCBE	PVC Pipe 1 1/2 in. x 20 ft. Schedule 40 Bell End (Priced per ft.) Item Note: ITEM SOLD PER 20LF SECTIONS, QTY ROUNDED UP TO THE NEAREST 20LF	60	FT	1.124	67.44
2	2PVCBE	PVC Pipe 2 in. x 20 ft. Schedule 40 Bell End (Priced per ft.) Item Note: ITEM SOLD PER 20LF SECTIONS, QTY ROUNDED UP TO THE NEAREST 20LF	80	FT	1.142	91.36
3	3PVCBE	PVC Pipe 3 in. x 20 ft. Schedule 40 Bell End (Priced per ft.) Item Note: ITEM SOLD PER 20LF SECTIONS, QTY ROUNDED UP TO THE NEAREST 20LF	680	FT	2.898	1,970.64
4	4PVCBE	PVC Pipe 4 in. x 20 ft. Schedule 40 Bell End (Priced per ft.) Item Note: ITEM SOLD PER 20LF SECTIONS, QTY ROUNDED UP TO THE NEAREST 20LF	540	FT	3.143	1,697.22
5	6PVCBE	PVC Pipe 6 in. x 20 ft. Sch 40 Bell End (Priced per ft.) Item Note: ITEM SOLD PER 20LF SECTIONS, QTY ROUNDED UP TO THE NEAREST 20LF	620	FT	10.795	6,692.90
6	ST	Subtotal Irrigation - Sleeving			0.000	10,519.56
7	NSI-99999999	IRRIGATION PUMP STATION/FILTER SYSTEM (IRRIGATION PUMP STATION/FILTER SYSTEM) Item Note: PUMP STATIONS & FILTER SYSTEMS ARE NOT INCLUDED IN THIS BID. CONTACT PLATT INDUSTRIAL CONTROL FOR QUOTES.	1		79,853.330	79,853.33
8	PUMP SET UP	PUMP SET UP	1		2,466.770	2,466.77
9	NSI-99999998	AERATION SYSTEMS (AERATION SYSTEMS) Item Note: NOT INCLUDED IN BID. PER SPECS: CONTACT KEYSTONE HATCHERIES LLC FOR PRICING. CONTRACTOR TO VERIFY.	1		13,493.000	13,493.00
10	AERATION PANEL SET UP	AERATION PANEL SET UP	1		800.000	800.00

11	NSI-99999997	WELL (WELL) Item Note: WELL NOT INCLUDED IN BID. PER SPECS: WELL DRILLING DEVELOPMENT AND COSTING WILL BE DIRECTLY HANDLED THROUGH KELLY WELL DRILLING 270-653-6708. CONTRACTOR TO VERIFY	2		0.000	0.00
12	NSI-99999999	PLATT FILTER STATION	1		27,583.130	27,583.13
13	NSI-99999996	BASELINE 2" FLOW METER - BY PLATT INDUSTRIAL (BASELINE 2" FLOW METER - BY PLATT INDUSTRIAL) Item Note: BASELINE 2" FLOW METER - PER DETAIL PROVIDED BY PLATT INDUSTRIAL W/FLANGES. IR CONTRACTOR INSTALLATION	2		0.000	0.00
14	ST	Subtotal Irrigation - Point of Connection			0.000	124,196.23
15	2PVC200BE	PVC Pipe 2 in. x 20 ft. SDR-21 (CL 200) Bell End (Priced per ft.) Item Note: ITEM SOLD PER 20LF SECTIONS, QTY ROUNDED UP TO THE NEAREST 20LF	7,640	FT	1.031	7,876.84
16	3PVC200BE	PVC Pipe 3 in. x 20 ft. SDR-21 (CL 200) Bell End (Priced per ft.) Item Note: ITEM SOLD PER 20LF SECTIONS, QTY ROUNDED UP TO THE NEAREST 20LF	14,100	FT	2.315	32,641.50
17	ST	Subtotal Irrigation - Mainline Piping			0.000	40,518.34
18	BIDMISC	Miscellaneous Bid Product Item Note: MAINLINE FITTINGS ARE TO BE SCH 80 PER SPECS & ESTIMATED AT 50% OF THE COST OF MAINLINE PIPE	20,000	EA	1.000	20,000.00
19	ST	Subtotal Irrigation - Mainline Fittings			0.000	20,000.00
20	XCZ100PRBR	Rain Bird XCZ Wide Flow Control Zone Kit Reclaimed PESB-R Valve 1 in.	16	EA	270.336	4,325.38
21	170106	Highline Standard Valve Box Rectangle 11 in. x 16 in. x 12 in. H Black Box/Green Lid Drop-in CV Closed Mouse Holes	16	EA	74.390	1,190.24
22	PT-DBRY-600-2	Pro-Trade DBR/Y-600 Red/Yellow Gorilla Nut 2 Pack	16	BG	4.444	71.10
23	801-335	Sch 80 PVC Reducing Tee 3 in. x 1 in. Socket	16	EA	42.651	682.42
24	112PVCNTOE	Sch 80 PVC Nipple 1 in. x 12 in. MIPT Threaded One End	16	EA	6.597	105.55
25	435-010	Sch 40 PVC Female Adapter 1 in. Socket x FIPT	16	EA	0.793	12.69
26	DECSTAKE10	Hunter Universal Decoder Stake Kit	2	EA	4.604	9.21
27	ID-STD-Y1	Christy's Identification Tag 2.25 in. 2.7 in. Yellow (Contact Buyer with Marking Instructions)	16	EA	5.566	89.06
28	100PESB	Rain Bird PESB Industrial Scrubber Valve Plastic 1 in. w/ Flow Control FIPT x FIPT	46	EA	150.612	6,928.15
29	170106	Highline Standard Valve Box Rectangle 11 in. x 16 in. x 12 in. H Black Box/Green Lid Drop-in CV Closed Mouse Holes	46	EA	74.390	3,421.94
30	PT-DBRY-600-2	Pro-Trade DBR/Y-600 Red/Yellow Gorilla Nut 2 Pack	46	BG	4.444	204.42
31	801-335	Sch 80 PVC Reducing Tee 3 in. x 1 in. Socket	46	EA	42.651	1,961.95
32	112PVCNTOE	Sch 80 PVC Nipple 1 in. x 12 in. MIPT Threaded One End	92	EA	6.597	606.92
33	DECSTAKE10	Hunter Universal Decoder Stake Kit	5	EA	4.604	23.02
34	ID-STD-Y1	Christy's Identification Tag 2.25 in. 2.7 in. Yellow (Contact Buyer with Marking Instructions)	46	EA	5.566	256.04
35	ST	Subtotal Irrigation - Remote Control Valves			0.000	19,888.09

36	5RC	Rain Bird Quick Coupling Valve 1 in. FIPT Inlet 1 pc. Body with Yellow Rubber Cover Item Note: PROVIDE 2 KEYS AND SWIVEL AS PER QCV DETAIL	96	EA	161.999	15,551.90
37	181104	Highline Valve Box Round 10 in. Black Box/Green Lid CV	96	EA	47.329	4,543.58
38	55K	Rain Bird 55K Quick Coupling Valve Key 1 in.	20	EA	135.903	2,718.06
39	SH1	1 in. x 3/4 in. Swivel Ells	20	EA	80.715	1,614.30
40	G132218	Lasco Standard Unitized Swing Joint 1 in. x 18 in. MIPT	96	EA	45.727	4,389.79
41	NSI-99999995	SP-15 TRYNEX FIBERGLASS MARKING STAKE (SP-15 TRYNEX FIBERGLASS MARKING STAKE) Item Note: PART # NOT FOUND, PER SPECS PLACE (1) TRYNEX FIBERGLASS MARKING STAKE SP-15 AT EVERY QCV VALVE LOCATION	96		0.000	0.00
42	3629-005	Spears True Union 2000 Standard PVC Ball Valve 1/2 in. Socket x FIPT w/ EPDM O-Rings	18	EA	59.925	1,078.65
43	181104	Highline Valve Box Round 10 in. Black Box/Green Lid CV	18	EA	47.329	851.92
44	112PVCNTOE	Sch 80 PVC Nipple 1 in. x 12 in. MIPT Threaded One End	36	EA	6.597	237.49
45	829-010	Sch 80 PVC Coupling 1 in. Socket	36	EA	6.664	239.90
46	801-335	Sch 80 PVC Reducing Tee 3 in. x 1 in. Socket	36	EA	42.651	1,535.44
47	NSI-99999994	SP-15 TRYNEX FIBERGLASS MARKING STAKE (SP-15 TRYNEX FIBERGLASS MARKING STAKE) Item Note: PART # NOT FOUND, PER SPECS PLACE (1) TRYNEX FIBERGLASS MARKING STAKE SP-15 AT EVERY ISO VALVE LOCATION	18		0.000	0.00
48	1839-020	Spears True Union 2000 PVC Ball Valve 2 in. Socket x FIPT w/	16	EA	329.150	5,266.40
49	181104	Highline Valve Box Round 10 in. Black Box/Green Lid CV	16	EA	47.329	757.26
50	212PVCNTOE	Sch 80 PVC Nipple 2 in. x 12 in. MIPT Threaded One End	32	EA	17.072	546.30
51	829-020	Sch 80 PVC Coupling 2 in. Socket	32	EA	11.740	375.68
52	NSI-99999993	SP-15 TRYNEX FIBERGLASS MARKING STAKE (SP-15 TRYNEX FIBERGLASS MARKING STAKE) Item Note: PART # NOT FOUND, PER SPECS PLACE (1) TRYNEX FIBERGLASS MARKING STAKE SP-15 AT EVERY ISO VALVE LOCATION	16		0.000	0.00
53	801-338	Sch 80 PVC Reducing Tee 3 in. x 2 in. Socket	16	EA	42.651	682.42
54	1822-030	Spears True Union 2000 PVC Ball Valve 3 in. Socket w/ EPDM O	29	EA	910.907	26,416.30
55	181104	Highline Valve Box Round 10 in. Black Box/Green Lid CV	29	EA	47.329	1,372.54
56	312PVCNTOE	PVC Nipple Toe Sch 80 3 in. x 12 in.	58	EA	27.871	1,616.52
57	829-030	Sch 80 PVC Coupling 3 in. Socket	58	EA	34.065	1,975.77
58	NSI-99999992	SP-15 TRYNEX FIBERGLASS MARKING STAKE (SP-15 TRYNEX FIBERGLASS MARKING STAKE) Item Note: PART # NOT FOUND, PER SPECS PLACE (1) TRYNEX FIBERGLASS MARKING STAKE SP-15 AT EVERY ISO VALVE LOCATION	29		0.000	0.00
59	801-030	Sch 80 PVC Tee 3 in. Socket	29	EA	46.847	1,358.56
60	ST	Subtotal Irrigation - Mainline Components			0.000	73,128.78
61	50PVCBE	PVC Pipe 1/2 in. x 20 ft. Schedule 40 Bell End (Priced per ft.) Item Note: ITEM SOLD PER 20LF SECTIONS, QTY ROUNDED UP TO THE NEAREST 20LF, PIPING PER LEGEND FOR AERATION SYSTEMS. IT SEEMS PER THE AERATION DETAIL THAT THE SCH40 AND EZ PRO W38 LEGEND SYMBOLS ARE INCORRECT. COUNTED PER LEGEND SYMBOL. CONTRACTOR TO VERIFY.	3,240	FT	0.336	1,088.64

62	NSI-99999991	3/4" EZ-PRO W38-100 WEIGHTED AIRLINE (3/4" EZ-PRO W38-100 WEIGHTED AIRLINE) Item Note: PART OF THE AERATION SYSTEMS. NOT SET UP IN UE. NOT INCLUDED IN THIS BID. PER SPECS: CONTACT KEYSTONE HATCHERIES PER PRICING.	2,200		0.000	0.00
63	1PVC200BE	PVC Pipe 1 in. x 20 ft. SDR-21 (CL 200) Bell End (Priced per ft.) Item Note: ITEM SOLD PER 20LF SECTIONS, QTY ROUNDED UP TO THE NEAREST 20LF	7,480	FT	0.328	2,453.44
64	150PVC200BE	PVC Pipe 1-1/2 in. x 20 ft. SDR-21 (CL 200) Bell End (Priced per ft.) Item Note: ITEM SOLD PER 20LF SECTIONS, QTY ROUNDED UP TO THE NEAREST 20LF	2,260	FT	0.675	1,525.50
65	ST	Subtotal Irrigation - Lateral Line Piping			0.000	5,067.58
66	BIDMISC	Miscellaneous Bid Product Item Note: LATERAL LINE FITTINGS ARE ESTIMATED AT 35% OF THE COST OF LATERAL LINE PIPE	2,000	EA	1.000	2,000.00
67	NSI-99999990	QS2 EZ PRO DIFFUSER (QS2 EZ PRO DIFFUSER) Item Note: PART OF THE AERATION SYSTEMS. NOT SET UP IN UE. NOT INCLUDED IN THIS BID. PER SPECS: CONTACT KEYSTONE HATCHERIES PER PRICING.	18		0.000	0.00
68	ST	Subtotal Irrigation - Lateral Line Fittings			0.000	2,000.00
69	TLCV4-12025	Netafim Techline Cv 17 mm Check Valve Dripline 0.4 GPH 12 in. Spacing 250 ft. (Priced per ft.) Item Note: ITEM SOLD PER 250LF ROLL - QTY ROUNDED UP TO THE NEAREST FULL ROLL	11,000	FT	0.443	4,873.00
70	PT-DBRY-600-2	Pro-Trade DBR/Y-600 Red/Yellow Gorilla Nut 2 Pack	22	BG	4.444	97.77
71	TLFV-1	Netafim Techline Automatic Flush Valve 1 GPH Item Note: QUOTED PER SYMBOLS SHOWN ON PLANS. SPECS CALL FOR 2 PER DRIP ZONE. CONTRACTOR TO VERIFY.	22	EA	16.453	361.97
72	181104	Highline Valve Box Round 10 in. Black Box/Green Lid CV	22	EA	47.329	1,041.24
73	65ARIA100	1 in. Air Vacuum/Relief Valve Item Note: PER SPECS CALL OUT "AIR RELIEF VALVE 65ARIA100" (1) PER DRIP ZONE, QUOTED PER DETAIL. CONTRACTOR TO VERIFY.	22	EA	43.092	948.02
74	181104	Highline Valve Box Round 10 in. Black Box/Green Lid CV	22	EA	47.329	1,041.24
75	430-010	Sch 40 PVC Coupling 1 in. FIPT	22	EA	1.467	32.27
76	13PVCN	Sch 80 PVC Nipple 1 in. x 3 in. MIPT Threaded Both Ends	22	EA	1.378	30.32
77	BIDMISC	Miscellaneous Bid Product Item Note: DRIP FITTINGS ARE ESTIMATED AT 25% OF THE COST OF DRIP TUBING	1,500	EA	1.000	1,500.00
78	ST	Subtotal Irrigation - Drip/Point Source Irrigation			0.000	9,925.83
79	MP100090	Hunter MP Rotator MP1000 Nozzle 8 ft. - 15 ft. 90 Degree - 210 Degree	218	EA	6.775	1,476.95
80	1806SAMP45	Rain Bird 1806 Spray Body NSI 6 in. Pop Up with PRS45 Pressure Regulator and SAM Check Valve	218	EA	22.218	4,843.52
81	MP200090	Hunter MP Rotator MP2000 Nozzle 13 ft. - 21 ft. Radius 90 Degree - 210 Degree 13 ft. - 21 ft. 90 Degree - 210 Degree	375	EA	7.905	2,964.38

82	1806SAMP45	Rain Bird 1806 Spray Body NSI 6 in. Pop Up with PRS45 Pressure Regulator and SAM Check Valve	375	EA	22.218	8,331.75
83	NSI-99999989	*SPRAY HEAD ASSEMBLIES* (*SPRAY HEAD ASSEMBLIES*)	593		0.000	0.00
84	BL410-005	Blu-Lock 90 Degree Elbow 1/2 in. BL x MIPT	1,186	EA	0.714	846.80
85	BLP-050-CL-1X	Hydro-Rain Blu-Lock Poly Pipe 1/2 in. x 100 ft. NSF (Sold per Roll)	10	RL	28.328	283.28
86	ST	Subtotal Irrigation - Spray Irrigation			0.000	18,746.68
87	NSI-99999988	BASELINE 3200XS CONTROLLERS (Baseline 3200 200 Station 2-Wire Conventional Wall Mount Stainless Steel Controller) Item Note: <i>NOT INCLUDED IN THIS BID. TO BE INSTALLED AS PART OF THE PUMP STATION SYSTEM. WILL BE A PART OF THE PLATT INDUSTRIAL QUOTE. CONTRACTOR TO VERIFY.</i>	4		0.000	0.00
88	09101001-CARS	Carson Spec Valve Box Round 10 in. Green Box/Green Lid Overlapping ICV	4	EA	65.880	263.52
89	182199IC	Copper Grounding Plate 4 in. x 96 in.	4	EA	279.981	1,119.92
90	1820058	Paige PowerSet Earth Contact Backfill Ground Enhancement Materials 50 lb.	8	EA	202.139	1,617.11
91	1820001C6	Grounding Rod with 15 ft. of 6 AWG Bare Wire 5/8 in. x 8 ft.	4	EA	90.377	361.51
92	BL-5315B	BaseLine Soil Moisture Sensor Wired w/ 18 in. Probe Item Note: <i>MOISTURE SENSOR FOR TREES. QUOTED AS SHOWN ON PLANS.</i>	9	EA	331.700	2,985.30
93	181104	Highline Valve Box Round 10 in. Black Box/Green Lid CV	9	EA	47.329	425.96
94	PT-DBRY-600-2	Pro-Trade DBR/Y-600 Red/Yellow Gorilla Nut 2 Pack	9	BG	4.444	40.00
95	122BLU2500	Rain Bird Maxi Wire Blue 12 Gauge Jacketed 2 Conductor 2500 ft. (Priced per ft.) Item Note: <i>12/2 BLUE PER SPECS. EST 11470LF, ROUNDED TO THE NEAREST ROLL</i>	12,500	FT	0.911	11,387.50
96	BL-5201	BaseLine Direct Burial Bicoder 1 Valve Item Note: <i>SPECS AND DETAILS STATE TO USE SS SCREWS TO MOUNT THE DECODER IN THE REQUIRED LOCATION</i>	62	EA	169.880	10,532.56
97	PT-DBRY-600-2	Pro-Trade DBR/Y-600 Red/Yellow Gorilla Nut 2 Pack	62	BG	4.444	275.53
98	BL-LA01	Baseline Direct Burial Surge Arrestor Item Note: <i>QUOTED AS SHOWN ON PLANS. ASSEMBLY QUOTED PER DETAILS. CONTRACTOR TO VERIFY.</i>	29	EA	102.300	2,966.70
99	181104	Highline Valve Box Round 10 in. Black Box/Green Lid CV	116	EA	47.329	5,490.16
100	PT-DBRY-600-2	Pro-Trade DBR/Y-600 Red/Yellow Gorilla Nut 2 Pack	29	BG	4.444	128.88
101	1820001C6	Grounding Rod with 15 ft. of 6 AWG Bare Wire 5/8 in. x 8 ft.	29	EA	90.377	2,620.93
102	182199IC	Copper Grounding Plate 4 in. x 96 in.	29	EA	279.981	8,119.45
103	1820058	Paige PowerSet Earth Contact Backfill Ground Enhancement Materials 50 lb.	58	EA	202.139	11,724.06
104	270RC3	Paige Re-Enterable Connector 3 Positions (3/pkg.)	29	EA	87.933	2,550.06
105	BL-5315B	BaseLine Soil Moisture Sensor Wired w/ 18 in. Probe Item Note: <i>MOISTURE SENSOR FOR PLANTS. QUOTED AS SHOWN ON PLANS.</i>	9	EA	331.700	2,985.30
106	181104	Highline Valve Box Round 10 in. Black Box/Green Lid CV	9	EA	47.329	425.96

107	PT-DBRY-600-2	Pro-Trade DBR/Y-600 Red/Yellow Gorilla Nut 2 Pack	9	BG	4.444	40.00
108	142GRN2500	Rain Bird Maxi Wire Green 14 Gauge Jacketed 2 Conductor 2,500 ft. (Priced per ft.) Item Note: 14/2 GREEN PER SPECS. QUOTED 2X THE MAINLINE LENGTH. ROUND TO THE NEAREST ROLL. CONTRACTOR TO VERIFY FINAL QUANTITY.	45,000	FT	0.751	33,795.00
109	18008-250	Paige Shielded Communication Wire 18 Gauge 2 Pair 250 ft. Roll Item Note: COMMUNICATION WIRE FOR FLOW SENSOR	250	FT	1.426	356.50
110	ST	Subtotal Irrigation - Controller/Electrical			0.000	100,211.91
111	BIDMISC	Miscellaneous Bid Product Item Note: GTA TO BE ESTIMATED AT 2.5% OF TOTAL BID AMOUNT	10,000	EA	1.000	10,000.00
112	ST	Subtotal Irrigation - Glue/Tape/Accessories			0.000	10,000.00
113	58308N	Orbit Tripod Sprinkler Stand with Brass Impact Sprinkler Head Metal 25 in. to 48 in.	15	EA	84.334	1,265.01
114	NODE100	Hunter NODE Outdoor Controller 1 Station with DC Latching Solenoid Battery Powered	15	EA	143.024	2,145.36
115	CELCF34050	Hose, Water, 3/4 in. x 50 ft., Swan Contractor Grade, 500 PSI	30	EA	62.810	1,884.30
116	261SDX1006	3/4 Male Npt Brass F/ P Sureseal 1006 Buckner	8	EA	111.563	892.50
117	MP300090	Hunter MP Rotator MP3000 Nozzle 22 ft. - 30 ft. 90 Degree - 210 Degree	7	EA	6.252	43.76
118	ST	Subtotal Irrigation - Extra Materials/Misc Items			0.000	6,230.93
119	AERATION SYSTEM	KEYSTONE HATCHERIES AERATION SYSTEM	1		17,009.330	17,009.33

SUB TOTAL \$ 457,443.26

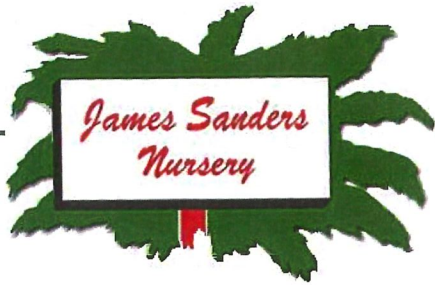
WELL QTY 1

\$193,000.00

PLATT STATION QTY 1

\$118,452.36

TOTAL \$ 768,895.62



Commercial and Residential Landscaping

4123 Schneidman Road, Paducah, KY 42003
 P.O. Box 7803, Paducah, Kentucky
 Phone: 270- 443- 8851 Fax: 270-444-7850

Job Name: Paducah Sports Park
 Address: McCracken County Tourism Commission
 150 Downs Drive, Paducah, Kentucky

Bid Date: 10/17/2025

Scope: Landscaping, Sodding, Seeding, Irrigation

Pg. 2 of 2

Bid #1: Landscaping (Continued)					
49	Taxus x media 'Densiformis'	24" Ht.	5 Gal.	\$38.50	\$1,886.50
68	Viburnum x juddii	24" Ht.	7 Gal.	\$16.50	\$1,122.00
509	Allium x 'Millenium'	1 Gal.		\$8.80	\$4,479.20
45	Carex pensylvanica	1 Gal.		\$6.60	\$297.00
2172	Liriope spicata	1 Gal.		\$3.30	\$7,167.60
919	Panicum virgatum 'Heavy Metal'	1 Gal.		\$5.23	\$4,801.78
61	Pennisetum alopecuroides	1 Gal.		\$5.50	\$335.50
428	Pennisetum alopecuroides 'Little Bunny'	1 Gal.		\$5.23	\$2,236.30
1315	Schizachyrium scoparium 'The Blues'	1 Gal.		\$6.60	\$8,679.00
162	Sporobolus heterolepis	1 Gal.		\$6.60	\$1,069.20
158	Aster novae-angliae	1 Gal.		\$9.35	\$1,477.30
778	Coreopsis x 'Jethro Tull'	1 Gal.		\$8.25	\$6,418.50
178	Hemerocallis x 'Mni Stella'	1 Gal.		\$5.50	\$979.00
12	Liatris spicata 'Kobold'	1 Gal.		\$11.00	\$132.00
170	Salvia nemorosa 'May Night'	1 Gal.		\$7.70	\$1,309.00
138385	No-mow Turf (JSN Seed Blend)	SF		\$0.18	\$24,909.30
8123	Sedge Meadow Seed Mix	SF		\$0.20	\$1,624.60
79555	Bioswale Seed Mix	SF		\$0.20	\$15,911.00
56471	Sod	SF		\$0.75	\$42,353.25
	Shredded Hardwood Mulch				\$125,000.00
	Treflan Herbicide				\$1,500.00
	Irrigation System (using Well Water) [See Irrigation Proposal]				\$768,895.62
					\$1,125,505.15
				LANDSCAPING MATERIAL TOTAL	\$356,609.53

NOTE: This quote is based on quantities provided to us on the revised plans, and do not include anything other than what is listed here.

"James Sanders Nursery, Inc. is a Certified DBE"



P.O. Box 208 Harrison, OH 45030
 Toll Free 800-762-7936
 Fax 330-821-4505
 www.dwarec.com
 info@dwarec.com

11/13/2024
 Quote #
 106014-01-06

City of Paducah - Paducah Sports Park - Area 3 - 11/13/2024

Paducah, City of
 Attn: Contractor Bid
 300 S. 5th Street
 Paducah, KY 42003
 United States

Project # 106014
Job # 106014-01
Ship to Zip 42001

Quantity	Part #	Description	Unit Price	Amount
AREA 3				
1	RDU	GameTime - PowerScape Play Structure (YPADUCAHSPORTSPARK-3-R3)- Ages 5 - 12; Aluminum Upright	\$76,825.00	\$76,825.00
1	RDU	GameTime - PowerScape Play Structure- Ages 2 - 5; Aluminum Upright	\$52,655.00	\$52,655.00
1	RDU	GameTime - 4 Bay PowerScape Swing with (2) Enclosed Tot Seats, (2) Zero-G Chairs, (2) Belt Seats, (1) Disc Swing Combo	\$20,966.00	\$20,966.00
1	6000SP	GameTime - GT Edge	\$34,999.00	\$34,999.00
1	91072	GameTime - 5'-0" Hillside Zip Slide	\$4,944.00	\$4,944.00
1	6224SP	GameTime - Hillside Tug Rope w. Handholds	\$3,500.00	\$3,500.00
1	6272	GameTime - Merry-Go-All	\$9,859.00	\$9,859.00
1	6099SP	GameTime - Full Play Sphere, Standard 28"	\$2,344.00	\$2,344.00
2	6096SP	GameTime - Half Play Sphere, Standard 20"	\$826.00	\$1,652.00
1	6097SP	GameTime - Full Play Sphere, Standard 20"	\$1,331.00	\$1,331.00
2	6094SP	GameTime - Half Play Sphere, Standard 14"	\$560.00	\$1,120.00
1	6095SP	GameTime - Full Play Sphere, Standard 14"	\$799.00	\$799.00
1	RDU	GameTime - 36" Square Deck Ada - For Mounds and includes uprights	\$2,515.00	\$2,515.00
1	178749	GameTime - Owner's Kit	\$89.00	\$89.00
INSTALLATION				
1	RDU	GameTime - Installation of the Above Equipment- By Certified GameTime Installer	\$57,190.00	\$57,190.00
			Sub Total	\$270,788.00
			Discount	(\$29,388.25)
			Freight	\$10,803.25
			Total	\$252,203.00

Comments

Installation is based on NON- PREVAILING WAGE.

Client is responsible for all mounds and site work prior to installation. Everything needs to be to finished grade before we start our install.

2024 Pricing on Equipment is valid and must be ordered by November 5, 2024. The new 2025 Pricing goes into effect after this date. Please request a new quote after that time. Our quotation is based on shipment of all items at one time to a single destination, unless otherwise noted, and changes are subject to price adjustment.





P.O. Box 208 Harrison, OH 45030
 Toll Free 800-762-7936
 Fax 330-821-4505
 www.dwarec.com
 info@dwarec.com

11/13/2024
 Quote #
 106014-01-06

City of Paducah - Paducah Sports Park - Area 3 - 11/13/2024

Due to volatility of fuel prices, freight charges may change at time of delivery.

Payment Terms:

- Cash With Order Discount (CWO): Orders for GameTime equipment paid in full at time of order via check, Electronic Funds Transfer (ACH or wire) and only items shipping from Fort Payne, AL are eligible for a three percent (3%) cash with order discount.
- Payment via credit card: If you elect to pay by credit card, GameTime charges a 2.50% processing fee that is assessed on the amount of your payment. This fee is shown as a separate line item and included in the total amount charged to your credit card. You have the option to pay by check, ACH or Wire without any additional fees.
- Credit terms are Net 30 days, subject to approval by the GameTime Credit Manager.
- A completed credit application must be submitted and approved prior to the order being received. Please allow at minimum 2 days for the credit review process.
- GameTime may also require: Completed Project Information Sheet (if applicable) and Copies of Payment and Performance Bonds (if applicable)
- A 1.5% per month finance charge will be imposed on all past due invoices.
- Retainage not accepted.
- Orders under \$5,000 require payment with order.
- Equipment will be invoiced separately from other services and shall be payable in advance of those services and project completion.

Force Majeure: No Party to this Agreement shall be responsible for any delays, price increases, or failure to perform any obligation under this Agreement due to acts of God, outbreaks, epidemic/pandemic or the spreading of disease or contagion strikes or other disturbance, including, without limitation, war, insurrection, embargoes, governmental restrictions, acts of governments or governmental authorities, and any other cause beyond the control of such party. During an event of force majeure, the Parties' duty to perform obligations shall be suspended.

To order: Please complete the acceptance portion of this quotation and provide color selections, purchase order copy and other key information requested.

This quote does not include any state or local sales taxes. Sales tax will be added to the order if required, unless otherwise noted.

Acceptance of this proposal indicates your agreement to the terms and conditions stated herein.

Purchase Orders or Checks must be made out to:

GameTime
 c/o DWA Recreation, Inc.
 P.O. Box 208
 Harrison, OH 45030

Once equipment is ordered, the owner assumes that the equipment is being installed according to the ASTM standards for layout and design. Additionally, the owner shall check to make sure that all appropriate fall zones are current and compliant. In the event that the owner has to return the equipment, both inbound and outbound freight will be charged along with a 25% restocking fee.

GameTime Shipping Time: Current shipping time for GameTime is approximately 10 weeks. Please allow an additional 7-10 days for transit. Some items have longer lead times and can take up to 12-18 weeks.

Short Ship Claims: Purchaser has 14 days from receipt of equipment to file a short ship report in writing to our office. Company reserves right to not honor claims made after this time.

Extended Lead Times Expected

Please be advised this Quote contains product(s) which may require extended lead times. Lead times may vary depending on the products selected.





P.O. Box 208 Harrison, OH 45030
Toll Free 800-762-7936
Fax 330-821-4505
www.dwarec.com
info@dwarec.com

11/13/2024
Quote #
106014-01-06

City of Paducah - Paducah Sports Park - Area 3 - 11/13/2024

Installation Terms:





























- The above pricing is based on installation over natural earth and does not include any site work, unless otherwise noted on this quote.
- This pricing does not include receiving and storage of the equipment prior to installation.
- Any existing wood chips, asphalt, or playground equipment, in the area where the new structure will be located, must be removed by the owner unless otherwise noted on this quote.
- The play area site would need to be level prior to installation.
- An area will need to be provided for the disposal of excess dirt created when augering holes.
- Access to a dumpster will need to be provided for the disposal of packaging materials and old equipment (if applicable).
- The above pricing is based on non-prevailing wage rates unless otherwise noted.

Please note you are required by Kentucky State law to contact "Kentucky Underground Protection Service" at 1-800-752-6007 before any excavation or installation takes place. Because their questions will relate to the location of the site, we ask you to please contact them personally. This should be done within a two-week period but not less than four days prior to installation, as they will need 48 hours to mark off the site.
















Owner is responsible for verifying and marking all private underground utilities locations prior to installation.

City of Paducah - Paducah Sports Park - Area 3 - 11/13/2024

METAL COLOR OPTIONS

						
Black	Starlight Black	Metallic	White	Vanilla	Champagn	Beige
						
Brown	Bronze	Dark Green	Green	Sage	Ice Butter	Ice Mint
						
Chartrouse	Spring Green	Ocean	Azure	Sea Mist	Sky Blue	Blue
						
Periwinkle	Royal Purple	Burgundy	Red	Orange	Butterscotch	Yellow

ROTO PLASTIC COLOR OPTIONS

						
Champagn	Beige	Brown	Green	Chartrouse	Spring Green	Azure
						
Sky Blue	Blue	Periwinkle	Royal Purple	Burgundy	Red	Orange
						
Yellow						

City of Paducah - Paducah Sports Park - Area 3 - 11/13/2024

HDPE COLOR OPTIONS

							
Brown/White	Green	Green/White	Spring Green	Spring Green/White	Azure	Azure/White	Sky Blue
							
Sky Blue/White	Blue	Blue/White	Purple	Purple/White	Burgundy	Burgundy/White	Red
							
Red/White	Orange	Orange/White	Yellow	Yellow/Black			

DECK COLOR OPTIONS					ROCK COLOR OPTIONS		
	Gray	Chocolate	Brown	Blue		Deep	Sandston

ROPE COLOR OPTIONS

						
Black	Natural	Brown	Green	Sky	Red	Yellow

SHADE COLOR OPTIONS

						
Charcoal*	Silver*	Cream	Beige	Latte*	Cedar	Brown*
						
Forest Green*	Bottle Green*	Lime*	Dove Blue*	Turquoise	True Blue*	Navy Blue
						
Purple*	Royal Purple	Deep Ochre	Sun Blaze*	Cayenne	Orange	Yellow



P.O. Box 208 Harrison, OH 45030
Toll Free 800-762-7936
Fax 330-821-4505
www.dwarec.com
info@dwarec.com

11/13/2024
Quote #
106014-01-06

City of Paducah - Paducah Sports Park - Area 3 - 11/13/2024

Acceptance of Colors from 3D Rendering

Please initial here if ordering colors from 3D Rendering: _____

Bill To:

Business/Company: _____

Contact: _____

Address: _____

City, State, Zip: _____

Office Number: _____

Cell Phone: _____

Email: _____

Fax: _____

Ship To:

Same as Bill To

Business/Company: _____

Contact: _____

Address: _____

City, State, Zip: _____

Office Number: _____

Cell Phone: _____

Email: _____

Fax: _____

Project/Site Location:

Same as Bill To Same as Ship To

Business/Company: _____

Contact: _____

Address: _____

City, State, Zip: _____

Office Number: _____

Cell Phone: _____

Email: _____

Fax: _____





P.O. Box 208 Harrison, OH 45030
Toll Free 800-762-7936
Fax 330-821-4505
www.dwarec.com
info@dwarec.com

11/13/2024
Quote #
106014-01-06

City of Paducah - Paducah Sports Park - Area 3 - 11/13/2024

Purchasing Information:

Purchase Amount: \$252,203.00

Sales Tax Exemption Certificate #: _____

P.O. No: _____

Please provide a copy of Tax Exemption Certificate, P.O., Copy of Check, or any other applicable payment information with this quote.

Acceptance of quotation:

Please Initial:

_____ I hereby acknowledge that I have received a copy of this quote and agree to all terms set forth within.

_____ I confirm that I have had the opportunity to review and ask questions regarding the terms detailed in this quote. I agree to all terms as stated.

_____ I certify that I have carefully read and comprehended the contents of this quote and contract. By signing below, I signify my consent and agreement to all terms specified, including the payment terms.

Accepted By (printed): _____

Date: _____

Accepted By (signature): _____

Title: _____

Phone Number: _____

Email: _____

Quote prepared by: Courtney Swartz
Sales Representative: Bryan Noel



Agenda Action Form

Paducah City Commission

Meeting Date: November 25, 2025

Short Title: Authorize the Public Works Department to issue a request for bids for City Hall Window Tinting and Film - **C. YARBER**

Category: Municipal Order

Staff Work By: Chris Ferrell, Marcey Simmons

Presentation By: Chris Yarber

Background Information: Window tint and film put on City Hall windows to increase security, improve efficiency and aesthetic.

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: Facilities Maintenance

Account Number: PF0070

Staff Recommendation: Authorize Public Works to receive sealed bids for window tint and film for City Hall windows.

Attachments:

1. MO Request For Bids – City Hall window tint and film - 2025

MUNICIPAL ORDER NO. _____

A MUNICIPAL ORDER AUTHORIZING THE FACILITY MAINTENANCE
DIVISION OF PUBLIC WORKS TO ADVERTISE FOR SEALED BIDS FOR
WINDOW TINT AND FILM FOR CITY HALL WINDOWS

WHEREAS, installation of window tint and film on all City Hall windows will increase security, and improve efficiency and aesthetics; and

WHEREAS, the Facility Maintenance Division of Public Works would like permission to advertise for sealed bids for window tint and film for City Hall windows.

NOW, THEREFORE, BE IT ORDERED BY THE CITY OF PADUCAH,
KENTUCKY:

SECTION 1. That the City Commission hereby approves and authorizes the Facility Maintenance Division of Public Works to advertise for sealed bids for window tint and film for City Hall windows.

SECTION 2. This Order will be in full force and effect from and after the date of its adoption.

George Bray, Mayor

ATTEST:

Lindsay Parish, City Clerk

Adopted by the Board of Commissioners, November 25, 2025
Recorded by Lindsay Parish, City Clerk, November 25, 2025
MO\Request For Bids – City Hall window tint and film - 2025

Agenda Action Form

Paducah City Commission

Meeting Date: November 25, 2025

Short Title: Authorize a Funding Agreement with Paducah Cooperative Ministry for an Emergency Shelter -
D. JORDAN

Category: Municipal Order

Staff Work By: Lindsay
Parish, Daron Jordan
Presentation By: Daron
Jordan

Background Information: The City of Paducah is proposing to enter into a Funding Agreement with Paducah Interfaith Ministry, Inc. (PCM) to support the remodeling of a building that will serve as a new emergency shelter for homeless men, women, and children. The shelter will offer short-term, 24-hour emergency housing along with food, restrooms, showers, and basic necessities.

To assist with critical infrastructure improvements—such as plumbing, sewage, and other building upgrades—the City will provide PCM with a grant of up to \$200,000. The funding will be distributed in two parts: an initial \$100,000 by April 1, 2026, and a final payment of up to \$100,000 after the project is completed and required documentation is submitted and verified. The final payment cannot occur before July 1, 2026.

In exchange for this investment, PCM agrees to operate the emergency shelter and provide services to homeless residents for at least five years, submitting annual reports to the City that document shelter operations and the number of individuals served, including how many are City of Paducah residents.

PCM must maintain all required permits, licenses, and inspections and provide detailed financial accounting of how City funds are used. Misuse of funds or failure to meet the requirements of the Agreement may result in termination of the funding.

This partnership aims to address homelessness within the City of Paducah by expanding emergency shelter capacity and ensuring critical support services for vulnerable residents.

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

If yes, please list the Commission Priority: Support for Human and Social Services (i.e. Homelessness, Food Insecurities)

Communications Plan:

Funds Available: Account Name: TBD

Account Number: TBD

Staff Recommendation: Approve.

Attachments:

1. MO agree – Paducah Cooperative Ministry – Emergency Shelter
2. PCM Funding Agreement 2025

MUNICIPAL ORDER NO. _____

A MUNICIPAL ORDER APPROVING A FUNDING AGREEMENT WITH THE PADUCAH COOPERATIVE MINISTRY IN AN AMOUNT NOT TO EXCEED \$200,000 FOR AN EMERGENCY SHELTER, AND AUTHORIZING THE MAYOR TO EXECUTE ALL DOCUMENTS RELATED TO SAME

NOW, THEREFORE, BE IT ORDERED BY THE CITY OF PADUCAH, KENTUCKY:

SECTION 1. That the Board of Commissioners hereby authorizes the Mayor to execute a Funding Agreement in an amount not to exceed \$200,000 with Paducah Cooperative Ministry in substantially the form attached hereto and made part hereof (Exhibit A).

SECTION 2. That the Board of Commissioners hereby authorizes the City Manager to identify and allocate funding for the portion of said payment to occur in FY2026. The Final Payment contemplated by the Funding Agreement shall be budgeted in FY2027.

SECTION 3. This Order shall be in full force and effect from and after the date of its adoption.

George Bray, Mayor

ATTEST:

Lindsay Parish, City Clerk

Adopted by the Board of Commissioners, November 25, 2025
Recorded by Lindsay Parish, City Clerk, November 25, 2025
mo/agree – Paducah Cooperative Ministry – Emergency Shelter

**FUNDING AGREEMENT
PADUCAH INTERFAITH MINISTRY INCORPORATED**

This Funding Agreement, effective this _____ day of _____, 2025, by and between the **CITY OF PADUCAH** (hereinafter “City”) and the **PADUCAH INTERFAITH MINISTRY INCORPORATED** (hereinafter “PCM”), a Kentucky Non-profit corporation.

WITNESSETH:

WHEREAS, PCM is remodeling a building to become an emergency shelter to temporarily house, men, women, and children in homelessness for up to a 24-hour period;

WHEREAS, the remodeling, entails critical construction needs including plumbing, sewage, and other infrastructure;

WHEREAS, PCM is a non-profit organization, headquartered within the geographical bounds of the City of Paducah, that provides food, temporary housing, and other necessities for those in homelessness presently in McCracken County;

WHEREAS, the services of PCM are for the direct benefit of the citizens of the City of Paducah by reducing the community impact of homelessness and serving the general welfare of the homeless inhabitants of the City;

WHEREAS, expending City of Paducah tax dollars to provide services for residents of the City of Paducah who are without a home serves a valid public purpose; and

WHEREAS, the City desires to provide a grant for the services described herein under the terms and conditions outlined in this Agreement.

NOW, THEREFORE, in consideration of the mutual covenants and agreements contained herein, the City and PCM do hereby agree as follows:

SECTION 1: TERM

The term of this contract shall be from the effective date of the contract until the remodeling project has been completed and required accountings have been submitted and accepted by the City.

SECTION 2: TERMINATION

Either party may terminate this Funding Agreement upon failure of any party to comply with any provision of this agreement, provided any such party notifies the other in writing of such failure and the breaching party fails to correct the breach within thirty (30) calendar days of the notice.

SECTION 3: PAYMENT

In consideration of the remodeling costs of the emergency shelter and the services provided, the City shall pay PCM up to two hundred thousand dollars (\$200,000.00) as follows:

Initial Payment: The City shall pay PCM one hundred thousand dollars (\$100,000.00) on or before April 1, 2026.

Final Payment: Upon completion of the remodeling project, PCM may request a final payment of up to one hundred thousand dollars (\$100,000.00).

The City’s final payment shall be contingent upon:

- a. Submission of a final project report;
- b. Itemized accounting of all project-related expenditures funded by PCM;
- c. Verification by the City confirming the project’s completion in accordance with the agreed-upon scope; and
- d. PCM’s compliance with all other terms and conditions of this Agreement.

The City shall have up to 60 days following submission of satisfactory documentation to process and remit the final payment.

Timing: The final payment shall not be made prior to July 1, 2026, and only after all requirements in this Section have been met.

SECTION 4: OBJECTIVES AND SERVICES

PCM shall perform the following services for and on behalf of the City in consideration for the payments described above:

- Make remodeling improvements at the emergency shelter including plumbing, sewage, and other infrastructure.
- Provide emergency shelter, food, restrooms, showers, and other necessities for homeless residents of the City of Paducah for a minimum 5-year period.
- PCM shall provide annual reports to the City for a minimum five-year period demonstrating ongoing shelter operations.
- PCM shall make reasonable, good-faith efforts to ensure that City of Paducah residents are the primary beneficiaries of the services supported by this Funding Agreement. Annual reports shall include the number of individuals served and the number who identify as City residents.

SECTION 5: ACCOUNTING

- (A) PCM shall provide the City of Paducah with an accounting of all expenditures related to the allocations of funds provided by the City of Paducah as they are expended. Such reporting shall occur no later than 6 months after the completion of all renovations.
- (B) PCM shall provide a copy of its annual financial audit report to the City of Paducah within two weeks of its completion.
- (C) Accountings and annual reports required herein shall be addressed as follows:
City of Paducah
Attn: Lindsay Parish, City Clerk
300 S. 5th Street
Paducah, KY 42002
lparish@paducahky.gov

SECTION 6: PERMITS AND LICENSES

PCM represents and warrants that it, along with any subcontractors or subsidiaries engaged in the remodeling, construction, or operation of the emergency shelter, is currently in compliance with all applicable local, state, and federal laws, regulations, permits, and licensing requirements. PCM shall obtain, maintain, and remain fully compliant with all permits, licenses, inspections, and approvals required for the remodeling project and the ongoing operation of the emergency shelter.

SECTION 7: ENTIRE AGREEMENT

This contract for services embodies the entire agreement between the parties and all prior negotiations and agreements are merged in this agreement. This agreement shall completely and fully supersede all other prior agreements, both written and oral, between the parties.

SECTION 8: WITHDRAWAL OF FUNDS

Notwithstanding any other provision in this Funding Agreement, in the event it is determined that any funds provided to the PCM are used for some purpose other than in furtherance of the services described herein, the City shall have the right to immediately withdraw any and all further funding and shall immediately have the right to terminate this Funding Agreement without advance notice and shall have the right to all remedies provided in the law to seek reimbursement for all monies not properly accounted.

SECTION 9: MISCELLANEOUS

This document constitutes the sole agreement between the parties concerning the obligations specified herein, and it supersedes and replaces all prior and contemporaneous oral and written

understandings pertaining to the subject matter hereof. This Agreement shall be governed by and construed in accordance with the laws of the Commonwealth of Kentucky, without giving effect to its choice of law provisions. The parties hereby consent to the exclusive jurisdiction of the state courts of Kentucky with respect to all matters arising out of or related to this agreement. No amendment or modification of the terms or conditions of this Agreement will be valid unless in writing and signed by both parties. The failure of either party to partially or fully exercise any right or the waiver by either party of any breach shall not prevent a subsequent exercise of such right or be deemed a waiver of any subsequent breach of the same or any other term of this Agreement. No waiver shall be valid or binding unless in writing and signed by the waiving party. If any provision of this Agreement or the application of any provision hereof to any person or circumstances is held to be void, invalid, or inoperative, the remaining provisions of this Agreement shall not be affected and shall continue in effect, and the invalid provision shall be deemed modified to the least degree necessary to remedy such invalidity.

Witness the signature of the parties as of the year and date first written above.

CITY OF PADUCAH

By _____
Title _____
Date: _____

PADUCAH INTERFAITH MINISTRY INCORPORATED

By _____
Title _____
Date: _____

Agenda Action Form

Paducah City Commission

Meeting Date: November 25, 2025

Short Title: Transfer of properties from City of Paducah to URCDA - C. GAULT

Category: Municipal Order

Staff Work
By: Nancy
Upchurch
Presentation
By: Carol Gault

Background Information: URCDA is a board authorized by KRS to oversee the revitalization of neighborhoods. URCDA has successfully managed the Lowertown and Fountain Avenue Revitalization Programs and will now manage the Southside Revitalization Area. In the past, the City has acquired properties in the revitalization areas. This action would transfer the properties owned by the City of Paducah to URCDA for the management of the properties in the revitalization area.

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

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

Communications Plan:

Funds Available: Account Name:
Account Number:

Staff Recommendation: Staff recommends approval of the transfer of the properties in revitalization areas to URCDA.

Attachments:

1. MO prop transfer to URCDA
2. City Master Deed City to URCDA

MUNICIPAL ORDER NO. _____

A MUNICIPAL ORDER AUTHORIZING THE TRANSFER OF CERTAIN PROPERTIES FROM THE CITY OF PADUCAH TO THE URBAN RENEWAL AND COMMUNITY DEVELOPMENT AGENCY (URCDA), AND AUTHORIZING THE MAYOR TO EXECUTE ALL DOCUMENTS RELATED TO SAME

WHEREAS, Urban Renewal and Community Development Agency is a Board authorized by Kentucky Revised Statutes to oversee the revitalization of neighborhoods; and

WHEREAS, the Board of Commissions of the City of Paducah adopted Ordinance No. 2025-10-8858, re-establishing the Urban Renewal and Community Development Agency (URCDA) as a separate entity; and

WHEREAS, URCDA has successfully managed the Lowertown and Fountain Avenue Revitalization Programs, and will now manage the Southside Revitalization Area; and

WHEREAS, this action would transfer certain properties owned by the City of Paducah to URCDA for the management of the properties in the revitalization area.

NOW, THEREFORE, IT IS ORDERED BY THE BOARD OF COMMISSIONERS OF THE CITY OF PADUCAH, KENTUCKY:

Section 1. Recitals and Authorizations. The Board of Commissioners declares that the transfer of the following properties by the City of Paducah advances a particular public purpose of the City, is in the best interest of the City and is hereby approved and authorized:

- 1119 South 7th Street
- 700 Caldwell Street
- 833 South 5th Street
- 623 Husbands Street
- 629 Husbands Street
- 913 South 11th Street
- 1127 Jones Street
- 723 South 4th Street

- 800 South 5th Street
- 1024 South 5th Street
- 1245 South 6th Street
- 1246 South 6th Street
- 1321 South 8th Street
- 625 George Street
- 614 Husbands Street
- 540 Locust Drive
- 1909 Hendricks Street
- 1931 Hendricks Street
- 514 Marton Street
- 322 Ashcraft Avenue
- 1622 South 6th Street
- 342 Ashbrook Avenue
- 854 Main Street
- 1200 Caldwell Street
- 804 Bachman Street
- 842 South 4th Street
- 521 North 14th Street
- 525 North 14th Street
- 529 North 14th Street

Section 2. Recitals and Authorizations. The Mayor is further authorized to execute all documentation necessary to effectuate the transfer of these properties to the Urban Renewal and Community Development Agency (URCDA).

Section 3. Severability. If any section, paragraph or provision of this Order shall be held to be invalid or unenforceable for any reason, the invalidity or unenforceability of such section, paragraph or provision shall not affect any of the remaining provisions of this Order.

Section 4. Compliance with Open Meetings Laws. The City Commission hereby finds and determines that all formal actions relative to the adoption of this Order were taken in an open meeting of the City Commission, and that all deliberations of this City Commission and of its committees, if any, which resulted in formal action, were in meetings open to the public, in full compliance with applicable legal requirements.

Section 5. Conflicts. All ordinances, resolutions, orders or parts thereof in conflict with the provisions of this Order are, to the extent of such conflict, hereby repealed and the provisions of this Order shall prevail and be given effect.

Section 6. Effective Date. This Order shall be in full force and effect on and after the date as approved by the Board of Commissioners of the City of Paducah, Kentucky.

George P. Bray, Mayor

ATTEST:

Lindsay Parish, City Clerk

Adopted by the Board of Commissioners, November 25, 2025
Recorded by Lindsay Parish, City Clerk, November 25, 2025.

MO/prop transfer to URCDA

Prepared By And When Recorded Return To:
Denton Law Firm, PLLC



Lisa Emmons, KBA #81938
555 Jefferson Street
Suite 301
Paducah, KY 42001
(270) 450-8253
dlfitle@dentonfirm.com

_____ [Space Above This Line For Recording Data] _____

DEED

THIS DEED, made and entered into this ____ day of _____, 2025, by and between **CITY OF PADUCAH, KENTUCKY**, a municipal corporation of the Home Rule Class, with a mailing address of 300 South 5th Street, Paducah, KY 42003, Grantor; and **URBAN RENEWAL AND COMMUNITY AGENCY OF THE CITY OF PADUCAH, KENTUCKY**, with a mailing address of P.O. Box 2267, Paducah, KY 42002-2267, Grantee;

The current year's tax bill to be sent in c/o URBAN RENEWAL AND COMMUNITY AGENCY OF THE CITY OF PADUCAH, KENTUCKY at: P.O. Box 2267, Paducah, KY 42002-2267;

WITNESSETH:

THAT, for a valuable consideration of \$1.00, cash in hand paid by Grantee, and other valuable consideration, the receipt and sufficiency of which is hereby acknowledged, Grantor has BARGAINED AND SOLD and does hereby GRANT AND CONVEY unto Grantee, its successors and/or assigns, as their interests may appear forever, the following described property, together with all the improvements, appurtenances, and rights thereunto belonging, located in McCracken County, Kentucky:

PARCEL I: 1119 SOUTH 7TH STREET AND 700 CALDWELL STREET

TRACT 1: A CERTAIN LOT OR PARCEL OF GROUND FRONTING ON SOUTH 7TH STREET, BETWEEN CALDWELL AND HUSBANDS STREETS, AND COMMENCING WITH THE NORTH LINE OF A 12 FOOT ALLEY AND RUNNING THENCE WITH THE WEST LINE OF 7TH STREET, TOWARD CALDWELL STREET, A DISTANCE OF 116 FEET, MORE OR LESS; THENCE AT RIGHT ANGLES AND TOWARD 8TH STREET, 165 FEET TO THE LINE

OF AN ALLEY; THENCE AT RIGHT ANGLES AND WITH THE LINE OF SAID ALLEY TOWARD HUSBANDS STREET A DISTANCE OF 116 FEET, MORE OF LESS; THENCE AT RIGHT ANGLES AND WITH THE LINE OF SAID FIRST NAMED ALLEY 165 FEET TO THE POINT OF BEGINNING.

TRACT 2: COMMENCING AT THE SOUTHWEST CORNER OF THE INTERSECTION OF 7TH AND CALDWELL STREETS, AND RUNNING THENCE WITH CALDWELL STREET TOWARD 8TH STREET A DISTANCE OF 165 FEET 6 INCHES, MORE OR LESS, TO AN ALLEY (16 FOOT IN WIDTH); THENCE AT RIGHT ANGLES AND WITH THE LINE OF SAID ALLEY TOWARD HUSBANDS STREET 116 FEET, MORE OR LESS; THENCE AT RIGHT ANGLES 165 FEET 6 INCHES TO THE WEST LINE OF 7TH STREET; THENCE AT RIGHT ANGLES AND WITH THE LINE OF 7TH STREET 116 FEET, MORE OR LESS, TO THE POINT OF BEGINNING.

PARCEL II: 833 SOUTH 5TH STREET

BEGINNING AT THE NORTHWEST CORNER OF THE INTERSECTION OF FIFTH AND JONES STREETS; THENCE RUNNING IN A WESTERLY DIRECTION WITH THE NORTHERLY LINE OF JONES STREET A DISTANCE OF ONE HUNDRED SIXTY (160) FEET AND NINE (9) INCHES TO THE LINE OF AN ALLEY; THENCE IN A NORTHERLY DIRECTION WITH THE EASTERLY LINE OF SAID ALLEY A DISTANCE OF FORTY (40) FEET; THENCE IN AN EASTERLY DIRECTION AND PARALLEL WITH THE NORTHERLY LINE OF JONES STREET A DISTANCE OF ONE HUNDRED SIXTY (160) FEET AND NINE (9) INCHES TO THE WESTERLY LINE OF FIFTH STREET; THENCE IN A SOUTHERLY DIRECTION WITH THE LINE OF FIFTH STREET A DISTANCE OF FORTY (40) FEET TO THE BEGINNING.

PARCEL III: 623 HUSBANDS STREET

BEING LOT NO. 10 OF PROPERTY LOCATED IN PADUCAH, MCCRACKEN COUNTY, KENTUCKY, AND AS SHOWN BY PLAT OF BRADFORD SQUARE TO THE CITY OF PADUCAH, WHICH PLAT IS OF RECORD IN PLAT BOOK "G", PAGE 358, MCCRACKEN COUNTY CLERK'S OFFICE.

PARCEL IV: 629 HUSBANDS STREET

BEING LOT NOS. 11 AND 12 OF PROPERTY LOCATED IN PADUCAH, MCCRACKEN COUNTY, KENTUCKY, AND SHOWN BY PLAT OF BRADFORD SQUARE, CITY OF PADUCAH, WHICH IS OF RECORD IN PLAT BOOK G, PAGE 358, IN THE MCCRACKEN COUNTY COURT CLERK'S OFFICE.

PARCELS I, II, III AND IV:

BEING THE SAME PROPERTY CONVEYED TO THE CITY OF PADUCAH, KENTUCKY, BY DEED DATED AUGUST 2, 2017, OF RECORD IN DEED BOOK 1350, PAGE 392, IN THE MCCRACKEN COUNTY CLERK'S OFFICE.

PARCEL V: 913 SOUTH 11TH STREET

BEING A PART OF BLOCK NO. 10 IN NORTON, JONES AND WARE'S ADDITION TO THE CITY OF PADUCAH; BEGINNING AT A STAKE ON THE WEST SIDE OF 11TH STREET 120 FEET SOUTH OF JONES STREET; THENCE WITH 11TH STREET TOWARD NORTON STREET 40 FEET; THENCE AT RIGHT ANGLES TOWARD PINE STREET 158 FEET TO A 29 FOOT ALLEY; THENCE WITH SAID ALLEY TOWARD JONES STREET 40 FEET; THENCE AT RIGHT ANGLES 158 FEET TO THE BEGINNING ON 11TH STREET.

BEING THE SAME PROPERTY CONVEYED TO THE CITY OF PADUCAH, KENTUCKY BY COMMISSIONER'S DEED DATED JANUARY 27, 2015, OF RECORD IN DEED BOOK 1294, PAGE 326, IN THE MCCRACKEN COUNTY CLERK'S OFFICE.

PARCEL VI: 1127 JONES STREET

THAT CERTAIN LOT OR PARCEL OF LAND LYING AND BEING IN THE CITY OF PADUCAH, COUNTY OF MCCRACKEN, AND THE STATE OF KENTUCKY, MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT A POINT IN THE NORTH LINE OF JONES STREET, 40 FEET FROM THE EAST LINE OF 12TH STREET. THENCE AT RIGHT ANGLES TO JONES STREET AND PARALLEL WITH 12TH STREET, 75 FEET; THENCE AT RIGHT ANGLES TO 12TH STREET AND PARALLEL WITH JONES 40 FEET; THENCE AT RIGHT ANGLES TO JONES STREET, 75 FEET; THENCE WITH THE NORTH LINE OF JONES STREET 40 FEET TO THE BEGINNING.

BEING THE SAME PROPERTY CONVEYED TO THE CITY OF PADUCAH, KENTUCKY, BY COMMISSIONER'S DEED DATED JULY 14, 2014, OF RECORD IN DEED BOOK 1281, PAGE 639, IN THE MCCRACKEN COUNTY CLERK'S OFFICE.

PARCEL VII: 723 SOUTH 4TH STREET

BEGINNING AT A POINT IN THE WESTERLY LINE OF SOUTH 4TH STREET 86.62 FEET FROM THE NORTHWEST CORNER OF THE INTERSECTION OF SOUTH 4TH AND TENNESSEE STREETS; THENCE CONTINUING ALONG THE WESTERLY LINE OF SOUTH 4TH STREET 28.88 FEET TO A POINT; THENCE AT RIGHT ANGLES 110.0 FEET IN A WESTERLY DIRECTION TO A

POINT; THENCE AT RIGHT ANGLES AND IN A SOUTHERLY DIRECTION 28.88 FEET TO A POINT; THENCE AT RIGHT ANGLES 110.0 FEET IN AN EASTERLY DIRECTION TO THE POINT OF BEGINNING IN THE WESTERLY LINE OF SOUTH 4TH STREET, AS SHOWN ON WAIVER OF PLAT FOR E.M. GREEN, WHICH IS OF RECORD IN PLAT BOOK G, PAGE 675, MCCRACKEN COUNTY COURT CLERK'S OFFICE.

BEING THE SAME PROPERTY CONVEYED TO THE CITY OF PADUCAH, KENTUCKY, BY COMMISSIONER'S DEED DATED AUGUST 4, 2022, OF RECORD IN DEED BOOK 1465, PAGE 125, IN THE MCCRACKEN COUNTY CLERK'S OFFICE.

PARCEL VIII: 800 SOUTH 5TH STREET

TRACT I: BEGINNING AT THE SOUTHEAST CORNER OF THE INTERSECTION OF 5TH AND TENNESSEE STREETS; THENCE ALONG THE LINE OF 5TH STREET IN A SOUTHERLY DIRECTION 43 FEET, 6 INCHES; THENCE AT RIGHT ANGLES AND IN AN EASTERLY DIRECTION PARALLEL WITH TENNESSEE STREET A DISTANCE OF 160.75 FEET TO AN ALLEY; THENCE AT RIGHT ANGLES AND PARALLEL WITH 5TH STREET IN A NORTHERLY DIRECTION A DISTANCE OF 43 FEET, 6 INCHES TO THE LINE OF TENNESSEE STREET; THENCE AT RIGHT ANGLES AND IN A WESTERLY DIRECTION PARALLEL WITH TENNESSEE STREET A DISTANCE OF 160.75 FEET TO THE POINT OF BEGINNING.

TRACT II: BEGINNING AT A POINT 43 FEET AND 6 INCHES SOUTH FROM THE SOUTHEAST CORNER OF 5TH AND TENNESSEE STREETS; THENCE SOUTH ALONG THE LINE OF SOUTH FIFTH STREET A DISTANCE OF 36 FEET AND 6 INCHES; THENCE AT RIGHT ANGLES AND IN AN EASTERLY DIRECTION 160.75 FEET TO AN ALLEY; THENCE AT RIGHT ANGLES AND PARALLEL WITH SOUTH FIFTH STREET IN A NORTHERLY DIRECTION A DISTANCE OF 36 FEET AND 6 INCHES; THENCE AT RIGHT ANGLES AND IN A WESTERLY DIRECTION PARALLEL WITH TENNESSEE STREET A DISTANCE OF 160.75 FEET TO THE POINT OF BEGINNING.

BEING THE SAME PROPERTY CONVEYED TO THE CITY OF PADUCAH, KENTUCKY, BY DEED DATED SEPTEMBER 18, 2015, OF RECORD IN DEED BOOK 1309, PAGE 2, IN THE MCCRACKEN COUNTY CLERK'S OFFICE.

PARCEL IX: 1024 SOUTH 5TH STREET

BEING A CERTAIN LOT OR PARCEL OF LAND LYING AND BEING IN BLOCK 13, TOWN E, OF THE CITY OF PADUCAH, KENTUCKY, BEGINNING ON THE EAST SIDE OF FIFTH STREET AT THE SOUTHWEST CORNER OF THE LOT HERETOFORE

CONVEYED TO ABRAHAM HARRIS BY DEED FROM STEPHEN BIRD AND THOMPSON BIRD, EXECUTORS OF JOHN BIRD, DECEASED AND RECORDED IN DEED BOOK 26, PAGE 255, MCCRACKEN COUNTY COURT CLERK'S OFFICE, AND RUNNING SOUTH WITH 5TH STREET 43 FEET AND 3 INCHES, THENCE AT RIGHT ANGLES TOWARD FOURTH STREET 160 FEET 9 INCHES TO AN ALLEY, THENCE AT RIGHT ANGLES NORTH AND WITH THE ALLEY 43 FEET 3 INCHES, THENCE AT RIGHT ANGLES 160 FEET 9 INCHES TO 5TH STREET, THE PLACE OF BEGINNING.

BEING THE SAME PROPERTY CONVEYED TO THE CITY OF PADUCAH, KENTUCKY, BY COMMISSIONER'S DEED DATED JUNE 7, 2021, OF RECORD IN DEED BOOK 1434, PAGE 158, IN THE MCCRACKEN COUNTY CLERK'S OFFICE.

PARCEL X: 1245 SOUTH 6TH STREET

BEING A PART OF THE MATTISON FLOWER GARDEN PROPERTY, ADDITION "W" TO THE CITY OF PADUCAH, KENTUCKY, LYING ON THE WEST SIDE OF SOUTH SIXTH STREET AND COMMENCING AT A POINT 500 FEET FROM THE CORNER OF SIXTH AND HUSBANDS STREET; THENCE IN A WESTERN DIRECTION TOWARDS SEVENTH STREET AND PARALLEL WITH HUSBANDS STREET 160 [SIC-166] FEET TO A 14 FOOT ALLEY; THENCE AT RIGHT ANGLES WITH A LINE OF SAID ALLEY AND IN A SOUTHERLY DIRECTION 55 FEET; THENCE AT RIGHT ANGLES AND IN AN EASTERLY DIRECTION 166 FEET TO SOUTH SIXTH STREET, THENCE WITH A LINE OF SOUTH SIXTH STREET IN A NORTHERLY DIRECTION 55 FEET TO THE POINT OF BEGINNING.

BEING THE SAME PROPERTY CONVEYED TO THE CITY OF PADUCAH, KENTUCKY, A MUNICIPAL CORPORATION OF THE COMMONWEALTH OF KENTUCKY, BY DEED IN LIEU OF FORCLOSURE, DATED SEPTEMBER 8, 2023, OF RECORD IN DEED BOOK 1488, PAGE 421, IN THE MCCRACKEN COUNTY CLERK'S OFFICE.

PARCEL XI: 1246 SOUTH 6TH STREET

SAID LOT LYING ON THE EAST SIDE OF SOUTH SIXTH STREET, BEGINNING AT A POINT FIVE HUNDRED (500) FEET ABOVE HUSBANDS STREET, THENCE UP SOUTH SIXTH STREET FIFTY (50) FEET; THENCE AT RIGHT ANGLES TOWARDS FIFTH STREET ONE HUNDRED AND FIFTY SEVEN (157) FEET TO ALLEY; THENCE AT RIGHT ANGLES AND WITH THE ALLEY TOWARDS HUSBANDS STREET, FIFTY (50) FEET; THENCE AT RIGHT ANGLES ONE HUNDRED FIFTY SEVEN (157) FEET TO THE POINT OF BEGINNING.

BEING THE SAME PROPERTY CONVEYED TO THE CITY OF PADUCAH, KENTUCKY, BY DEED DATED FEBRUARY 2, 2021, OF RECORD IN DEED BOOK 1428, PAGE 811, IN THE MCCRACKEN COUNTY CLERK'S OFFICE.

PARCEL XII: 1321 SOUTH 8TH STREET

BEGINNING AT A POINT ON EIGHTH STREET, ONE HUNDRED AND SEVENTY FEET SOUTH OF THE NORTH LINE OF THE LAND CONVEYED BY MARY F. AND J.G. FISHER TO THE CITY LOT INSTALLMENT CO. IN 1890, RUNNING THENCE WITH THE LINE OF EIGHTH STREET FORTY (40) FEET SOUTHWARDLY AND TOWARD BACHMAN STREET; THENCE AT RIGHT ANGLES ONE HUNDRED AND SIXTY (160) FEET TOWARDS NINTH STREET AND TO AN EIGHTEEN FOOT ALLEY; THENCE AT RIGHT ANGLES FORTY (40) FEET TOWARD HUSBAND STREET; THENCE AT RIGHT ANGLES ONE HUNDRED AND SIXTY (160) FEET TO EIGHTH STREET AND TO THE POINT OF BEGINNING.

BEING THE SAME PROPERTY CONVEYED TO THE CITY OF PADUCAH, KENTUCKY, BY DEED DATED SEPTEMBER 11, 2019, OF RECORD IN DEED BOOK 1396, PAGE 466, IN THE MCCRACKEN COUNTY CLERK'S OFFICE.

PARCEL XIII: 625 GEORGE STREET

LYING ON THE NORTH SIDE OF GEORGE STREET IN THE CITY OF PADUCAH, KENTUCKY, FRONTING 60 FEET ON GEORGE STREET AND EXTENDING BACK THE SAME WIDTH 160 FEET TO AN ALLEY, SAME BEING THE WHOLE OF LOT NO. 30 AND THE WEST HALF OF LOT NO. 29, IN WOODWARD ADDITION TO THE CITY OF PADUCAH, KENTUCKY.

BEING THE SAME PROPERTY CONVEYED TO THE CITY OF PADUCAH, KENTUCKY, BY COMMISSIONER'S DEED DATED DECEMBER 3, 2013, OF RECORD IN DEED BOOK 1267, PAGE 404, IN THE MCCRACKEN COUNTY CLERK'S OFFICE.

PARCEL XIV: 614 HUSBANDS STREET

BEGINNING ON THE SOUTH SIDE OF HUSBANDS STREET BETWEEN 6TH AND 7TH STREETS AT A STAKE ON THE WEST SIDE OF A 14 ½ FOOT ALLEY; THENCE WITH HUSBANDS STREET TOWARD 7TH STREET 35 FEET; THENCE AT RIGHT ANGLES TOWARD GEORGE STREET 100 FEET; THENCE AT RIGHT ANGLES TOWARD 6TH STREET 35 FEET TO THE WEST LINE OF SAID 14 ½ FOOT ALLEY; THENCE WITH THE LINE OF SAID ALLEY 100 FEET TO THE POINT OF BEGINNING.

BEING THE SAME PROPERTY CONVEYED TO THE CITY OF PADUCAH, KENTUCKY, BY COMMISSIONER'S DEED DATED JULY 23, 2013, OF RECORD IN DEED BOOK 1259, PAGE 510, IN THE MCCRACKEN COUNTY CLERK'S OFFICE.

PARCEL XV: 540 LOCUST DRIVE (PREVIOUSLY KNOWN AS 640 LOCUST DRIVE)

BEGINNING AT A POINT ON THE EAST SIDE OF LOCUST DRIVE, 279 FEET NORTH OF THE NORTHEAST CORNER OF THE INTERSECTION OF BRIDGE STREET AND LOCUST DRIVE; THENCE IN A NORTHERLY DIRECTION AND WITH THE EAST LINE OF LOCUST DRIVE 52 FEET TO A POINT; THENCE IN AN EASTERLY DIRECTION, WITH AN INTERIOR ANGLE OF 90 DEGREES 36 MINUTES 130 FEET TO A POINT; THENCE WITH AN INTERIOR ANGLE OF 89 DEGREES 24 MINUTES IN A SOUTHERLY DIRECTION 52 FEET TO A POINT; THENCE WITH AN INTERIOR ANGLE OF 96 DEGREES 36 MINUTES AND IN A WESTERLY DIRECTION 130 FEET TO THE POINT OF BEGINNING ON THE EAST LINE OF LOCUST DRIVE.

BEING THE SAME PROPERTY CONVEYED TO THE CITY OF PADUCAH, KENTUCKY, BY DEED DATED DECEMBER 4, 2020, OF RECORD IN DEED BOOK 1428, PAGE 814, IN THE MCCRACKEN COUNTY CLERK'S OFFICE.

PARCEL XXI: 1909 HENDRICKS STREET

BEING KNOWN AS LOT NO. 7 IN BLOCK NO. B OF THE NAUHEIM ADDITION TO THE CITY OF PADUCAH AS SHOWN BY PLAT OF SAID ADDITION RECORDED IN PLAT BOOK "A", PAGE 166, MCCRACKEN COUNTY COURT CLERK'S OFFICE, AND TO WHICH REFERENCE IS HEREBY MADE FOR A MORE PARTICULAR DESCRIPTION OF THE PROPERTY HEREBY CONVEYED. SAID LOT FRONTS 40 FEET ON THE SOUTHWESTERLY SIDE OF HENDRICKS STREET AND RUNS BACK IN A SOUTHWESTERLY DIRECTION WITH UNIFORM WIDTH THROUGHOUT A DISTANCE OF 130 FEET TO THE LINE OF A 16 FOOT ALLEY.

BEING THE SAME PROPERTY CONVEYED TO THE CITY OF PADUCAH, KENTUCKY, BY COMMISSIONER'S DEED DATED MAY 31, 2018, OF RECORD IN DEED BOOK 1367, PAGE 514, IN THE MCCRACKEN COUNTY CLERK'S OFFICE.

PARCEL XVII: 1931 HENDRICKS STREET

BEING LOT NO. 1 IN BLOCK "B" IN THE NAUHEIM ADDITION TO THE CITY OF PADUCAH, KENTUCKY, AS SHOWN BY PLAT RECORDED IN PLAT BOOK "A", PAGE 166, MCCRACKEN COUNTY COURT CLERK'S OFFICE. (BEING KNOWN AS 1931

HENDRICKS STREET, PADUCAH, KENTUCKY).

BEING THE SAME PROPERTY CONVEYED TO THE CITY OF PADUCAH, KENTUCKY, BY COMMISSIONER'S DEED DATED MAY 17, 2016, OF RECORD IN DEED BOOK 1322, PAGE 386, IN THE MCCRACKEN COUNTY CLERK'S OFFICE.

PARCEL XVIII: 514 MARTON STREET

BEING LOT NO. 6 IN BLOCK "D", NAUHEIM ADDITION TO THE CITY OF PADUCAH, KENTUCKY, AS SHOWN BY PLAT OF RECORD IN PLAT BOOK "A", PAGE 167, MCCRACKEN COUNTY COURT CLERK'S OFFICE. SAID LOT HAS A FRONTAGE OF 40 FEET ON THE WEST SIDE OF MARTON STREET AND RUNS BACK A DISTANCE OF 130 FEET TO A 16 FOOT ALLEY.

BEING THE SAME PROPERTY CONVEYED TO THE CITY OF PADUCAH, KENTUCKY, BY DEED DATED DECEMBER 4, 2020, OF RECORD IN DEED BOOK 1432, PAGE 364, IN THE MCCRACKEN COUNTY CLERK'S OFFICE.

PARCEL XIX: 322 ASHCRAFT AVE

BEING PART OF LOT 9 AND ALL OF LOT 8 IN BLOCK 6, IN HAYS' SUBDIVISION, PLAT OF WHICH IS RECORDED IN PLAT BOOK 42, PAGE 65, MCCRACKEN COUNTY CLERK'S OFFICE; BEGINNING ON THE EASTERLY SIDE OF ASHCRAFT AVENUE 147 FEET FROM THE NORTHEAST CORNER OF THE INTERSECTION OF SOWELL AND ASHCRAFT AVENUE AND CORNER TO THE PROPERTY OF HAZEL GRANT, DEED BOOK 469, PAGE 541; THENCE IN A SOUTHEASTERLY DIRECTION WITH GRANT'S LINE, 150 FEET TO AN ALLEY; THENCE WITH THE WESTERLY LINE OF THE ALLEY IN A NORTHEASTERLY DIRECTION 53 FEET, CORNER TO LOT 7 IN THE SUBDIVISION; THENCE WITH THE LINE OF LOT 7 IN A NORTHWESTERLY DIRECTION 150 FEET TO ASHCRAFT AVENUE; THENCE WITH ASHCRAFT IN A SOUTHWESTERLY DIRECTION 53 FEET TO THE BEGINNING.

BEING THE SAME PROPERTY CONVEYED TO THE CITY OF PADUCAH, KENTUCKY, BY COMMISSIONER'S DEED DATED SEPTEMBER 30, 2019, OF RECORD IN DEED BOOK 1395, PAGE 640, IN THE MCCRACKEN COUNTY CLERK'S OFFICE.

PARCEL XX: 1622 SOUTH 6TH STREET

COMMENCING AT A POINT ON THE EAST SIDE OF SOUTH 6TH STREET IN SAID CITY 438 FEET 6 INCHES FROM ELIZABETH STREET, SOUTHWEST CORNER OF A LOT OF GROUND SOLD BY KOLB AND WIFE TO ED SMITH; THENCE WITH THE LINE OF 6TH STREET AND TOWARD BROAD STREET 40 FEET;

THENCE AT RIGHT ANGLES AND TOWARD 5TH STREET 131 FEET; THENCE AT RIGHT ANGLES AND TOWARD ELIZABETH STREET 40 FEET TO SMITH'S SOUTHEAST CORNER; THENCE AT RIGHT ANGLES AND TOWARD 6TH STREET WITH SMITH'S LINE 131 FEET TO THE BEGINNING.

BEING THE SAME PROPERTY CONVEYED TO THE CITY OF PADUCAH, KENTUCKY, BY COMMISSIONER'S DEED DATED DECEMBER 11, 2018, OF RECORD IN DEED BOOK 1379, PAGE 734, IN THE MCCRACKEN COUNTY CLERK'S OFFICE.

PARCEL XXI: 342 ASHBROOK AVE

LOT NO. 11 IN BLOCK NO. 2 IN HAYES SUBDIVISION OR ADDITION TO THE CITY OF PADUCAH, KENTUCKY, AS SHOWN BY PLAT OF RECORD IN DEED BOOK 42, PAGE 65, IN THE MCCRACKEN COUNTY COURT CLERK'S OFFICE; EACH OF SAID LOT FRONTING 40 FEET ON ASHBROOK AVENUE AND RUNNING BACK 150 FEET IN DEPTH TO A 15 FOOT ALLEY.

BEING THE SAME PROPERTY CONVEYED TO THE CITY OF PADUCAH, KENTUCKY, BY DEED DATED DECEMBER 23, 2014, OF RECORD IN DEED BOOK 1293, PAGE 772, IN THE MCCRACKEN COUNTY CLERK'S OFFICE.

PARCEL XXII: 854 MAIN STREET

LYING AND BEING IN THURMAN, HUGHES, HERZOG, AND BETHEL ADDITION TO THE CITY OF PADUCAH, MCCRACKEN COUNTY, KENTUCKY. BEING LOT NO. 36 IN BLOCK NO. 2, FRONTING 38 FEET ON MAIN STREET, EXTENDING BACK 133 FEET. SEE PLAT BOOK "A", PAGE 80, IN THE MCCRACKEN COUNTY COURT CLERK'S OFFICE.

BEING THE SAME PROPERTY CONVEYED TO THE CITY OF PADUCAH, KENTUCKY, BY DEED IN LIEU OF FORECLOSURE, DATED DECEMBER 30, 2024, OF RECORD IN DEED BOOK 1514, PAGE 474, IN THE MCCRACKEN COUNTY CLERK'S OFFICE.

PARCEL XXIII: 1200 CALDWELL STREET

BEING AT A STAKE ON THE SOUTH SIDE OF THE CALDWELL STREET AT THE NORTHWEST CORNER OF BLOCK 12 IN NORTON JONES AND WARE'S ADDITION TO THE CITY OF PADUCAH, KENTUCKY, ON THE EAST SIDE OF 12TH STREET, IF EXTENDED; THENCE WITH THE EAST LINE OF 12TH STREET, IF EXTENDED SOUTHWARDLY 160 FEET TO A STAKE; THENCE WESTWARDLY PARALLEL WITH CALDWELL STREET 60 FEET TO A STAKE; THENCE NORTHWARDLY PARALLEL WITH THE EAST SIDE OF 12TH STREET, IF EXTENDED, 160

FEET TO A STAKE ON THE SOUTH SIDE OF CALDWELL STREET; THENCE EASTWARDLY WITH CALDWELL STREET, 60 FEET TO THE POINT OF BEGINNING.

BEING THE SAME PROPERTY CONVEYED TO THE CITY OF PADUCAH, KENTUCKY, BY DEED DATED DECEMBER 18, 2024, OF RECORD IN DEED BOOK 1516, PAGE 305, IN THE MCCRACKEN COUNTY CLERK'S OFFICE.

PARCEL XXIV: 804 BACHMAN STREET

BEING LOT NO. 25 IN FISHER'S ADDITION TO THE CITY OF PADUCAH, KENTUCKY, AS SHOWN BY PLAT OF SAID ADDITION ON RECORD IN MCCRACKEN COUNTY COURT CLERK'S OFFICE IN PLAT BOOK "A", PAGE 83. SAID LOT FRONTS TWENTY SIX ONE HALF (26 ½) FEET OF THE SOUTH SIDE OF BACHMAN STREET AND RUNS BACK A UNIFORM WIDTH OF 26 ½ FEET FOR A DISTANCE OF ONE HUNDRED FIFTY (150) FEET TO AN ALLEY.

BEING THE SAME PROPERTY CONVEYED TO THE CITY OF PADUCAH, KENTUCKY, BY COMMISSIONER'S DEED DATED JUNE 20, 2025, OF RECORD IN DEED BOOK 1525, PAGE 266, IN THE MCCRACKEN COUNTY CLERK'S OFFICE.

PARCEL XXV: 842 SOUTH 4TH STREET

BEGINNING AT A POINT ON THE EAST SIDE OF SOUTH FOURTH STREET 383 FEET SOUTH OF THE SOUTHEAST CORNER OF THE INTERSECTION OF TENNESSEE STREET AND SOUTH FOURTH STREET; THENCE WITH THE EAST LINE OF SOUTH FOURTH STREET IN A SOUTHERLY DIRECTION A DISTANCE OF 36.5 FEET TO A STAKE IN AN OLD FENCE; THENCE AT RIGHT ANGLES AND ALONG WITH SAID FENCE A DISTANCE OF 163.25 FEET TO A STAKE IN THE WEST LINE OF A 20 FOOT ALLEY; THENCE AT RIGHT ANGLES AND ALONG AND WITH THE LINE OF SAID ALLEY IN A NORTHERLY DIRECTION 36.5 FEET TO A STAKE IN AN OLD FENCE; THENCE AT RIGHT ANGLES IN A WESTERLY DIRECTION, AND ALONG AND WITH THE FENCE A DISTANCE OF 163.25 FEET TO A STAKE IN SAID FENCE ON THE EAST SIDE OF SOUTH FOURTH STREET, THE POINT OF BEGINNING.

BEING THE SAME PROPERTY CONVEYED TO THE CITY OF PADUCAH, KENTUCKY, BY COMMISSIONER'S DEED DATED JUNE 20, 2025, OF RECORD IN DEED BOOK 1525, PAGE 261, IN THE MCCRACKEN COUNTY CLERK'S OFFICE.

PARCEL XXVI: 521 NORTH 14TH STREET

BEING LOT 6 AS SHOWN ON THE FINAL PLAT OF REMINGTON SUBDIVISION ON THE WEST SIDE OF NORTH 14TH STREET, SOUTH OF MARTIN LUTHER KING JR. DRIVE, PADUCAH, MCCRACKEN COUNTY, KENTUCKY OF RECORD IN CABINET M, PAGE 1499, MCCRACKEN COUNTY CLERK'S OFFICE.

PARCEL XXVII: 525 NORTH 14TH STREET

BEING LOT 7 AS SHOWN ON THE FINAL PLAT OF REMINGTON SUBDIVISION ON THE WEST SIDE OF NORTH 14TH STREET, SOUTH OF MARTIN LUTHER KING JR. DRIVE, PADUCAH, MCCRACKEN COUNTY, KENTUCKY OF RECORD IN CABINET M, PAGE 1499, MCCRACKEN COUNTY CLERK'S OFFICE.

PARCEL XXVIII: 529 NORTH 14TH STREET

BEING LOT 8 AS SHOWN ON THE FINAL PLAT OF REMINGTON SUBDIVISION ON THE WEST SIDE OF NORTH 14TH STREET, SOUTH OF MARTIN LUTHER KING JR. DRIVE, PADUCAH, MCCRACKEN COUNTY, KENTUCKY OF RECORD IN CABINET M, PAGE 1499, MCCRACKEN COUNTY CLERK'S OFFICE.

PARCELS XXVI, XXVII, AND XXVIII:

BEING PART OF THE SAME PROPERTY CONVEYED TO CITY OF PADUCAH, KENTUCKY, A MUNICIPAL CORPORATION OF THE SECOND CLASS EXISTING UNDER THE COMMONWEALTH OF KENTUCKY, AND A BODY POLITIC AND CORPORATE, BY DEED DATED MAY 21, 2012, OF RECORD IN DEED BOOK 1231, PAGE 5, IN THE MCCRACKEN COUNTY CLERK'S OFFICE.

TO HAVE AND TO HOLD the above-described property, together with all improvements thereon, and all rights, appurtenances, and privileges thereunto belonging, unto Grantee, its successors and/or assigns, as their interests may appear forever, with Covenant of General Warranty.

PROVIDED, HOWEVER, that there is excepted from the foregoing warranty and covenants of title and this conveyance is made subject to any restrictions, easements, covenants, and conditions of record affecting said title.

The parties hereto hereby swear and affirm, under penalty of perjury, that the forgoing transfer of real property is made by gift, nominal consideration, or no consideration and, further, that the estimated fair collective cash value of the real property transferred is: \$ 46,500.00. Grantee joins in this Deed for the sole purpose of certifying the consideration pursuant to KRS 382.135.

This transfer is made by gift, with nominal consideration, or no consideration from a governmental agency to another governmental agency, and is exempt from transfer tax pursuant to KRS 142.050(7)(b).

IN WITNESS WHEREOF, the parties have hereunto set their hands, this the day and year first above written.

