

SPECIAL COUNCIL MEETING MINUTES

February 15, 2026

A special meeting of the Town Council of Drakes Branch was held Sunday, February 15th, 2026 at 3 P.M. in the Municipal Building located at 4801 Drakes Main Street, Virginia.

Mayor Deborah Kennedy called the meeting to order and Stephanie Clay, Clerk, recorded the minutes. Members present were as follows: Vice Mayor Peery Wells, Sr., Eugene Wells, Jr., Liz Davis, James Gregory and Thomas Pettus and Charles Errickson. Peery Wells Sr. gave the Invocation and Mayor Deborah Kennedy led the Pledge of Allegiance to the Flag.

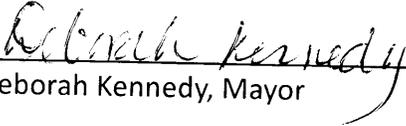
- After discussion on how to proceed with the Mittleman building (4860 Drakes Main St.), A motion by Eugene Wells Jr. was made to make an offer of no more than appraised value. This motion was seconded by Charles Errickson and passed on a unanimous roll call vote of all AYES as follows: AYES: Liz Davis, Charles Errickson, James Gregory, Thomas Pettus, and Eugene Wells Jr., and Peery Wells Sr. NAYS: None, by unanimous vote.
- Thomas Pettus made a motion to make an offer of \$20,000 if CRC has no objections, this was seconded by Peery Wells Sr. and passed on a unanimous roll call vote of all AYES as follows: AYES: Liz Davis, Charles Errickson, James Gregory, Thomas Pettus, and Eugene Wells Jr., and Peery Wells Sr. NAYS: None, by unanimous vote.
- A motion was made by Peery Wells Sr., seconded by Charles Errickson to make an offer on the Bunn building (48880/4884 Drakes Main St.), the motion was amended to allow Clerk S. Clay to communicate with the property owner and make an offer of \$1,000. A motion passed on a roll call vote as follows: AYES: Liz Davis, Charles Errickson, James Gregory, Thomas Pettus, Eugene Wells Jr., and Peery Wells Sr., NAYS: None, by unanimous vote.
- After review and discussion of the bids submitted for the Downtown Demolition project, Thomas Pettus made a motion to select WACO, Inc. as the contractor with additions to contract to reduce the Town's liability. