



**SPECIAL CALLED MEETING OF THE MADISONVILLE, KENTUCKY CITY COUNCIL
COUNCIL CHAMBERS CONFERENCE ROOM, 77 N MAIN STREET, 2ND FLOOR,
MADISONVILLE, KY 42431**

August 11, 2021 at 11:30 AM

AGENDA

- I. CALL TO ORDER**
- II. RESOLUTIONS:**
 - 1. Permission to declare 900 and 912 South Main Street as Surplus Property
 - 2. Bids for Mahr Park Barn B
- III. ITEMS FOR DISCUSSION**
 - 1. Discussion of Tax Increment Financing
 - 2. Review of Mining Maps
- IV. ADJOURNMENT**

Our Mission: To deliver the necessary government services to the citizens of Madisonville in the most effective and cost-efficient manner possible.

Our Core Values: Integrity, Professionalism, Excellence, Service, Commitment, and People

**CITY OF MADISONVILLE
RESOLUTION**

PERMISSION TO DECLARE 900 AND 912 SOUTH MAIN STREET AS SURPLUS PROPERTY

WHEREAS, the City of Madisonville owns the following property at 900 and 912 South Main Street, Madisonville, Kentucky

WHEREAS, the City of Madisonville requests permission to list the property for sale with a licensed realtor; and

WHEREAS, if the lots do not sell the City of Madisonville requests to dispose of the lots by other means appropriate according to KRS 82.083.

NOW THEREFORE, BE IT RESOLVED AS FOLLOWS:

1. The property located at 900 and 912 South Main Street, Madisonville, Kentucky are now declared as surplus property.
2. The City is authorized to list the lots for sale with a licensed realtor.

ADOPTED on this 11th day of August, 2021.

ATTEST:

BOOK 784 PAGE 312

Attachment: Phaup Enterprises - Police Impound Lot (1890 : Declare 900 and 912 South Main Street as Surplus Property)

THIS DEED OF CONVEYANCE is made and entered into by and between **ERIC PHAUP ENTERPRISES, LLC**, a Kentucky limited liability company, 943 South Main Street, Madisonville, Kentucky 42431, hereinafter referred to as the "Grantor", and **CITY OF MADISONVILLE, KENTUCKY**, a Kentucky municipal corporation, P. O. Box 705, Madisonville, Kentucky 42431, hereinafter referred to as the "Grantee";

WITNESSETH: That for and in consideration of the sum of One Hundred Fifty Thousand Dollars (\$150,000.00) cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, the Grantor does hereby grant, bargain, transfer and convey unto the Grantee, its successor and assigns, the following described property located 900 and 912 South Main Street, Madisonville, Hopkins County, Kentucky, more particularly bounded and described as follows:

Beginning at a railroad spike where the Lewis' north property line intersects the South Main Street east property line; thence along the South Main Street east property line N 34 degrees 08' E, 62.55 feet to a railroad spike in the Myers' south property line; thence along the same S 61 degrees 58' E, 175.52' to a railroad spike in the Myers' east property line; thence along the same N 25 degrees 53' E, 89.42 feet to a railroad spike in the center line of Young Street; thence along the same S 62 degrees 21' 40" E, 216.32 feet to a railroad spike in the Townsend's west property line; thence along the same S 8 degrees 00' 14" W, 318.66 feet to an iron pin; thence N 79 degrees 24' 57" W, 50.04 feet to the Kunkle's east property line; thence along the same N 11 degrees 26' 40" E, 36.17 feet to an iron pin in the Kunkle's north property line; thence along the same N 66 degrees 50' 24" W, 381.37 feet to an iron pin on the Lewis' east property line; thence along the same N 35 degrees 00' 30" E, 128.41 feet to a railroad spike in the Lewis' north property line; thence along the same N 40 degrees 50' W, 87.71 feet to the point of beginning.

The above tract of land contains 2.457 acres.

This description was prepared from a field survey dated April 2, 1997, prepared by Leonard D. Fletcher, LS. 1128. See Plat of same filed of record in Plat Cabinet 3, Slide 100.

Being the same real estate conveyed by Steve Michael to Eric Phaup Enterprises, LLC by deed dated January 25, 2012 and of record in Deed Book 707, page 208, Hopkins County Court Clerk's Office.