GRANTOR:

CITY OF PADUCAH, KENTUCKY

By: _____
GEORGE BRAY, Mayor

COMMONWEALTH OF KENTUCKY
COUNTY OF MCCRACKEN

The foregoing instrument was subscribed, sworn to and acknowledged before me on this ____ day of _____, 2025, by GEORGE BRAY, Mayor of and on behalf of the CITY OF PADUCAH, KENTUCKY.

Notary Public
KENTUCKY, STATE AT LARGE
My Commission Expires: _____
Notary ID #: _____

This notarial act involved the use of communication technology.

GRANTEE:
URBAN RENEWAL AND COMMUNITY
AGENCY OF THE CITY OF PADUCAH,
KENTUCKY

By: _____
BOB WADE, Authorized Board Member

COMMONWEALTH OF KENTUCKY
COUNTY OF MCCRACKEN

The foregoing instrument was subscribed, sworn to and acknowledged before me on this ____ day of _____, 2025, by BOB WADE, Authorized Board Member of and on behalf of URBAN RENEWAL AND COMMUNITY AGENCY OF THE CITY OF PADUCAH, KENTUCKY.

Notary Public
KENTUCKY, STATE AT LARGE
My Commission Expires: _____
Notary ID #: _____

This notarial act involved the use of communication technology.

THIS INSTRUMENT WAS PREPARED WITHOUT THE BENEFIT OF A TITLE EXAMINATION AND BASED UPON INFORMATION SUPPLIED BY EITHER GRANTOR OR GRANTEE. THE PREPARER ASSUMES NO RESPONSIBILITY FOR ITS ACCURACY.

THIS PREPARER IS/WAS NOT RESPONSIBLE FOR CLOSING THIS TRANSACTION OR REPORTING THE TRANSACTION TO THE IRS SECTION 6045(E) OR OTHER APPLICABLE LAW.

Agenda Action Form

Paducah City Commission

Meeting Date: November 25, 2025

Short Title: Transfer of Properties from URCDA to the City of Paducah - **C. GAULT**

Category: Municipal Order

Staff Work
By: Nancy
Upchurch
Presentation
By: Carol Gault

Background Information: Over time, property acquired outside program areas has been put in the name of URCDA. URCDA has no reason to hold property outside the program areas. This action would transfer properties in the name of URCDA to the City of Paducah. The properties could then be added to the available properties list.

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:

Attachments:

1. MO prop transfer from URCDA to City of Paducah
2. City Master Deed URCDA to City

MUNICIPAL ORDER NO. _____

A MUNICIPAL ORDER AUTHORIZING THE TRANSFER OF CERTAIN PROPERTIES FROM THE URBAN RENEWAL AND COMMUNITY DEVELOPMENT AGENCY (URCDA), TO THE CITY OF PADUCAH AND AUTHORIZING THE MAYOR TO EXECUTE ALL DOCUMENTS RELATED TO SAME

WHEREAS, Urban Renewal and Community Development Agency is a Board authorized by Kentucky Revised Statutes to oversee the revitalization of neighborhoods; and

WHEREAS, the Board of Commissions of the City of Paducah adopted Ordinance No. 2025-10-8858, re-establishing the Urban Renewal and Community Development Agency (URCDA) as a separate entity; and

WHEREAS, URCDA has successfully managed the Lowertown and Fountain Avenue Revitalization Programs, and will now manage the Southside Revitalization Area; and

WHEREAS, over time, property acquired outside the Revitalization Area has been put in the name of URCDA; and

WHEREAS, this action would transfer property from URCDA to the City of Paducah, allowing the property to be added to the available properties list.

NOW, THEREFORE, IT IS ORDERED BY THE BOARD OF COMMISSIONERS OF THE CITY OF PADUCAH, KENTUCKY:

Section 1. Recitals and Authorizations. The Board of Commissioners declares that the transfer of the following properties to the City of Paducah advances a particular public purpose of the City, is in the best interest of the City and is hereby approved and authorized: 1106 Madison Street, 1235 North 12th Street, 1214 North 14th Street, and 335 North 7th Street.

Section 2. Recitals and Authorizations. The Mayor is further authorized to execute all documentation necessary to effectuate the transfer of these properties to the City of Paducah.

Section 3. Severability. If any section, paragraph, or provision of this Order shall be held to be invalid or unenforceable for any reason, the invalidity or unenforceability of such section, paragraph, or provision shall not affect any of the remaining provisions of this Order.

Section 4. Compliance with Open Meetings Laws. The City Commission hereby finds and determines that all formal actions relative to the adoption of this Order were taken in an open meeting of the City Commission, and that all deliberations of this City Commission and of its committees, if any, which resulted in formal action, were in meetings open to the public, in full compliance with applicable legal requirements.

Section 5. Conflicts. All ordinances, resolutions, orders or parts thereof in conflict with the provisions of this Order are, to the extent of such conflict, hereby repealed and the provisions of this Order shall prevail and be given effect.

Section 6. Effective Date. This Order shall be in full force and effect on and after the date as approved by the Board of Commissioners of the City of Paducah, Kentucky.

George P. Bray, Mayor

ATTEST:

Lindsay Parish, City Clerk

Adopted by the Board of Commissioners, November 25, 2025
Recorded by Lindsay Parish, City Clerk, November 25, 2025.
MO/prop transfer from URCDA to City of Paducah

Prepared By And When Recorded Return To:
Denton Law Firm, PLLC



 Lisa Emmons, KBA #81938
555 Jefferson Street
Suite 301
Paducah, KY 42001
(270) 450-8253
dlfitle@dentonfirm.com

_____[Space Above This Line For Recording Data]_____

DEED

THIS DEED, made and entered into this ____ day of _____, 2025, by and between **URBAN RENEWAL AND COMMUNITY DEVELOPMENT AGENCY OF THE CITY OF PADUCAH, KENTUCKY**, with a mailing address of P.O. Box 2267, Paducah, KY 42002, Grantor; and **CITY OF PADUCAH, KENTUCKY**, with a mailing address of 300 South 5th Street, Paducah, KY 42003, Grantee;

The current year's tax bill to be sent in c/o CITY OF PADUCAH at:300 South 5th Street, Paducah, KY 42003;

WITNESSETH:

THAT, for a valuable consideration of \$1.00, cash in hand paid by Grantee, and other valuable consideration, the receipt and sufficiency of which is hereby acknowledged, Grantor has **BARGAINED AND SOLD** and does hereby **GRANT AND CONVEY** unto Grantee, its successors and/or assigns, as their interests may appear forever, the following described property, together with all the improvements, appurtenances, and rights thereunto belonging, located in McCracken County, Kentucky:

1106 MADISON STREET

BEGINNING AT A POINT ON THE SOUTH SIDE OF MADISON STREET WHICH IS 52 FEET IN A WESTERLY DIRECTION FROM THE SOUTHWEST INTERSECTION OF 11TH STREET AND MADISON STREET IN THE CITY OF PADUCAH, KENTUCKY, AND RUN THENCE IN A SOUTHERLY DIRECTION AND PARALLEL WITH SAID ELEVENTH STREET A DISTANCE OF 160 FEET TO THE NORTH LINE OF AN ALLEY; THENCE IN A WESTERLY DIRECTION WITH THE NORTH LINE OF SAID ALLEY, A DISTANCE OF 43-1/2 FEET; THENCE IN A

NORTHERLY DIRECTION AND PARALLEL WITH 11TH STREET TO THE SOUTH LINE OF MADISON STREET, A DISTANCE OF 160 FEET; THENCE IN AN EASTERLY DIRECTION AND WITH THE SOUTH LINE OF MADISON STREET, 43- 1/2 FEET TO THE POINT OF BEGINNING.

BEING THE SAME PROPERTY CONVEYED TO URBAN RENEWAL AND COMMUNITY DEVELOPMENT AGENCY OF PADUCAH, KENTUCKY, BY DEED DATED APRIL 20, 2017, OF RECORD IN DEED BOOK 1342, PAGE 450, MCCRACKEN COUNTY CLERK'S OFFICE.

1235 NORTH 12TH STREET

BEING LOT NO. 9 IN C. E. JENNINGS SUBDIVISION OF BLOCK NO. 63, OF HARRIS, FLOURNOY, TRIMBLE AND NORTON'S ADDITION TO PADUCAH, KENTUCKY, AS SHOWN BY PLAT OF SAID SUBDIVISION OF RECORD IN DEED BOOK 40, PAGE 363, MCCRACKEN COUNTY COURT CLERK'S OFFICE. SAID LOT HAS A FRONTAGE OF 40 FEET ON THE NORTHEAST SIDE OF NORTH TWELFTH STREET BETWEEN FLOURNOY AND TERRELL STREETS, AND EXTENDS BACK FOR DEPTH A UNIFORM WIDTH TOWARD ELEVENTH STREET 190 FEET TO AN ALLEY.

BEING THE SAME PROPERTY CONVEYED TO URBAN RENEWAL AND COMMUNITY DEVELOPMENT AGENCY OF PADUCAH, KENTUCKY, BY COMMISSIONER'S DEED DATED MARCH 14, 2006, OF RECORD IN DEED BOOK 1088, PAGE 242, MCCRACKEN COUNTY CLERK'S OFFICE.

1214 NORTH 14TH STREET

BEING LOT NO. 4 IN BLOCK #65, OF HARRIS, FLOURNEY, TRIMBLE AND NORTON'S ADDITION TO THE CITY OF PADUCAH, AND ALSO BEING KNOWN AS FAXON'S SUBDIVISION OF SAID BLOCK #65. SAID LOT #4 LIES ON THE NORTHERLY SIDE OF 14TH STREET AND FRONTS 40 FEET THEREON, EXTENDING BACK IN UNIFORM WIDTH IN A NORTHERLY DIRECTION 175 FEET TO THE LINE OF AN ALLEY. SAID LOT AND BLOCK ARE SHOWN IN PLAT BOOK 3, PAGE 37, IN THE OFFICE OF COMMISSIONER OF PUBLIC WORKS OF THE CITY OF PADUCAH KENTUCKY.

BEING THE SAME PROPERTY CONVEYED TO URBAN RENEWAL AND COMMUNITY DEVELOPMENT AGENCY OF THE CITY OF PADUCAH, KENTUCKY, BY DEED DATED JULY 12, 2010, OF RECORD IN DEED BOOK 1191, PAGE 633, MCCRACKEN COUNTY CLERK'S OFFICE.

335 NORTH 7TH STREET

A CERTAIN TRACT OF LAND AS SURVEYED BY RICKY A. TOSH, PLS NO. 2900 OF THE FIRM OF DUMMER SURVEYING AND ENGINEERING SERVICES, INC. OF PADUCAH, KENTUCKY ON SEPTEMBER 19, 2006 LOCATED ON THE SOUTH SIDE OF MADISON STREET AND THE WEST SIDE OF 7TH STREET IN THE CITY OF PADUCAH, MCCRACKEN COUNTY, KENTUCKY, BEING TRACT 2 OF PLAT SECTION "L", PAGE 1710 AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A MAG NAIL (SET) 30.00 FEET WEST AT RIGHT ANGLES FROM THE CENTERLINE OF 7TH STREET, SAID CENTERLINE POINT BEING LOCATED SOUTH FOR A DISTANCE OF 52.91 FEET FROM THE CENTERLINE INTERSECTION OF MADISON STREET AND 7TH STREET;

THENCE FROM THE POINT OF BEGINNING SOUTH 24 DEGREES 42 MINUTES 09 SECONDS EAST FOR A DISTANCE OF 37.79 FEET WITH THE WEST RIGHT OF WAY OF 7TH STREET TO A 1/2" DIAMETER REBAR WITH CAP STAMPED "CDG INC LS 3219" (FOUND DISTURBED)

THENCE SOUTH 65 DEGREES 24 MINUTES 18 SECONDS WEST FOR A DISTANCE OF 116.00 FEET WITH THE NORTH LINE OF THE SG INVESTMENT ENTERPRISE, LLC PROPERTY DESCRIBED IN DEED BOOK 1089, PAGE 129 AND RECORDED IN PLAT SECTION "L", PAGE 1504 TO A 1/2" DIAMETER REBAR WITH CAP (SET) [ALL 1/2" DIAMETER REBARS AND CAPS (SET) ARE 1/2" DIAMETER X 24" LONG REBARS WITH PLASTIC CAP STAMPED "R. TOSH KYPLS 2900"];

THENCE NORTH 24 DEGREES 56 MINUTES 05 SECONDS WEST FOR A DISTANCE OF 57.75 FEET WITH A NEW LINE TO THE JOSEPH BLAINE GROW PROPERTY DESCRIBED IN DEED BOOK 1057, PAGE 700 AND DEED BOOK 882, PAGE 94 TO A 1/2" DIAMETER REBAR WITH CAP (SET) 33.00 SET SOUTH AT RIGHT ANGLES FROM THE CENTERLINE OF MADISON STREET;

THENCE NORTH 65 DEGREES 24 MINUTES 18 SECONDS EAST FOR A DISTANCE OF 96.28 FEET WITH THE SOUTH RIGHT OF WAY OF MADISON STREET TO A 1/2" DIAMETER REBAR WITH CAP (SET) 33.00 SET SOUTH AT RIGHT ANGLES FROM THE CENTERLINE OF MADISON STREET;

THENCE ALONG A CURVE TO THE RIGHT HAVING A RADIUS OF 20.00 FEET AND AN ARC LENGTH OF 31.38 FEET, BEING SUBTENDED BY A CHORD OF SOUTH 69 DEGREES 38 MINUTES 55 SECONDS EAST FOR A DISTANCE OF 28.26 FEET TO THE POINT OF BEGINNING;

TOGETHER WITH AND SUBJECT TO COVENANTS,
EASEMENTS, RIGHT-OF-WAYS AND RESTRICTIONS OF
RECORD AND IN EXISTENCE.

BEARINGS DESCRIBED HEREIN ARE BASED ON A RECORD
BEARING OF SOUTH 24 DEGREES 42 MINUTES 09 SECOND
EAST ALONG THE WEST RIGHT OF WAY OF 7TH STREET AS
RECORDED IN PLAT SECTION "L", PAGE 1504 AND
MISCELLANEOUS PLAT SECTION "1", PAGE 51.

SAID PROPERTY CONTAINS 0.1520 ACRES. SEE PLAT OF
RECORD IN PLAT SECTION "L" PAGE 1710, MCCRACKEN
COUNTY CLERK'S OFFICE.

SAID PROPERTY IS SUBJECT TO THE RESTRICTION THAT IT
SHALL BE UTILIZED AS A PUBLIC PARK AND/OR
RECREATIONAL PURPOSES ONLY.

BEING THE SAME PROPERTY CONVEYED TO URBAN
RENEWAL AND COMMUNITY DEVELOPMENT AGENCY OF
PADUCAH, KENTUCKY, BY DEED DATED OCTOBER 20, 2006,
OF RECORD IN DEED BOOK 1106, PAGE 349, IN THE
MCCRACKEN COUNTY CLERK'S OFFICE.

TO HAVE AND TO HOLD the above-described property, together with all improvements thereon, and all rights, appurtenances, and privileges thereunto belonging, unto Grantee, its successors and/or assigns, as their interests may appear forever, with Covenant of General Warranty.

PROVIDED, HOWEVER, that there is excepted from the foregoing warranty and covenants of title and this conveyance is made subject to any restrictions, easements, covenants, and conditions of record affecting said title.

The parties hereto hereby swear and affirm, under penalty of perjury, that the forgoing transfer of real property is made by gift, nominal consideration, or no consideration and, further, that the estimated fair cash value of the real property transferred is: 9,500.00. Grantee joins in this Deed for the sole purpose of certifying the consideration pursuant to KRS 382.135.

This transfer is made by gift, with nominal consideration, or no consideration from a governmental agency to another governmental agency, and is exempt from transfer tax pursuant to KRS 142.050(7)(b).

IN WITNESS WHEREOF, the parties have hereunto set their hands, this the day and year first above written.

GRANTOR:

URBAN RENEWAL AND COMMUNITY DEVELOPMENT AGENCY OF THE CITY OF PADUCAH, KENTUCKY

By: _____
BOB WADE, Authorized Board Member

COMMONWEALTH OF KENTUCKY
COUNTY OF MCCRACKEN

The foregoing instrument was subscribed, sworn to and acknowledged before me on this ____ day of _____, 2025, by BOB WADE, Authorized Board Member of URBAN RENEWAL AND COMMUNITY DEVELOPMENT AGENCY OF THE CITY OF PADUCAH, KENTUCKY, on behalf of said agency.

Notary Public
KENTUCKY, STATE AT LARGE
My Commission Expires: _____
Notary ID #: _____

This notarial act involved the use of communication technology.

GRANTEE:

CITY OF PADUCAH, KENTUCKY

By: _____
GEORGE BRAY, Mayor

COMMONWEALTH OF KENTUCKY
COUNTY OF MCCRACKEN

The foregoing instrument was subscribed, sworn to and acknowledged before me on this ____ day of _____, 2025, by GEORGE BRAY, Mayor of the CITY OF PADUCAH, KENTUCKY, on behalf of the City.

Notary Public
KENTUCKY, STATE AT LARGE
My Commission Expires: _____
Notary ID #: _____

This notarial act involved the use of communication technology.

Agenda Action Form

Paducah City Commission

Meeting Date: November 25, 2025

Short Title: Amend Code of Ordinances to Authorize Board Member Payments - **L. PARISH**

Category: Ordinance

Staff Work By: Lindsay
Parish, Claudia Meeks
Presentation By: Lindsay
Parish

Background Information: This ordinance amends the City of Paducah Code of Ordinances to establish consistent compensation for voting members of various City boards, commissions, councils, and advisory bodies. The purpose is to recognize the time, expertise, and service of citizen volunteers, encourage broader community participation, and support the recruitment and retention of qualified individuals to serve in these important roles.

Under the ordinance, chairpersons will receive \$100 per meeting attended, and all other voting members will receive \$75 per meeting attended. City staff members serving on or assisting boards in an official capacity, as well as ex-officio City Commission members, will not receive payment or reimbursement for meeting attendance. Any board member may voluntarily decline all or part of their compensation at any time by providing written notice to the appropriate official. Payments made under this ordinance will be exempt from occupational taxes.

The ordinance applies to a number of boards and commissions, including the Board of Adjustment, Civic Beautification Board, Municipal Housing Commission, Paducah Convention and Visitors Bureau, Transit Authority Board, Paducah Riverfront Development Advisory Board, Paducah Creative and Cultural Council, Board of Ethics, Building, Electrical, and Fire Codes Appeals Board, Code Enforcement Board, Human Rights Commission, Brooks Stadium Commission, Civil Service Commission, Paducah Planning Commission, Urban Renewal and Community Development Agency, Commissioners of Waterworks, Tree Advisory Board, and the Historical and Architectural Review Commission.

Payments authorized by this ordinance will begin on January 1, 2026.

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. Board Payment Ordinance

ORDINANCE NO. 2025-_____-_____

AN ORDINANCE AMENDING THE CODE OF ORDINANCES OF THE CITY OF PADUCAH, KENTUCKY, TO ENACT PAYMENTS FOR BOARD MEMBERS

WHEREAS, the City of Paducah relies on the time, expertise, and service of numerous citizen boards, commissions, councils, and advisory bodies to carry out essential governmental functions and provide input on important public matters; and

WHEREAS, members of these boards have historically served without compensation, despite the increasing complexity, workload, and time commitment associated with fulfilling their responsibilities; and

WHEREAS, providing compensation recognizes the valuable contributions of board members, promotes broader community participation, and encourages the recruitment and retention of qualified individuals to serve; and

WHEREAS, the City Commission has determined that it is in the best interest of the City to provide fair and reasonable compensation to the voting members and chairpersons of designated boards, commissions, and councils; and

WHEREAS, the Paducah Planning Commission met on October 6, 2025, and recommended the revision to the City of Paducah Zoning Ordinance as shown in Section 19 below; and

WHEREAS, the City Commission desires to amend the Code of Ordinances to authorize and establish compensation for members of these boards, commissions, and councils as set forth herein.

NOW THEREFORE, BE IT ORDAINED BY THE CITY COMMISSION OF THE CITY OF PADUCAH AS FOLLOWS:

SECTION 1. BOARD OF ADJUSTMENT. That Section 2-365 of the Code of Ordinances of the City of Paducah, Kentucky, is hereby amended as follows:

Sec. 2-365. - Compensation of members.

~~[No member of the Board of Adjustment shall receive any compensation. However,]~~ All voting members of the Board shall receive compensation. The Chairperson shall receive \$100.00 per meeting attended. All other voting members shall receive \$75.00 per meeting attended.

Additional, expenses lawfully incurred by a member in the performance of the member's duties may be authorized by formal action of the Board of Adjustment. For the purpose of this section, the Board of Adjustment will be exempt from occupational taxes. Any member of the Board may voluntarily decline all or part of such compensation or reimbursement, for any reason, by providing written notice to the appropriate official. Such waiver may be prospective or retroactive, may be for a specified period or indefinite, and may be revoked at any time by written notice. A waiver under this section shall not affect the member's status, rights, or duties on the Commission.

City staff members serving on or assisting the Board in an official capacity, and ex-officio City Commission members, shall not receive compensation or reimbursement for attendance at Board meetings.

