

A workshop meeting of the Apalachicola City Commission was held on Monday, May 19, 2025 at 4pm at the Former Apalachicola Municipal Library, 74 6th Street, Apalachicola, Florida.

Present: Mayor Brenda Ash, Commissioner Anita Grove, Commissioner Adrienna Elliott, Commissioner Donna Duncan, Commissioner Despina George, City Manager Michael Brillhart, City Planner Bree Robinson, Finance Director Lee Mathes, City Attorney Dan Hartman, City Clerk Sheneidra Cummings, Officer Kevin Shuman

Special Meeting was called to order by Mayor Ash followed by invocation and pledge of allegiance.

AGENDA ADOPTION

A motion to adopt the Special Meeting agenda was made by Commissioner Grove and seconded by Commissioner Elliott. There was no opposition. Motion carried 5-0.

PUBLIC COMMENT

La'Raela Coxwell provided public comment.

UNFINISHED BUSINESS: V-PIER BID AWARD

City Planner Bree Robinson presented the V-Pier bid award. A motion to award the bid was made by Commissioner Grove and seconded by Commissioner Elliott. There was no discussion. Motion carried 5-0.

UNFINISHED BUSINESS: AFRICAN AMERICAN HISTORY MUSEUM (AAHM) DISCUSSION

Brett Hammond of Hammond Design Group Architect, LLC presented an update on the AAHM project and provided the Commission with a 100% complete construction document plan set for review.

Mr. Hammond distributed handouts outlining several options:

1. Rebid the project.
2. Seek additional funding.
3. Make building alterations.

4. Renegotiate with the bidder.

Mr. Hammond noted that only one contractor had submitted the necessary documentation to meet the bid requirements.

Commissioner Elliott asked about the bid process and sought Mr. Hammond's recommendation regarding securing additional funding.

Commissioner Duncan expressed concern about costs and suggested rebidding the current RFQ with deductive alternates.

Commissioner Grove emphasized the importance of completing the project by the September 2026 deadline and stated a preference to move forward with building construction.

City Planner Robinson discussed the timeline and implications of rebidding.

Commissioner George stated that seeking additional funding may not be a viable option and supported rebidding the project.

Mr. Hammond suggested requiring a mandatory pre-bid meeting, continuing the bond requirement for projects over \$100,000, and encouraging participation from local contractors. He also recommended compiling a list of possible deductions.

City Attorney Hartman advised the Commission to reject all bids, revise the bid package, and place the project back out for bidding.

A motion to reject all bids was made by Commissioner Elliott and seconded by Commissioner Grove. None opposed. Motion carried 5-0.

A motion to rebid the project, including deductive alternatives such as removing the canopy and walkways, reducing the HVAC system to a residential system, modifying parking, and shifting the electrical feed, was made by Commissioner Elliott and seconded by Commissioner Duncan. After discussion, with comments from Commissioners George and Elliott, the motion carried 5-0.

Mr. Hammond further recommended outreach to local contractors and a mandatory pre-bid meeting for all trades.

PUBLIC COMMENTS

Kung Li commented.

Russ Patruka commented.

Online comments were submitted by, John (unknown), Donna Ingram, and Will Rosenbaum.

TJ Saunders commented.

City Attorney Hartman also addressed several public comments in support of the gym.

CITY HALL MOLD DISCUSSION

Commissioner George expressed concern about the mold situation at City Hall and suggested a special meeting with the community to discuss relocation options.

Commissioner Grove suggested holding a workshop to determine the future of the building.

Commissioner Duncan supported a special meeting and stressed that safety was the primary concern.

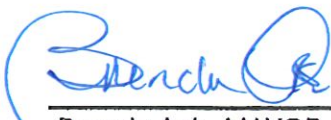
Commissioner Elliott commended City Manager Brillhart for keeping the Commission informed and also supported a special meeting to discuss long-term solutions.

Mayor Ash proposed Wednesday, June 4, 2025, at 4:00 p.m. as the date and time for the special meeting.

Attorney Hartman reminded the Commission to avoid discussion of legal issues during the meeting.

ADJOURNMENT

A motion to adjourn was made by Commissioner George and seconded by Commissioner Elliott. None opposed. Motion carried 5-0.



Brenda Ash, MAYOR

ATTEST:



Sheneidra Cummings, CITY CLERK