TO HAVE AND TO HOLD the above described real property, together with all of the appurtenances thereunto belonging unto the Grantee, its successors and assigns forever, with Covenant of General Warranty of Title.

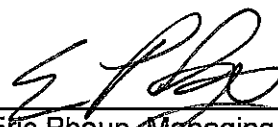
The parties hereto state that the consideration reflected in this deed is the full consideration paid for the property. The Grantee joins in the execution of this deed for the sole purpose of certifying the consideration pursuant to KRS Chapter 382.

IN TESTIMONY WHEREOF, witness the signatures of the parties on this the 17th day of July, 2020.

TAX BILL: Pursuant to KRS 382.135 the 2020 ad valorem property tax bill relating to the real estate herein conveyed will be paid by and should be mailed c/o the Grantee at the address set forth above.

GRANTOR:

ERIC PHAUP ENTERPRISES, LLC

By: 

Eric Phaup, Managing Member

GRANTEE:

CITY OF MADISONVILLE, KENTUCKY

By: 

Kevin Cotton, Mayor

STATE OF KENTUCKY)
) SCT.
COUNTY OF HOPKINS)

The foregoing Deed and Consideration Certificate was subscribed, sworn to and acknowledged before me by Eric Phaup, as managing member, for and on behalf of Eric Phaup Enterprises, LLC, persons known to me or presenting sufficient evidence of his identification, on this the 17th day of July, 2020.

[Signature]
Notary Public, State at Large, KY
My commission expires: 10-1-23
Notary No:

STATE OF KENTUCKY)
) SCT.
COUNTY OF HOPKINS)

The foregoing Deed and Consideration Certificate was subscribed, sworn to and acknowledged before me by Kevin Cotton, who holds the office of Mayor, for and on behalf of the City of Madisonville, Kentucky, a person known to me or presenting sufficient evidence of his identification, on this the 9th day of July, 2020.

[Signature]
Notary Public, State at Large, KY
My commission expires: 5/23/2024
Notary No: 461023

Prepared by:
FRYMIRE, EVANS, PEYTON,
TEAGUE & CARTWRIGHT, PLLC
P. O. Box 695
Madisonville, KY 42431
(270) 821-6165

[Signature]
Joe A. Evans III
Attorney at Law

JAE.srp.RE.Deeds.2020.0707Phaup.com.deed



2020006911
HOPKINS CO, KY FEE \$50.00
STATE OF KY DEED TAX
\$150.00
PRESENTED / LODGED: 07-17-2020 11:24:45 AM
RECORDED: 07-17-2020
KEENAN CLOERN
CLERK
BY: TINA DILLINGHAM
DEPUTY CLERK
BK: DEED 784
PG: 312-314

**CITY OF MADISONVILLE
RESOLUTION**

BIDS FOR MAHR PARK BARN B

WHEREAS, the City of Madisonville opened bids for the Mahr Park Barn B on August 11, 2021 at 10:00 a.m.; and

WHEREAS, the City of Madisonville received only one bid as follows:

Name	Barn B	New Liner Panel on the inside of the west & northwall	Install new liner ceiling of the existing building	64.5x25 Semicircular concrete patio	Total bid
David Garrigan	\$201,000.00	\$13,000.00	\$17,500.00	\$9,700.00	\$241,200.00

WHEREAS, the bids received should be accepted at the price of _____ or rejected and re-bid.

NOW THEREFORE, BE IT RESOLVED that the City Council accepts or rejects the bids of David Garrigan for Mahr Park Barn B.

ADOPTED on this 11th day of August, 2021.

ATTEST:



City Council
77 N. Main St.
Madisonville, KY 42431

SCHEDULED

ITEM FOR DISCUSSION (ID # 1892)

Meeting: 08/11/21 11:30 AM
Department: City Clerk Department
Category: Agreement
Prepared By: Kim Blue
Initiator: Kim Blue
Sponsors:
DOC ID: 1892

3.1

Discussion of Tax Increment Financing



City Council
77 N. Main St.
Madisonville, KY 42431

SCHEDULED

ITEM FOR DISCUSSION (ID # 1893)

Meeting: 08/11/21 11:30 AM
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3.2