SECTION 2. CIVIC BEAUTIFICATION BOARD. That Section 2-381 and Section 2-382 of the Code of Ordinances of the City of Paducah, Kentucky, are hereby amended as follows:

Sec. 2-381. - Established; composition; qualifications of members.

There is hereby created and established a Civic Beautification Board for the City, consisting of ~~thirty (30)~~ seventeen (17) members who shall be of legal age and residents of McCracken County.

Sec. 2-382. - Appointment, term and compensation of members.

- (a) The members of the Civic Beautification Board shall be appointed by the Mayor, subject to the approval of the Board of Commissioners. The terms of all members shall be for four (4) years.
- (b) ~~The members of the Civic Beautification Board shall serve without compensation.~~ All voting members of the board shall receive compensation. The Chairperson shall receive

\$100.00 per meeting attended. All other voting members shall receive \$75.00 per meeting attended. For the purpose of this section, the Civic Beautification Board will be exempt from occupational taxes.

- (c) Any member of the Board may voluntarily decline all or part of such compensation or reimbursement, for any reason, by providing written notice to the appropriate official. Such waiver may be prospective or retroactive, may be for a specified period or indefinite, and may be revoked at any time by written notice. A waiver under this section shall not affect the member's status, rights, or duties on the Board.
- (d) City staff members serving on or assisting the Board in an official capacity, and ex-officio City Commission members, shall not receive compensation or reimbursement for attendance at Board meetings.

SECTION 3. MUNICIPAL HOUSING AUTHORITY. That Section 2-402 of the Code of Ordinances of the City of Paducah, Kentucky, is hereby amended as follows:

Sec. 2-402. - Applicability of State law; compensation of members.

- (a) The Municipal Housing Commission shall function in the manner and form contemplated and directed by State law. [~~The Chairperson and the members of the Commission shall receive compensation only as established by the Board of Commissioners from time to time by ordinance or by municipal order.~~]
- (b) All voting members of the Commission shall receive compensation. The Chairperson shall receive \$100.00 per meeting attended. All other voting members shall receive \$75.00 per meeting attended. For the purpose of this section, the Municipal Housing Commission will be exempt from occupational taxes.
- (c) Any member of the Commission may voluntarily decline all or part of such compensation or reimbursement, for any reason, by providing written notice to the appropriate official. Such waiver may be prospective or retroactive, may be for a specified period or indefinite, and may be revoked at any time by written notice. A waiver under this section shall not affect the member's status, rights, or duties on the Commission.

- (d) City staff members serving on or assisting the Board in an official capacity, and ex-officio City Commission members, shall not receive compensation or reimbursement for attendance at Board meetings.
-

SECTION 4. PADUCAH CONVENTION AND VISITORS BUREAU. That Chapter 2, Division 5, of the Code of Ordinances of the City of Paducah, Kentucky, is hereby amended as follows:

DIVISION 5. – PADUCAH-MCCRACKEN COUNTY CONVENTION AND VISITORS BUREAU

Sec. 2-421. - Established; purpose.

The City, jointly with the County of McCracken, previously created and established a commission pursuant to the authority under KRS 91A.350—91A.392, known as the Paducah-McCracken County Convention and Visitors Bureau, for the purpose of promoting recreational, convention and tourist activity in the City and the County. The County elected to withdraw from this joint commission and the City shall hereby be the sole governing body and appointing authority for this commission for its continued operation. The commission shall hereafter be known as the Paducah Convention and Visitors Bureau.

Sec. 2-422. - Composition; appointment and term of members.

See KRS 91A.360.

Sec. 2-423. - Officers; employment of personnel and authority to make contracts.

See KRS 91A.360(4).

Sec. 2-424. - Annual audit.

See KRS 91A.360(5).

Sec. 2-425. - Powers and duties; levy and collection of room tax.

The Paducah Convention and Visitors Bureau shall be governed by KRS 91A.350—91A.390, as now exist or as hereafter may be amended, and their powers and duties shall be those granted by

said statutes. Any and all room taxes to be hereafter levied to support the activities of the Commission shall be levied on a city-wide basis by the City of Paducah and collected by the McCracken County Treasurer.

Sec. 2-426. Compensation of Members.

(a) All voting members of the Commission shall receive compensation. The Chairperson shall receive \$100.00 per meeting attended. All other voting members shall receive \$75.00 per meeting attended. For the purpose of this section, the Paducah Convention and Visitors Bureau will be exempt from occupational taxes.

(b) Any member of the Commission may voluntarily decline all or part of such compensation or reimbursement, for any reason, by providing written notice to the appropriate official. Such waiver may be prospective or retroactive, may be for a specified period or indefinite, and may be revoked at any time by written notice. A waiver under this section shall not affect the member's status, rights, or duties on the Commission.

(c) City staff members serving on or assisting the Board in an official capacity, and ex-officio City Commission members, shall not receive compensation or reimbursement for attendance at Board meetings.

Secs. 2-427—2-440. - Reserved.

SECTION 5. TRANSIT AUTHORITY. That Section 2-483 of the Code of Ordinances of the City of Paducah, Kentucky, is hereby amended as follows:

Sec. 2-483. - Managing board.

- (a) Membership. The business, activities and affairs of the Transit Authority shall be managed, controlled and conducted by a Board consisting of eight (8) members which shall be appointed by the Mayor. No officer or employee of the City shall be eligible for appointment to the Board.
- (b) Appointment and term of members; removal of members. See KRS 96.040.
- (c) Compensation of members.

1. The members of the Board shall be allowed reasonable expenses necessarily incurred by them in the conduct of the affairs of the Authority. [~~Otherwise, the members of the Board shall serve without compensation~~]
2. All voting members of the Board shall receive compensation. The Chairperson shall receive \$100.00 per meeting attended. All other voting members shall receive \$75.00 per meeting attended. For the purpose of this section, the Transit Authority Board will be exempt from occupational taxes.
3. Any member of the Board may voluntarily decline all or part of such compensation or reimbursement, for any reason, by providing written notice to the appropriate official. Such waiver may be prospective or retroactive, may be for a specified period or indefinite, and may be revoked at any time by written notice. A waiver under this section shall not affect the member's status, rights, or duties on the Board.
4. City staff members serving on or assisting the Board in an official capacity, and ex-officio City Commission members, shall not receive compensation or reimbursement for attendance at Board meetings.

(d) Officers, directors, and employees; bonds. See KRS 96A.070.

(e) Meetings; quorum and voting. See KRS 96.060.

SECTION 6. PADUCAH RIVERFRONT DEVELOPMENT ADVISORY BOARD. That Section 2-579 of the Code of Ordinances of the City of Paducah, Kentucky, is hereby amended as follows:

Sec. 2-579. - Terms of members; appointments and vacancies; compensation.

- (a) The Mayor, and with the consent of a majority of the Board of Commissioners, shall appoint five (5) members of the Advisory Board to be called the Paducah Riverfront Development Advisory Board. The Board Members initially designated shall serve, one (1) for a term of two (2) years, two (2) for a term of three (3) years and two (2) for a term of four (4) years.

- (b) Each term, except for initial appointments, shall be for four (4) years each, and/or until their successors are appointed and qualified. No member may serve more than two (2) full four (4)-year terms. Vacancies shall be filled in the same manner as in the original appointments and for the unexpired term of the vacancy. ~~Board members shall serve without compensation and may not incur any indebtedness to be paid by the City.~~
- (c) All voting members of the Board shall receive compensation. The Chairperson shall receive \$100.00 per meeting attended. All other voting members shall receive \$75.00 per meeting attended. For the purpose of this section, the Paducah Riverfront Development Advisory Board will be exempt from occupational taxes.
- (d) Any member of the Board may voluntarily decline all or part of such compensation or reimbursement, for any reason, by providing written notice to the appropriate official. Such waiver may be prospective or retroactive, may be for a specified period or indefinite, and may be revoked at any time by written notice. A waiver under this section shall not affect the member's status, rights, or duties on the Board.
- (e) City staff members serving on or assisting the Board in an official capacity, and ex-officio City Commission members, shall not receive compensation or reimbursement for attendance at Board meetings.

SECTION 7. PADUCAH CREATIVE AND CULTURAL COUNCIL. That Section 2-584 of the Code of Ordinances of the City of Paducah, Kentucky, is hereby amended as follows:

Sec. 2-584. - Compensation and debts.

Council members ~~shall serve without compensation and~~ shall not incur any indebtedness to be paid by the City.

All voting members of the Board shall receive compensation. The Chairperson shall receive \$100.00 per meeting attended. All other voting members shall receive \$75.00 per meeting attended. For the purpose of this section, the Paducah Creative and Cultural Council will be exempt from occupational taxes.

Any member of the Board may voluntarily decline all or part of such compensation or reimbursement, for any reason, by providing written notice to the appropriate official. Such waiver may be prospective or retroactive, may be for a specified period or indefinite, and may be revoked at any time by written notice. A waiver under this section shall not affect the member's status, rights, or duties on the Board.

City staff members serving on or assisting the Board in an official capacity, and ex-officio City Commission members, shall not receive compensation or reimbursement for attendance at Board meetings.

SECTION 8. BOARD OF ETHICS. That Section 2-821 of the Code of Ordinances of the City of Paducah, Kentucky, is hereby amended as follows:

Sec. 2-821. - Board of ethics created.

- (a) There is hereby created a Board of Ethics, which shall have the authorities, duties, and responsibilities as set forth in this division, to enforce the provisions of this article.
- (b) The Board of Ethics shall consist of three (3) members, who shall be appointed by the Mayor, subject to the approval of the City Commission. The initial members of the Board of Ethics shall be appointed within sixty (60) days of the effective date of the ordinance from which this division is derived. No member of the Board of Ethics shall hold any elected or appointed office, whether paid or unpaid, or any position of employment with the City or any city board, City Commission or similar city agency. The members shall serve for a term of three (3) years; except that, with respect to the members initially appointed, one (1) member shall be appointed for a term of one (1) year, one (1) member shall be appointed for a term of two (2) years, and one (1) member shall be appointed for a term of three (3) years. Thereafter, all appointments shall be for a term of three (3) years. Each member of the Board of Ethics shall have been a resident of the City for at least one (1) year prior to the date of the appointment and shall reside in the City throughout the term in office. The members of the Board of Ethics shall be chosen by virtue of their known and consistent reputation for integrity and their knowledge of local

government affairs. The members may be reappointed for three (3) consecutive full (three-year) terms.

- (c) A member of the Board of Ethics may be removed by the Mayor, subject to the approval of the City Commission, for misconduct, inability or willful neglect of duties, as defined herein. Before any member of the Board of Ethics is removed from office under this section, the member shall be afforded the opportunity for a hearing before the City Commission.
- (d) Vacancies on the Board of Ethics shall be filled within sixty (60) days by the Mayor, subject to the approval of the City Commission. If a vacancy is not filled by the executive authority within sixty (60) days, the remaining members of the Board of Ethics shall fill the vacancy. All vacancies shall be filled for the remainder of the unexpired term.
- (e) ~~Members of the Board of Ethics shall serve without compensation, unless otherwise approved by the legislative body.~~ All voting members of the Board shall receive compensation. The Chairperson shall receive \$100.00 per meeting attended. All other voting members shall receive \$75.00 per meeting attended. For the purpose of this section, the Board of Ethics will be exempt from occupational taxes.
Any member of the Board may voluntarily decline all or part of such compensation or reimbursement, for any reason, by providing written notice to the appropriate official. Such waiver may be prospective or retroactive, may be for a specified period or indefinite, and may be revoked at any time by written notice. A waiver under this section shall not affect the member's status, rights, or duties on the Board. City staff members serving on or assisting the Board in an official capacity shall not receive compensation or reimbursement for attendance at Board meetings.
- (f) The Board of Ethics shall, upon the initial appointment of its members, and annually thereafter, elect a Chairperson from among the membership. The Chairperson shall be the presiding officer and a full voting member of the Board.
- (g) The Board of Ethics shall meet at least once annually. The regular meeting date shall be the first Monday in May of each year. All other meetings of the Board of Ethics shall be held as necessary upon the call of the Chairperson or at the written request of a majority of the members.

- (h) The presence of two (2) or more members shall constitute a quorum and the affirmative vote of two (2) or more members shall be necessary for any official action to be taken. Any member of the Board of Ethics who has a conflict of interest with respect to any matter to be considered by the Board shall disclose the nature of the conflict, shall disqualify such member's self from voting on the matter and remove themselves from the proceeding, and shall not be counted for purposes of establishing a quorum.
- (i) Minutes shall be kept for all proceedings of the Board of Ethics and the vote of each member on any issue decided by the Board shall be recorded in the minutes. Upon request of the Board of Ethics, the City Clerk shall attend their meetings and assist in administrative duties, including maintaining the minutes of their meetings.

SECTION 9. BUILDING ELECTRICAL, FIRE CODES APPEALS

BOARD. That Section 18-123 of the Code of Ordinances of the City of Paducah, Kentucky, is hereby amended as follows:

Sec. 18-123. - Building, Electrical and Fire Codes Appeals Board.

- (a) Established. There is hereby established and created a Building, Electrical and Fire Codes Appeals Board of the City.
- (b) Purpose. The purpose of said Appeals Board is to hear appeals of the decisions of the Inspectors of the Fire Prevention Division.
- (c) Membership. The Appeals Board shall consist of seven (7) members, four (4) of whom shall be technically qualified persons with professional experience related to the building industry and shall be familiar with the Kentucky Building Code, two (2) of whom shall be persons in the electrical trade knowledgeable with the applicable electrical code, and one (1) utility company official. The members of the Appeals Board shall be appointed by the Mayor, subject to approval of the Board of Commissioners.
- (d) Term of office; vacancies; compensation of members.
 - 1. Three (3) members shall be appointed for a term of three (3) years or until their successors are appointed and qualified.
 - 2. Vacancies shall be filled in the same manner as original appointments are made.

3. ~~[The members of the Appeals Board shall serve without compensation.]~~ All voting members of the Board shall receive compensation. The Chairperson shall receive \$100.00 per meeting attended. All other voting members shall receive \$75.00 per meeting attended. For the purpose of this section, the Building, Electrical, and Fire Codes Appeals Board will be exempt from occupational taxes. Any member of the Board may voluntarily decline all or part of such compensation or reimbursement, for any reason, by providing written notice to the appropriate official. Such waiver may be prospective or retroactive, may be for a specified period or indefinite, and may be revoked at any time by written notice. A waiver under this section shall not affect the member's status, rights, or duties on the Board. City staff members serving on or assisting the Board in an official capacity shall not receive compensation or reimbursement for attendance at Board meetings.
- (e) A majority of the members of the Appeals Board shall constitute a quorum for all purposes. A decision reached by a majority of the Appeals Board members present at a properly called meeting shall constitute a decision of the entire Board.
- (f) No local building official or employee of the City shall be appointed to the Appeals Board. No member of the Appeals Board shall hear an appeal in a case in which such member has a financial interest.
- (g) Any party to a decision by the Fire Prevention Division may appeal that decision to the Appeals Board. Upon receipt of an appeal from a qualified party, the Appeals Board shall convene a hearing to consider the appeal within fifteen (15) days of receipt of the appeal. All parties to the appeal shall be notified of the time and place of the hearing by letter mailed by certified mail, no later than ten (10) days prior to the date of hearing. The Appeals Board shall render a decision within five working days after the hearing. The Appeals Board may uphold, amend or reverse the decision of the Fire Prevention Division and there shall be no appeal from the decision of the Appeals Board other than by appeal to the Kentucky Board of Housing, Buildings, and Construction.

SECTION 10. CODE ENFORCEMENT BOARD. That Section 42-36 of the Code of Ordinances of the City of Paducah, Kentucky, is hereby amended as follows:
Sec. 42-36. - Organization of Board; meetings; quorum; compensation; and minutes.

- (a) If the Board consists of five (5) members, it shall annually elect a Chair from among its members. The Chairman shall be the presiding officer and a full voting member of the Board.
 - (b) Regular meetings of the Code Enforcement Board shall be held monthly on a date to be set by the Board. Meetings other than those regularly scheduled shall be special meetings held in accordance with the requirements of the Kentucky Open Meetings Act, and the Board may adopt a procedure for special meetings, if necessary.
 - (c) All meetings and hearings of the Code Enforcement Board shall be held in accordance with the requirements of KRS 65.8801 et seq., Roberts Rules of Order, the Kentucky Open Meetings Act, and the Kentucky Open Records Act.
 - (d) A majority of the members of the Code Enforcement Board shall constitute a quorum for all purposes. A decision reached by a quorum of the Code Enforcement Board present at a properly called meeting shall constitute a decision of the entire Board.
 - (e) Minutes shall be kept for all proceedings of the Code Enforcement Board and the vote of each member on any issue decided by the board shall be recorded in the minutes.
 - (f) All voting members of the Board shall receive compensation. The Chairperson shall receive \$100.00 per meeting attended. All other voting members shall receive \$75.00 per meeting attended. For the purpose of this section, the Code Enforcement Board will be exempt from occupational taxes. Any member of the Board may voluntarily decline all or part of such compensation or reimbursement, for any reason, by providing written notice to the appropriate official. Such waiver may be prospective or retroactive, may be for a specified period or indefinite, and may be revoked at any time by written notice. A waiver under this section shall not affect the member's status, rights, or duties on the Board. City staff members serving on or assisting the Board in an official capacity shall not receive compensation or reimbursement for attendance at Board meetings.
-

SECTION 11. HUMAN RIGHTS COMMISSION. That Section 58-32 of the Code of Ordinances of the City of Paducah, Kentucky, is hereby amended as follows:

Sec. 58-32. - Composition; appointment, term and compensation of members.

- (a) The Commission shall be composed of seven (7) members. The members shall be appointed by the Mayor, subject to the approval of the Board of Commissioners, who shall select persons who are as nearly as possible representative of the several social, economic, religious, cultural, ethnic and racial groups which comprise the population of the Greater Paducah Area. In addition, each member shall be a resident of the Greater Paducah Area.
- (b) No elected or appointed official of the City or of the county may be a member of the Commission.
- (c) Initial appointments shall be staggered and each member appointed thereafter shall serve for a term of three (3) years. Upon a vacancy occurring, the Mayor, subject to the approval of the Board of Commissioners, shall appoint a member to complete the unexpired term.
- (d) Members of the Commission ~~shall serve without compensation, but, subject to the approval of the Commission and within the limits imposed by the budget, they shall be allowed their necessary expenses attendant upon their duties.~~
- (e) All voting members of the Commission shall receive compensation. The Chairperson shall receive \$100.00 per meeting attended. All other voting members shall receive \$75.00 per meeting attended. For the purpose of this section, the Human Rights Commission will be exempt from occupational taxes. Any member of the Commission may voluntarily decline all or part of such compensation or reimbursement, for any reason, by providing written notice to the appropriate official. Such waiver may be prospective or retroactive, may be for a specified period or indefinite, and may be revoked at any time by written notice. A waiver under this section shall not affect the member's status, rights, or duties on the Commission. City staff members serving on or assisting the Board in an official capacity, shall not receive compensation or reimbursement for attendance at Board meetings.

SECTION 12. BROOKS STADIUM COMMISSION. That Section 70-53 of the Code of Ordinances of the City of Paducah, Kentucky, is hereby amended as follows:

Sec. 70-53. - Terms of members; appointments; vacancies; and compensation.

The terms of the members of the Brooks Stadium Commission shall be four (4) years. Any member of the Board may be removed by a majority vote of the members of the Board of Commissioners. Vacancies shall be filled in the same manner as in the original appointments and for the unexpired term of the vacancy. ~~Board members shall serve without compensation.~~ All members of the Commission shall receive compensation. The Chairperson shall receive \$100.00 per meeting attended. All other members shall receive \$75.00 per meeting attended. For the purpose of this section, the Brooks Stadium Commission will be exempt from occupational taxes. Any member of the Commission may voluntarily decline all or part of such compensation or reimbursement, for any reason, by providing written notice to the appropriate official. Such waiver may be prospective or retroactive, may be for a specified period or indefinite, and may be revoked at any time by written notice. A waiver under this section shall not affect the member's status, rights, or duties on the Commission. City staff members serving on or assisting the Board in an official capacity, and ex-officio City Commission members, shall not receive compensation or reimbursement for attendance at Board meetings.

SECTION 13. CIVIL SERVICE COMMISSION. That Section 78-94 of the Code of Ordinances of the City of Paducah, Kentucky, is hereby amended as follows:

Sec. 78-94. - Board of Civil Service Commissioners.

- (a) Generally. Pursuant to the provisions of KRS 90.310, there is hereby created a commission to be composed of five (5) commissioners, and known as the Board of Civil Service Commissioners of the City. All Commissioners must be appointed by the Mayor, subject to the approval of the Board of Commissioners of the City. Their duties shall be to conduct hearings, hold examinations as to qualifications of applicants for municipal employment within the several departments of the City, and any other business permitted by the civil service laws of the state.
- (b) Qualifications of members; terms; vacancies. See KRS 90.310.
- (c) All voting members of the Commission shall receive compensation. The Chairperson shall receive \$100.00 per meeting attended. All other voting members shall receive \$75.00 per meeting attended. For the purpose of this section, the Civil Service Commission will be exempt from occupational taxes. Any member of the Commission

may voluntarily decline all or part of such compensation or reimbursement, for any reason, by providing written notice to the appropriate official. Such waiver may be prospective or retroactive, may be for a specified period or indefinite, and may be revoked at any time by written notice. A waiver under this section shall not affect the member's status, rights, or duties on the Commission. City staff members serving on or assisting the Board in an official capacity, shall not receive compensation or reimbursement for attendance at Board meetings.

