The City of Pelham

MINUTES OF THE REGULAR MEETING

October 22, 2026 – 6:30 p.m. – Council Chambers

PRESENT:

Mayor James Eubanks
Mayor Pro Tem Rhonda Brown
Council Member Fredrick Davis
Council Member Bobby Robinson
Council Member Cody Shiver
City Manager Frank Etheridge
City Clerk, Lisa Austin
Attorney, Flinn Coleman
Investigator Adam Lamb
Police Chief, Nealie McCormick
Asst. Chief Rod Williams

Enterprise-Journal, Randy Wind
Tammy Williams
Mickey Willaims
Dale Wright
Doris Swarn
Michael Snellgrove
Teresa Snellgrove
Howard McKinnon

Absent from the meeting Council Member Adams**

With a quorum present, Mayor Eubanks called the meeting to order at 6:30 p.m. Council Member Davis gave the invocation, followed by the Pledge of Allegiance.

CITIZENS COMMENTS

Mayor Eubanks asked for citizen's comments, and no one came forward with any comments or concerns.

APPROVAL OF MINUTES

Council Member Robinson stated he wanted the September 24th Special Called Meeting minutes amended to include the reasoning behind him being opposed to the mileage rate being approved. Council Member Robinson wanted the minute to reflect his comment that he was not in favor of increasing the mileage rate he did not feel this was fair to the citizens of Pelham.

Council Member Davis made a motion to approve the minutes of September 17, 2026, and September 24, 2026, as presented. Also, Council Member Davis stated he wanted to approve the

amended minutes of September 24, 2026, with changes to include Council Member Robinson's statement, **seconded by Council Member Shiver. The vote was unanimously approved.**

CARNEGIE LIBRARY CONTRACT

A standard form of agreement between owner and contractor made as of October 20, 2026, for the Project #25020 Renovation of the Carnegie Library. The contract for the work to be done will be Onyx Construction Services and the Architect will be Jinright, Ryan, & Lynn, Architects & Planners. The commencement established is Monday, October 26, 2026, the work should last no longer than 225 calendar days from the date of commencement. The contract sum shall be one million, one hundred ten thousand and one hundred forty-six dollars (1,110,146.00.

Council Member Davis made a motion to approve the signing of the contract by Mayor Eubanks to move forward with Onxy Construction for revitalization subject to any notice from Federal Government, **seconded by Council Member Shiver. The vote was unanimously approved.**

MITCHELL COUNTY PRE-HAZARD MITIGATION PLAN (2027)

The purpose of a pre-disaster hazard mitigation plan helps community is to identify hazards such as floods, hurricanes, or severe storms and decide what it can do before a disaster happens to reduce injuries, property damage, and disruption. This plan is updated ever 5 years by the Southwest Georgia Regional Commission.

Council Member Shiver made a motion to adopt the Mitchell County 2027-2031 Pre-Hazard Mitigation Plan submitted by SWGRC for a period of 5 years, **seconded by Council Member Davis. The vote was unanimously approved.**

HEALTH CARE PLAN

The City of Pelham has been looking into several options to replace our current insurance coverage. Currently we have Diversified Benefits which is a self-insured plan. Georgia Municipal Association has been contacted to give us a comparison to our current plan. The GMA plan came back to POS 80/60 plan design which modeled our current plan. The biggest change from going from self-insured to fully funded is you have better cash management of funding. The city will pay the premium each and will not be responsible for medical bills.

Council Member Shiver made a motion to change to the GMA 80/60 plan with a $2,000 deductible for the employees of the City of Pelham, seconded by Davis. In favor of the motion Council Member Shiver, Council Member Davis, Council Member Robinson. Opposed to the motion Mayor Pro-Tem Brown. Mayor Eubanks stated the motion carries.

Mayor Pro-Tem stated she was opposed to the motion because she needed additional clarity.

401 (a) RESOLUTION

City Manager Etheridge is not in the current GMA Retirement Plan as part of his contract they negotiated and came to an agreement to put his into a 401 (a) plan. This plan will still be through GMA it just will be a different type of plan. This was something unique to city managers as part of the negotiating process before signing the contract.

Council Member Davis made a motion to move to adopt the Resolution, **seconded by Council Member Shiver. The vote was unanimously approved.**

HPC RECOMMENDATION

The HPC is recommending reducing the area of the Historic District by moving the following three (3) vacant parcels along the norther boundary of the district along Castleberry Street:

P0170194a00 .053 acres City of Pelham
P0160033 .091 acres Willis-Jamerson-Braswell Funeral Home LLC
P0160032 .091 acres Davis Ausburn Davis & Ashley Elise Davis

Also noted that these parcels are not significant to the Historic District.

Mayor Pro-Tem Brown made a motion to approve the HPC Recommendation and remove the above properties from the Historic District, seconded by Council Member Davis. The vote was unanimously approved.

EXECUTIVE SESSION

Mayor Pro-Tem Brown made a motion to leave Regular Session and go into Executive Session for the purpose of personnel, **seconded by Council Member Davis. The vote was unanimously approved. Mayor stated the meeting closed at 7:22 p.m.**

RECONVENED FROM EXECUTIVE SESSION

Mayor Pro-Tem Brown made a motion to reconvene the regular session at 8:04 p.m., seconded by Council Member Robinson. The vote was unanimously approved. Mayor Eubanks stated they were no votes taken during executive session.

ADJOURN

Council Member Robinson made a motion to adjourn, **seconded by Mayor Pro-Tem Brown. The vote was unanimously approved. Mayor Eubanks declared the meeting adjourned at 8:04 p.m.**

Mayor, James Eubanks

AUTHENTICATED:

This 20th day of October 2026

City Clerk, Lisa Austin