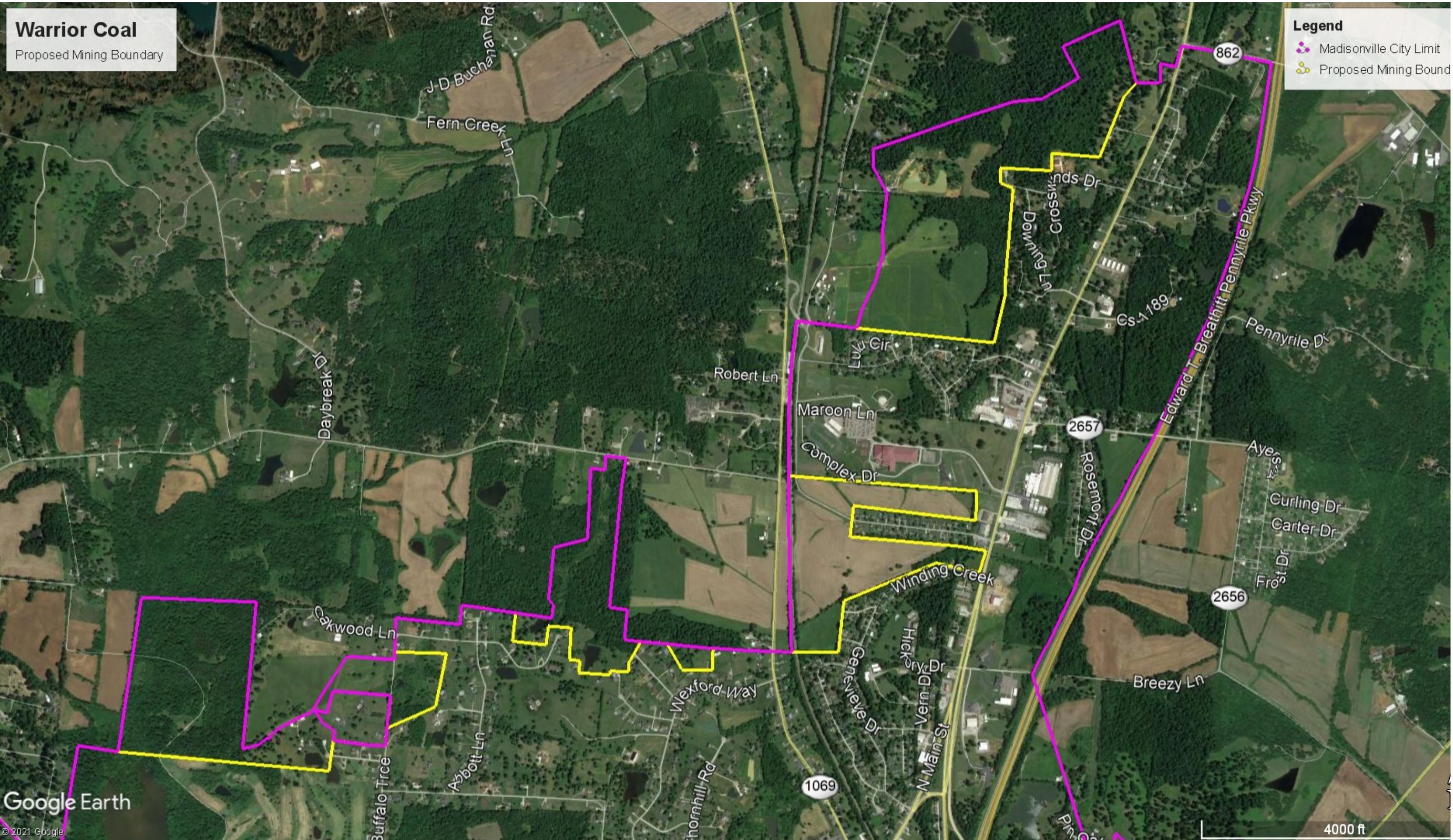
Review of Mining Maps

Magenta line is the city limit boundary and the yellow is our mining boundary. We would be coming in from the north, so the areas we are asking for are between the magenta and the yellow. We have excluded all residences within the city except for those that have specifically requested that we mine under their house in order to extract as much coal as possible.

Warrior Coal
Proposed Mining Boundary

Legend

- Madisonville City Limit
- Proposed Mining Bound



Google Earth
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