SECTION 14. PADUCAH PLANNING COMMISSION. That Section 82-32 of the Code of Ordinances of the City of Paducah, Kentucky, is hereby amended as follows:
Sec. 82-32. - Composition; appointment, term and compensation of members.

- (a) Generally. The Commission shall consist of a total of seven (7) voting members, to be appointed by the Mayor with the approval of the Board of Commissioners in conformity with the applicable law, plus two (2) additional members represented by the City Manager, both of which shall be ex officio and non-voting, all of which membership shall be exclusive of any members who may be appointed by the County Judge in the event of the exercise of extraterritorial jurisdiction, as may be permitted by any applicable law.
- (b) Qualifications. All voting members of the Commission shall be citizens of the City who are not elected officials, or otherwise appointed officials or employees of the City, but at least two-thirds of all members shall be citizen members as set forth in KRS 100.133.
- (c) Terms. See KRS 100.143.
- (d) Compensation. All voting members of the commission shall receive compensation. The Chairperson shall receive ~~\$50.00~~ \$100.00 per meeting attended. All other voting members shall receive ~~\$30.00~~ \$75.00 per meeting attended. Additional expenses lawfully incurred by a member in the performance of the member's duties may be authorized by formal action of the Commission. For the purpose of this section, the planning commission will be exempt from occupational taxes. The Commission shall be paid quarterly. Any member of the Commission may voluntarily decline all or part of such compensation or reimbursement, for any reason, by providing written notice to the appropriate official. Such waiver may be prospective or retroactive, may be for a

specified period or indefinite, and may be revoked at any time by written notice. A waiver under this section shall not affect the member's status, rights, or duties on the Commission. City staff members serving on or assisting the Board in an official capacity shall not receive compensation or reimbursement for attendance at Board meetings.

SECTION 15. URBAN RENEWAL AND COMMUNITY DEVELOPMENT

AGENCY. That Section 34-122 of the Code of Ordinances of the City of Paducah, Kentucky, is hereby amended as follows:

Sec. 34-122. - Composition; term; ~~and meetings;~~ and compensation.

- (a) Generally.* The URCDA shall consist of a total of five (5) residents within city limits of the City of Paducah as members who shall be appointed by the Mayor with the approval of the Board of Commissioners in conformity with applicable law.
- (b) Terms.* Three (3) of the members who are first appointed shall be designated to serve for terms of one (1), two (2) and three (3) years respectively, and the remaining two (2) of such members shall be designated to serve for terms of four (4) years each, from the date of their appointment as indicated in KRS 99.350. Any appointments heretofore made for a term of five (5) years are hereby confirmed and declared to be appointments for a term of four (4) years from the date of such appointment. Thereafter, members shall be appointed as aforesaid for a term of office of four (4) years, except that all vacancies occurring during a term shall be filled for the unexpired term. A member shall hold office until his successor has been appointed and qualified. The term of each URCDA member, except for the initial term, shall be for a staggered four (4) year term. A member shall hold office until a successor has been appointed and qualified.
- (c) Meetings.* The URCDA shall hold at least one (1) regular meeting per month at City Hall on a day and time determined by URCDA.
- (d) Compensation.* All voting members of the Board shall receive compensation. The Chairperson shall receive \$100.00 per meeting attended. All other voting members shall receive \$75.00 per meeting attended. For the purpose of this section, the URCDA will be exempt from occupational taxes. Any member of the Board may voluntarily decline all or part of such compensation or reimbursement, for any reason, by providing written notice

to the appropriate official. Such waiver may be prospective or retroactive, may be for a specified period or indefinite, and may be revoked at any time by written notice. A waiver under this section shall not affect the member's status, rights, or duties on the Board. City staff members serving on or assisting the Board in an official capacity, and ex-officio City Commission members, shall not receive compensation or reimbursement for attendance at Board meetings.

SECTION 16. COMMISSIONERS OF WATERWORKS. That Section 114-296 of the Code of Ordinances of the City of Paducah, Kentucky, is hereby amended as follows:

Sec. 114-296. - Compensation.

The members of the Commissioners of Waterworks shall serve without compensation, but All voting members of the Board shall receive compensation. The Chairperson shall receive \$100.00 per meeting attended. All other voting members shall receive \$75.00 per meeting attended. For the purpose of this section, the Commissioners of Waterworks will be exempt from occupational taxes. Any member of the Board may voluntarily decline all or part of such compensation or reimbursement, for any reason, by providing written notice to the appropriate official. Such waiver may be prospective or retroactive, may be for a specified period or indefinite, and may be revoked at any time by written notice. A waiver under this section shall not affect the member's status, rights, or duties on the Board. City staff members serving on or assisting the Board in an official capacity, and ex-officio City Commission members, shall not receive compensation or reimbursement for attendance at Board meetings. Group life, hospitalization, medical and surgical insurance benefits shall not be considered compensation.

SECTION 18. TREE ADVISORY BOARD. That Section 118-33 of the Code of Ordinances of the City of Paducah, Kentucky, is hereby amended as follows:

Sec. 118-33. - Tree Advisory Board.

- (a) A Tree Advisory Board, appointed by the City Commission, consisting of five (5) members, shall be established. All members shall be appointed by the Mayor and

approved by the Board of Commissioners. The Tree Advisory Board shall consist of three (3) concerned and interested citizens of the City; one (1) member shall be a Certified Arborist or actively engaged in horticulture or experienced in a tree-related field; one (1) member shall be a Utility Company Representative. A Chairperson will be appointed by these members. The terms of the Tree Advisory Board members shall be four (4) years staggered. The duties of the Tree Advisory Board shall be as follows:

- (1) To hear all appeals from denials of applications for permits required by this article.
 - (2) To adopt rules for the conduct of such hearings, which rules shall uniformly apply to all such appeals.
 - (3) To follow the hearing of such appeal to cause its decision to be reduced to writing.
 - (4) To advise appropriate municipal agencies on matters of care, preservation, planting, removal, replacement or disposition of trees in parks, along streets and in public areas as needed.
 - (5) To promote urban forestry.
 - (6) To provide an annual report to the Board of Commissioners related to the Tree Advisory Board's activities and goals.
 - (7) To assist the Appointee in the development and implementation of a tree voucher program.
 - (8) Develop and maintain a list of recommended tree species acceptable for use in public rights-of-way, parks, and public areas.
- (b) In the event a vacancy shall occur during the term of any appointed member, a successor shall be appointed for the un-expired portion of the term. All members of the Tree Advisory Board shall serve without pay. The Tree Advisory Board shall establish the Board's rules, regulations and procedures and arrange for the holding of meetings on a regular basis, with not less than four (4) meetings per calendar year.
- (c) All voting members of the Board shall receive compensation. The Chairperson shall receive \$100.00 per meeting attended. All other voting members shall receive \$75.00 per meeting attended. For the purpose of this section, the Tree Advisory Board will be exempt from occupational taxes. Any member of the Board may voluntarily decline all

or part of such compensation or reimbursement, for any reason, by providing written notice to the appropriate official. Such waiver may be prospective or retroactive, may be for a specified period or indefinite, and may be revoked at any time by written notice. A waiver under this section shall not affect the member's status, rights, or duties on the Board. City staff members serving on or assisting the Board in an official capacity shall not receive compensation or reimbursement for attendance at Board meetings.

SECTION 19. HISTORICAL AND ARCHITECTURAL REVIEW

COMMISSION. That Section 126-115 Historical Zones, H-1 and H-2, of the Code of Ordinances of the City of Paducah, Kentucky, is hereby amended as follows:

...

c. *Membership of HARC.*

1. The HARC shall consist of five (5) members, each to be appointed by the Mayor and approved by the City Commission.
2. The term of office of the members shall be three (3) years, except the terms of two (2) members of the original Commission shall expire within one (1) year. An appointment to fill a casual vacancy shall be for the unexpired portion of the term only.
3. Vacancies shall be filled within sixty (60) days.
4. The HARC shall be a highly specialized administrative body. Where practicable, its membership shall include at least two preservation-related professional members from the fields of architecture, history, archeology, architectural history, planning or related fields; and all members shall have an interest in historic preservation and a background of historical study.
5. When one (1) or two (2) professional members are not available for appointment, the Mayor may appoint other persons interested in historic preservation to serve.
6. When the HARC reviews an issue that is normally evaluated by a professional member and that field is not represented by HARC, the HARC shall seek expert advice before rendering its decision.
7. Each member shall complete education credits in compliance with KRS 147A.027. All training must pertain to the work of HARC.
8. No member of the HARC shall vote on any matter that may affect the property, income or business interests of that member.

9. All voting members of the Commission shall receive compensation. The Chairperson shall receive one-hundred dollars (\$100.00) per meeting. All other voting members shall receive seventy-five dollars (\$75.00) per meeting. For the purpose of this section, the Historical and Architectural Review Commission will be exempt from occupational taxes. Any member of the Commission may voluntarily decline all or part of such compensation or reimbursement, for any reason, by providing written notice to the appropriate official. Such waiver may be prospective or retroactive, may be for a specified period or indefinite and may be revoked at any time by written notice. A waiver under this section shall not affect the member's status, rights or duties on the Commission.

...

SECTION 20. SEVERABILITY. The provisions of this ordinance are severable. If any provision, section, paragraph, sentence or part thereof shall be held unconstitutional or invalid, such decision shall not affect or impair the remainder of this ordinance, it being the legislative intent to ordain and enact each provision, section, paragraph, sentence and part thereof separately and independent of each other.

SECTION 21. EFFECTIVE DATE. This ordinance shall be read on two separate days and will become effective upon summary publication pursuant to KRS Chapter 424. The payment contemplated by this ordinance shall begin on January 1, 2026.

George Bray, Mayor

ATTEST:

Lindsay Parish, City Clerk

Introduced by the Board of Commissioners _____
Adopted by the Board of Commissioners _____
Recorded by Lindsay Parish, City Clerk, _____
Published by The Paducah Sun, _____
Ord\Board Payment Ordinance

Agenda Action Form

Paducah City Commission

Meeting Date: November 25, 2025

Short Title: Amend Code of Ordinances to Authorize Golf Carts - **L. PARISH**

Category: Ordinance

Staff Work By: Lindsay Parish, Brian Laird, Greg Guebert,
Michelle Smolen, Daron Jordan
Presentation By: Lindsay Parish

Background Information: This ordinance allows golf carts to operate on City of Paducah streets with posted speed limits of **25 mph** or less. Golf carts must be inspected by the McCracken County Sheriff's Office, permitted by the Paducah Police Department, insured, and operated only between sunrise and sunset. Operators must hold a valid driver's license, display a slow-moving vehicle emblem, and follow all traffic laws. Golf carts may cross state-maintained roadways where the speed limit is 35 mph or less, but cannot be driven along those roadways.

A \$25 permit is required, valid until the golf cart changes ownership. The Police Department may deny, suspend, or revoke permits for safety or compliance violations, with appeal rights through the City Manager.

Exemptions are provided for city-owned golf carts, riverboat tourism shuttles at the riverfront, and carts used within permitted special events. Violations are misdemeanors, punishable by up to 30 days in jail and/or by fines of \$20 to \$500. The ordinance ensures safe and consistent operation of golf carts within city limits.

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:

Attachments:

1. Golf Carts 2025

ORDINANCE NO. 2025-_____ - _____

AN ORDINANCE CREATING A NEW ARTICLE OF CHAPTER 110, TRAFFIC AND VEHICLES, OF THE CODE OF ORDINANCES OF THE CITY OF PADUCAH, KENTUCKY, RELATED TO GOLF CARTS

WHEREAS, the Kentucky Revised Statutes authorizes cities to permit the operation of golf carts on City streets by the adoption of an appropriate ordinance; and,

WHEREAS, it is in the best interests of the City to adopt the authorized ordinance.

NOW THEREFORE, BE IT ORDAINED BY THE CITY COMMISSION OF THE CITY OF PADUCAH AS FOLLOWS:

Section 1. Recitals and Authorizations. That a new Article of Chapter 110, Golf Carts, of the Code of Ordinances, of the City of Paducah, Kentucky, hereby be enacted as follows:

ARTICLE VII. OPERATION OF GOLF CARTS ON CITY STREETS.

SEC. 110-345. Definitions.

As used in this Article: “Golf Cart” shall mean any self-propelled vehicle that is designed for the transportation of players or maintaining equipment on a golf course, while engaged in the playing of golf, supervising the play of golf, or maintaining the condition of the grounds on a golf course, and as further defined in the Kentucky Revised Statutes, including, but not limited to, KRS 189.286.

SEC. 110-346. Authorized Public Streets.

All public streets under the jurisdiction of the City of Paducah with a speed limit of twenty-five (25) miles per hour or less may be used for the operation of golf carts.

SEC. 110-347. Operation of Golf Carts.

- a) Any golf cart operating on streets under the jurisdiction of the City of Paducah shall be inspected by a certified inspector designated by the McCracken County Sheriff and certified through the Department of Vehicle Regulation to ensure it complies with the requirements of this Article and KRS 189.286 and issued a permit by the City of Paducah Police Department. The proof of inspection issued by the County Sheriff and the city permit shall be kept in the golf cart at all times of operation on a public roadway. This permit shall only be valid as long as the original permittee owns the golf cart.
- b) Any permitted golf cart shall be insured in compliance with KRS 304.39-080.
- c) The operator of the golf cart shall not cross a roadway at an intersection where the roadway being crossed has a posted speed limit of more than thirty-five (35) miles per hour.

- d) The operator shall have a valid operator's license in his possession.
- e) The golf cart shall only be operated on public streets between sunrise and sunset.
- f) The permitted golf cart shall display a slow-moving vehicle emblem in compliance with KRS 189.820.
- g) Any person operating a golf cart on a public roadway shall be subject to the traffic regulations of KRS Chapter 189.
- h) The operator shall comply with all applicable codes and regulations of the City of Paducah, including but not limited to regulations governing parking and nuisance activities.
- i) The provisions of this Article shall not apply to a golf cart that is not used on a public roadway except to cross a roadway while following a golf cart path on a golf course.
- j) Nothing in this Article shall be interpreted to allow golf carts to be operated in bike lanes, on sidewalks, or on multi-use paths including but not limited to the Greenway Trail. Nothing in this Article shall be construed to authorize the operation of golf carts along or upon state-maintained roadways within the City of Paducah. However, golf carts may cross a state-maintained roadway within the jurisdictional boundaries of the City only at locations where the posted speed limit is thirty-five (35) miles per hour or less.

SEC. 110-348. Golf Cart Permitting.

- a) **Permit Required.** No person shall operate a golf cart on public streets under the jurisdiction of the City of Paducah without first obtaining a valid permit issued by the Paducah Police Department pursuant to this section.
- b) **Application Process.**
Each applicant shall submit a completed application form to the Paducah Police Department. The application shall include:
 - 1. Proof of a completed inspection by the McCracken County Sheriff's Office, as required by KRS 189.286;
 - 2. Proof of insurance in compliance with KRS 304.39-080;
 - 3. A valid driver's license of the applicant; and
 - 4. Payment of a nonrefundable permit fee of twenty-five dollars (\$25.00).
- c) **Issuance and Validity.**
Upon approval, the Police Department shall issue a permit decal that must be affixed in a clearly visible location on the rear exterior of the golf cart. The permit shall remain valid until the golf cart is sold or transferred to another owner, at which time the new owner must apply for a new permit.
- d) **Revocation, Suspension and Denial of Permit.**
 - 1. The City may revoke or suspend any permit for violation of this Article, reckless operation, or other public safety concerns.

2. The Paducah Police Department may deny a permit if the applicant fails to meet the requirements of this section or if the proposed golf cart is deemed unsafe for operation on public roads.
3. Any person whose golf cart permit application has been denied or whose issued permit has been suspended or revoked by the Paducah Police Department may submit a written appeal to the City Manager within ten (10) business days of receiving notice of the denial, suspension, or revocation.
4. The City Manager or their designee shall review the appeal and issue a written decision within fifteen (15) business days.
5. The decision of the City Manager shall be final and binding.

SEC. 110-349. Exemptions from Certain Regulations.

A golf cart permitted by this Article is not considered to be a motor vehicle and is exempt from title requirements of KRS 186.020, vehicle registration requirements of KRS 186.050, and emissions compliance certificates pursuant to KRS 224.20-720.

SEC. 110-350 Exceptions for Special Events & Riverboat Tourism.

a) The provisions of this Article shall not apply to golf carts operated solely within the confines of a permitted special event under Article VI of Chapter 98, provided that:

1. The golf cart is used exclusively by authorized event organizers, staff, or vendors;
2. The golf cart is not operated on public roadways outside the designated special event area;
3. The event organizer has obtained written approval from the City as part of the special event permit, which includes provisions for golf cart use.

b) The provisions of this Article shall not apply to golf carts operated by River Cruise lines or their designees docked at the Paducah Riverfront, which are used only to assist with accessibility for passengers at the Foot of Broadway.

SEC. 110-351. Exemption for City-Owned Golf Carts.

Golf carts owned and operated by the City of Paducah, or its designated departments or agencies, shall be exempt from the permitting and inspection requirements of this Article, provided that:

- a) The golf cart is operated solely for official municipal business;
- b) The vehicle is maintained in safe working condition and includes, at a minimum, operational headlights and taillights if operated at night; and
- c) The golf cart is not used for personal or recreational purposes by City personnel.

SEC. 110-352. Penalty.

Any person who violates any provision of this Article, for which no specific penalty is otherwise provided, shall be guilty of a misdemeanor and, upon conviction, shall be subject to a fine of not

less than twenty dollars (\$20.00) nor more than five hundred dollars (\$500.00), or imprisonment for a period not exceeding thirty (30) days, or both such fine and imprisonment.

SECTION 2. Severability. The provisions of this ordinance are severable. If any provision, section, paragraph, sentence, or part thereof shall be held unconstitutional or invalid, such decision shall not affect or impair the remainder of this ordinance, it being the legislative intent to ordain and enact each provision, section, paragraph, sentence, and part thereof separately and independently of each other.

SECTION 3. Effective Date. This ordinance shall be read on two separate days and will become effective upon summary publication pursuant to KRS Chapter 424.

George Bray, Mayor

ATTEST:

Lindsay Parish, City Clerk

Introduced by the Board of Commissioners _____
Adopted by the Board of Commissioners _____
Recorded by Lindsay Parish, City Clerk, _____
Published by The Paducah Sun, _____
ORD\ Golf Carts 2025

Agenda Action Form

Paducah City Commission

Meeting Date: November 25, 2025

Short Title: Adopt an Ordinance Creating a New Article of Chapter 106 related to Taxation of Abandoned Urban Properties - **L. PARISH**

Category: Ordinance

Staff Work By: Lindsay Parish, Laura Cowles, Greg Cherry, Audra Kyle,
Stephanie Millay, Eric Stuber, April Tinsman
Presentation By: Lindsay Parish

Background Information: The City of Paducah is considering an ordinance that would create a new tax category for properties classified as “abandoned urban property” under Kentucky law. This tool, authorized by KRS 92.305 and KRS 132.012, is intended to address long-term vacant and neglected properties that create safety hazards and negatively affect neighborhoods. A property is considered abandoned urban property if it has been vacant or unimproved for at least one year **and** meets at least one additional condition: being unfit for human habitation; unsafe or unsanitary; declared an unsafe structure by the City; contaminated (such as meth contamination); or tax delinquent for three or more years. These criteria apply to both residential and commercial properties, including vacant lots, if they meet the statutory definition.

If adopted, the ordinance would apply a tax rate of \$1.50 per \$100 of assessed value to qualifying properties. Each year, the City would compile a draft list of properties that meet the definition and notify affected owners. Property owners would have the opportunity to file an appeal before the rate is applied to their tax bill. Revenue from the tax would help offset the City’s costs associated with addressing unsafe structures, code enforcement, and property remediation.

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:

Attachments:

1. Abandoned Urban Property Ordinance 2025

ORDINANCE NO. 2025-____ - _____

AN ORDINANCE CREATING A NEW ARTICLE OF CHAPTER 106, TAXATION, OF THE CODE OF ORDINANCES OF THE CITY OF PADUCAH, KENTUCKY, RELATED TO ABANDONED URBAN PROPERTIES

WHEREAS, the City Commission of the City of Paducah, Kentucky, finds and declares that abandoned urban property exists within the City as defined by KRS 132.012; and

WHEREAS, abandoned urban properties create fire and safety hazards, depress property values, erode the character of neighborhoods, and impose significant financial burdens on the City through code enforcement, police, fire, and demolition costs; and

WHEREAS, pursuant to KRS 92.305 and KRS 132.012, the City is expressly authorized to establish a separate classification of real property known as abandoned urban property and to levy a higher ad valorem tax rate upon such properties; and

WHEREAS, the City Commission further finds that the establishment of this separate classification and tax rate is necessary to protect the health, safety, and welfare of its citizens, to hold neglectful property owners financially accountable, and to promote the return of abandoned properties to productive use; and

WHEREAS, the City intends that revenues derived from the abandoned urban property tax rate will be used to offset the increased costs of enforcement, demolition, stabilization, and related public purposes caused by such properties.

NOW THEREFORE, BE IT ORDAINED BY THE CITY COMMISSION OF THE CITY OF PADUCAH AS FOLLOWS:

Section 1. Recitals and Authorizations. That a new Article of Chapter 106, Taxation, of the Code of Ordinances, of the City of Paducah, Kentucky, hereby be enacted as follows:

ARTICLE V. ABANDONED URBAN PROPERTIES

SEC. 106-201. ABANDONED URBAN PROPERTY CLASSIFIED AS REAL PROPERTY.

(A) Pursuant to KRS 92.305(1), the city hereby finds and declares that there exists abandoned urban property, as defined in KRS 132.012, within the city.

(B) Abandoned urban property is established as a separate classification of real property for the purpose of ad valorem taxation.

(C) *ABANDONED URBAN PROPERTY* means any vacant structure or vacant or unimproved lot or parcel of ground in a predominantly developed urban area which has been vacant or unimproved for a period of at least one (1) year and which:

- a. Because it is dilapidated, unsanitary, unsafe, vermin infested, or otherwise dangerous to the safety of persons, it is unfit for its intended use;
- b. By reason of neglect or lack of maintenance, has become a place for the accumulation of trash and debris, or has become infested with rodents or other vermin;
- c. Has been tax delinquent for a period of at least three (3) years;
- d. Has had a methamphetamine contamination notice posted as provided in KRS 224.1-410 for a period of at least ninety (90) days, and the owner has neither appealed the notice nor provided a certificate of decontamination during the ninety (90) days; or
- e. Is located within a development area established under KRS 65.7049, 65.7051, and 65.7053.

SEC. 106-202. RATE OF TAXATION LEVIED UPON ABANDONED URBAN PROPERTIES.

The rate of taxation levied upon abandoned urban properties is \$1.50 on each \$100 of assessed value.

SEC. 106-203. CLASSIFICATION OF PROPERTY AS ABANDONED URBAN PROPERTY; RIGHT TO APPEAL.

(A) The Fire Prevention Division shall provide a list of Abandoned Urban Property as of January 1 of each year to the Code Enforcement Board.

(B) The Fire Prevention Division shall adopt a policy for compiling the list of Abandoned Urban Property. The policy shall prioritize review of long-term vacant and unimproved properties, while avoiding unintended consequences for owners who are making good-faith efforts to renovate, sell, lease, or otherwise improve their properties. The policy shall allow the Fire Prevention Division to defer inclusion on their list when an owner can demonstrate:

- i. Active, verifiable renovation or construction, supported by current and active building permits, inspection results, or contractor invoices;
- ii. Active and verifiable listing for sale or lease, supported by an active Multiple Listing Service (“MLS”) listing or current broker agreement;
- iii. Approved redevelopment activity, including having a development plan under review, historic approvals, or financing commitments; or
- iv. That the property is subject to probate, insurance claims, or a court order which prohibit or impede improvements or use of the property.

(B) The Code Enforcement Board shall, each year, determine which properties in the city are Abandoned Urban Properties in accordance with KRS 132.012, and considering the factors in subsection (B) above, and shall prepare and furnish a final list of abandoned urban properties to

the city's Finance Department and the McCracken County Property Valuation Administrator no later than April 1 of each year.

(C) Except as otherwise provided in subsection (D) below, a property classified by the Code Enforcement Board as "abandoned urban property" as of January 1 shall be taxed as abandoned urban property for such tax year. If the owner repairs, rehabilitates or otherwise returns the property to productive use so that the property is no longer abandoned urban property, the owner shall notify the City of Paducah and Code Enforcement Board, which shall, if it finds the property no longer abandoned urban property, notify the Finance Department and the McCracken County Property Valuation Administrator to strike the property from the list of abandoned urban properties as of the succeeding January 1.

(D) (1) No later than May 1 of each year, the City of Paducah shall mail, by first-class mail, to the owner(s) of each abandoned urban property, as those names are listed in the records of the McCracken County Property Valuation Administrator, a notice that this property has been classified as abandoned urban property. The owner of any abandoned urban property who believes that the property has been incorrectly classified may request an appeal of such classification to the Code Enforcement Board. Such request for appeal shall be in writing and shall be delivered to the City Manager or his/her designee no later than June 1 of each year. The owner of the property shall be afforded the opportunity for a hearing before the Code Enforcement Board. Unless the property owner consents otherwise, the hearing shall take place no later than July 1. The general procedures for the hearing shall be those procedures in place for other hearings before the Code Enforcement Board as set out in section 42-39 and section 42-41(a)-(d), except that the issue to be decided will be whether the property has been correctly classified as abandoned urban property. The Board shall forward a written copy of its decision within seven (7) days after the conclusion of the hearing to the property owner, the Fire Prevention Division, the city's Finance Department, and the McCracken County Property Valuation Administrator in conformance with the procedures for service and notice set forth in section 42-41(b).

(2) If, after a hearing, an owner of property that has been classified as abandoned urban property demonstrates through substantial evidence that: the property was incorrectly classified as abandoned urban property; or the conditions that caused the property to be classified as abandoned urban property have been abated and the property has been returned to its intended productive use, then the Code Enforcement Board shall direct the Finance Department to remove the property from the abandoned urban property classification list.

(3) Any interested party may appeal a Board's decision to the McCracken County Circuit Court within thirty (30) days of the Board's decision.

SECTION 2. Severability. The provisions of this ordinance are severable. If any provision, section, paragraph, sentence or part thereof shall be held unconstitutional or invalid, such decision shall not affect or impair the remainder of this ordinance, it being the legislative intent to ordain and enact each provision, section, paragraph, sentence and part thereof separately and independent of each other.

SECTION 3. Effective Date. This ordinance shall be read on two separate days and will become effective upon summary publication pursuant to KRS Chapter 424.

George Bray, Mayor

ATTEST:

Lindsay Parish, City Clerk

Introduced by the Board of Commissioners _____

Adopted by the Board of Commissioners _____

Recorded by Lindsay Parish, City Clerk, _____

Published by The Paducah Sun, _____

ORD\ Abandoned Urban Property Ordinance 2025

Agenda Action Form

Paducah City Commission

Meeting Date: November 25, 2025

Short Title: Adopt Southside Revitalization Plan Housing Incentives - **C. GAULT & P. STROUP**

Category: Ordinance

Staff Work By: Carol Gault, Nancy Upchurch,
Palmer Stroup

Presentation By: Carol Gault, Palmer Stroup

Background Information: Outlines the repeal of the existing pilot Southside Housing and Business Incentive Grants and their corresponding Ordinance. Introduces the expanded Homeowner and Developer Incentive Grants for new housing redevelopment and construction as part of the Southside Revitalization Plan.

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

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

Southside Revitalization

Quality Housing

Quality of Life

Communications Plan:

Funds Available: Account Name:
Account Number:

Staff Recommendation:

Attachments:

1. 2025 Southside Incentive Ordinance Planning - 11-17 Final Draft

ORDINANCE NO. 2025-_____

AN ORDINANCE ABOLISHING ORDINANCE NO. 2023-06-8782 AND ESTABLISHING AND APPROVING SIMPLIFIED SOUTHSIDE INCENTIVES FOR HOMEOWNERS AND DEVELOPERS AND AUTHORIZING THE DIRECTOR OF PLANNING AND URBAN RENEWAL AND COMMUNITY DEVELOPMENT AGENCY TO ADMINISTER THE INCENTIVE PROGRAMS AND PROVIDE FINANCIAL ASSISTANCE TO ELIGIBLE APPLICANTS FOR IMPROVEMENTS, REPAIR, REMODEL, RECONSTRUCTION OF EXISTING HOMES AND CONSTRUCTION OF NEW HOMES TO SUPPORT THE SOUTHSIDE REVITALIZATION PLAN

WHEREAS, the City of Paducah is presently engaged in a neighborhood redevelopment program and has adopted the *Southside Revitalization Plan* (the “Plan”); and

WHEREAS, the primary purposes of the redevelopment program and Plan are to begin with the revitalization of the Phase One area of Southside neighborhood as outlined in the Plan; with future phase areas to come, as adopted by the City Commission on August 12, 2025, through the improvements, repair, remodel, and reconstruction of existing homes and the new construction of homes which preserve the residential character of the area; and

WHEREAS, part of the Tools for Neighborhood Revitalization of the Southside Revitalization Plan are to develop additional incentives to attract more development, help with homeowner repair, and homeowner buyer incentives amongst other efforts; and

WHEREAS, the City of Paducah has committed funds for the establishment of these Southside Incentives, which will be utilized to accomplish the Program Goals of the Plan; and

WHEREAS, the City of Paducah now intends to end and repeal its previous incentive programs and to amend and replace part of Chapter 34 (Community Planning & Development) to create new incentives in support of the Southside Revitalization Plan.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY OF PADUCAH, KENTUCKY:

SECTION 1. Chapter 34 Article X (Sections 34-191 through 34-205), entitled Southside Business Improvement Grant Program, Article XI (Sections 206 through 220 entitled Southside Home Rehabilitation and New Construction Incentive Program, and Article XII (Sections 221 through 225) entitled Southside Home Repair Micro Grant Program are hereby repealed in their entirety. Further, they are to be replaced in full as set forth below.

SECTION 2. Any Applicant, contract, or incentives authorized under the previous Southside Incentive Grant Programs will be continued and completed as per the program applications and agreements, and the repeal of these sections shall not affect their validity or their ability to finish and/or complete.

SECTION 3. Eligibility, administration and approvals under the Southside Program Phase One incentive programs will be determined by the Director of Planning and/or Urban Renewal and Community Development Agency (U.R.C.D.A.) based upon the criteria outlined herein. Eligibility will be determined on a “first come, first serve basis,” until the fund is depleted. The Director of Planning and/or U.R.C.D.A. are specifically authorized to approve grant awards not to exceed Thirty Thousand Dollars (\$30,000.00) pursuant to Homeowner Grants and Seventy-Five Thousand Dollars (\$75,000.00) pursuant to Developer Grants.

SECTION 4. Article X of the City of Paducah Code of Ordinances shall be replaced as follows:

ARTICLE X. SOUTHSIDE REVITALIZATION PLAN INCENTIVES.

Section 34-191. Title.

This article shall be known as the **Southside Revitalization Plan Incentives**, and shall consist of two (2) incentive programs: **Homeowner Grants** and **Developer Grants**.

Section 34-192. Purpose.

The purpose of this article is to provide landowners, homeowners and developers within the Southside Paducah Neighborhoods, as outlined in the Plan, with incentives to improve, repair, remodel or reconstruct existing homes and construct new homes to revitalize the neighborhoods located in the Southside.

Section 34-193. General Provisions for Homeowner Grants.

General Provisions for Homeowner Grants are as follows:

- A. Applicants must reside on the premises as their primary residence, the structure must be located in the Phase One area of the Plan and Applicants must state the name or names of all person(s) claiming the property to be their primary residence. Applicants may request a waiver of this requirement for unique circumstances.
- B. Applicants must provide a copy of the deed to the premises, and every person or entity on the deed must also sign the application.
- C. Applicants must be current on property taxes.
- D. Applicants must certify whether or not they have any other southside incentive grant or development agreement for the premises, and that they acknowledge the limitations of the number of southside incentives per premise permitted.
- E. It is recommended that the real property has no liens, other than a 1st mortgage. If the property has additional liens, Applicants shall identify and state each such lien and provide a written explanation as to the nature of the lien(s), the amount and any plan to address or release such lien(s).
- F. Required permits shall be obtained for each project as applicable. Any associated permit fees may be included as a project expense.

- G. The project must be completed within one (1) year of the date on the award letter, unless a request for extension is submitted with good cause demonstrated, and an extension letter is issued. Extensions for less than thirty (30) days may be approved by city planning staff, while extensions greater than thirty (30) days will be forwarded to U.R.C.D.A. for approval. Projects that are not completed within one (1) year will have their grant award terminated, and the grants proceeds will be reallocated.
- H. Under no circumstances will funds be awarded to the Applicant prior to completion of the project. This is reimbursement only after completion of the project.
- I. Grant awards shall not exceed 30% of the verified improvement costs of the project and shall not and cannot exceed a maximum of Thirty Thousand Dollars (\$30,000.00) per address or property regardless of the investment amount.
- J. There is a minimum of Five Thousand Dollars (\$5,000.00) verified improvement cost for the project to be eligible for funding.
- K. Grant award amounts, less than Ten Thousand Dollars (\$10,000.00), shall be in the form of a grant requiring no repayment conditions.
- L. Grant Awards exceeding the Ten Thousand Dollars (\$10,000.00) threshold shall be made through a forgivable and deferred payment loan, secured and outlined herein.

Section 34-194. Homeowner Grants Exceeding Threshold.

- A. Any grant award below Ten Thousand Dollars (\$10,000.00) may be approved by the City Planning Director. Any grant award exceeding Ten Thousand Dollars (\$10,000.00) shall be reviewed by city planning staff for completeness and forwarded to U.R.C.D.A. for approval. Additionally, for any grant award exceeding the Ten Thousand Dollars (\$10,000.00) threshold, Applicant shall be required to enter into a forgivable-deferred payment loan, secured by a mortgage in favor of the City of Paducah, at 0% interest. This loan shall be evidenced by a promissory note payable to the City of Paducah. The City of Paducah will prepare the promissory note and mortgage to be recorded. The mortgage will be filed of record, but it may or may not be filed with the benefit of a title examination performed by staff or outside professionals. The promissory note and mortgage will be for the total of the grant award (not to exceed \$30,000.00) and structured to be forgiven over a period of five (5) years. If the Applicant resides in the residence for a period of 5 years, the loan shall be forgiven, and a mortgage release shall be filed of record at the City's cost. If the Applicant moves or sells the property within five (5) years, the note is to be paid by the Applicant or the seller at closing at a sliding reduced rate as outlined in the promissory note. The date of the promissory note and the mortgage shall serve as the beginning of the repayment period.
 - 1. Sale of property less than one year equals 100% repayment.

2. Sale of property after one year, but less than two years, equals 80% repayment.
 3. Sale of property after two years, but less than three years, equals 60% repayment.
 4. Sale of property after three years, but less than four years, equals 40% repayment.
 5. Sale of property after four years, but less than five years, equals 20% repayment.
 6. Sale of the property after more than five years equals 0% repayment. Additionally, Applicants may approach the City after five (5) years to initiate a mortgage release.
- B. Applicants may make more than one (1) application for a Homeowner Grant for each address or property. However, each address or property shall be limited to three (3) applications in total, and the applications shall not cumulatively exceed the \$30,000.00 limit as outlined in section 34-193(H) above.

Section 34-195. Application, Administration and Reimbursement Payment Process:

- A. Applications shall be submitted by paper or online. Applicants are solely responsible for submitting a complete application. In addition to the application the following attachments will be required:
1. Photographs showing the existing conditions of the proposed project.
 2. Detailed plans for the proposed project including but not limited to:
 - a. Detailed description of planned improvements; or
 - b. Drawings of the proposed changes.
 3. Third Party estimates for the cost of the proposed improvements.
 4. Proof of financial ability to complete the proposed improvements by providing a bank letter of credit, bank loan commitment, bank statements, credit documents or other financial instrument.
 5. Copy of the deed. All persons on the deed will be required to sign the note and mortgage for the forgivable deferred loan.
 6. Any other documentation supporting the Applicants request for program funds.

7. All Applicants must submit a W-9. All funds awarded are considered income and will be reported to the IRS at the end of the year. A 1099 will be mailed to the Applicant at the end of the year.
- B. Upon submittal of a complete application it will be reviewed by Planning Staff in the order of date as received.
1. Incomplete applications will not be accepted.
 2. Complete applications that have all the required attachments will be forwarded to the Planning Director or U.R.C.D.A. for final approval. Upon final approval, an award letter will be mailed/mailed to the Applicant.
- C. Applicant will complete the work outlined in the application and the award letter. All work must be completed after the date of the award letter.
- D. Requesting payment of approved funds:
1. To obtain funds Applicant will submit a request for payment of the incentive award.
 2. Additional documents required for the reimbursement include:
 - a. Copy of Certificate of Completion/Certificate of Occupancy issued by the Fire Prevention Division of the Fire Department if applicable. If approval is not required by the Fire Prevention Division, a site inspection and approval by a member of the Planning Staff will be required prior to the approval of the reimbursement.
 - b. Photographs of the completed project.
 - c. Proof that all expenditures have been paid in the form of:
 - An affidavit signed by all contractors certifying that they have been paid in full and that no lien will be filed against the property or,
 - Copy of all invoices with proof of payment to match each invoice
 3. The request will be reviewed for completion and once approved:
 - a. The City will issue a payment either by electronic bank transfer or check to the Applicant for incentives that do not exceed \$10,000.00;
 - b. For incentive amounts exceeding \$10,000.00 per parcel, the City will have the promissory note and mortgage prepared and order a check. The check will be delivered to the Applicant upon signing of the note and mortgage.

Section 34-196. General Provision for Developer Grants.

General Provisions for Developer Grants.

Applications for Developer Grants shall be created, administered, and reviewed by the City Planning Department. Applications shall be reviewed for completeness. After an application is deemed complete, the City Planning Department will work with the applicant to draft a formal Development Agreement that will outline all provisions and conditions of the development project in greater detail. Applications and proposed Development Agreement will be forwarded to U.R.C.D.A. for approval, denial or revision.

Section 34-197. Developer Grants Structure.

- A. All Developer Grants shall be required to enter into (a) a Developer Agreement, (b) forgivable-deferred payment loan, and (c) secured by a mortgage in favor of the City of Paducah at 0% interest. This loan shall be evidenced by a promissory note payable to the City of Paducah. The City of Paducah will prepare the Developer Agreement, promissory note and mortgage to be recorded. The mortgage will be filed of record, but it may or may not be filed with the benefit of a title examination performed by staff or outside professionals. The promissory note and mortgage will be for the total of the grant award (not to exceed \$75,000.00) and structured to be forgiven over a period of ten (10) years. If buyer resides in the residence for a period of 10 years, the loan shall be forgiven, and a mortgage release shall be filed of record at the City's cost. If the owner moves or sells the property within ten (10) years, the note is to be paid by the owner at closing at a sliding reduced rate as outlined in the promissory note. The date of the promissory note and the mortgage shall serve as the beginning of the repayment period.
- B. Applicants may not make more than one (1) application for a Developer Grant for each address or property, and no grant award shall exceed Seventy-Five Thousand Dollars (\$75,000.00).

Section 34-198. Application, Administration and Reimbursement Payment Process:

- A. Applications shall be submitted by paper or online. Applicants are solely responsible for submitting a complete application. Applications shall include but not be limited to (i) detailed description of the home to be constructed, (ii) detailed plans of the home to be constructed, (iii) detailed estimates broken down by category and (iv) proof of financial ability to complete the project and (v) any other documentation supporting the Applicant's request for program funds.
- B. Incomplete applications will not be accepted.
- C. Complete applications that have all the required attachments will be forwarded to

U.R.C.D.A. for final approval. Upon final approval by U.R.C.D.A., a Developer Agreement will be signed.

- D. Applicants will complete the work outlined in the application and per the provisions of the Developer Agreement.
- E. To obtain funds at the completion of the project, Applicant will submit a written request for payment of the incentive to city planning staff. Additional documents required for the reimbursement may include, but not be limited to (i) copy of Certificate of Completion/Certificate of Occupancy issued by the Fire Prevention Division, (ii) photographs of the completed project, (iii) proof that all expenditures have been paid and/or lien waivers signed by all contractors or subcontractors certifying that they have been paid in full and that no lien will be filed against the property.
- F. Request will be reviewed for completeness and if approved, city planning staff will work with the closing agency to have all the necessary documents ready for closing including a note and mortgage for the grant funds prepared. The City will provide funds at closing for the amount awarded in the award letter.

Section 34-199. Review/Reporting Progress to the City Commission

- A. Each year, the Planning Department shall report to the City Commission on the progress of the Southside Revitalization Plan Incentives.
- B. After five (5) years, the City Commission shall evaluate market conditions within Phase One of the Southside Neighborhood to determine whether to:
 - 1. Continue Phase One of the Southside Program as currently designated and/or extended to additional phases,
 - 2. Amend the program to better align with the current need and conditions, or
 - 3. Terminate the program and rely solely on prevailing market conditions to complete the redevelopment of the neighborhood.
- C. This program shall remain in effect for an initial period of five (5) years from its effective date. Prior to the conclusion of this term, the City Commission shall assess whether the market-rate home sale process in Phase One of the Southside Neighborhood meets or exceeds the cost of new construction. If market rates do not meet or exceed construction cost at that time, the City Commission may authorize an extension of the program for up to two (2) additional years.

SECTION 5. If any section, paragraph or provision of this Ordinance shall be held to be invalid or unenforceable for any reason, the invalidity or unenforceability of such section, paragraph or provision shall not affect any of the remaining provisions of this Ordinance.

SECTION 6. The City Commission hereby finds and determines that all formal actions

relative to the adoption of this Ordinance were taken in an open meeting of this City Commission, and that all deliberations of this City Commission and of its committees, if any, which resulted in formal action, were in meetings open to the public, in full compliance with applicable legal requirements.

SECTION 7. All ordinances, resolutions, orders or parts thereof in conflict with the provisions of this Ordinance are, to the extent of such conflict, hereby repealed, and the provisions of this Ordinance shall prevail and be given effect.

SECTION 8. This Ordinance shall be read on two separate days and will become effective upon summary publication pursuant to KRS Chapter.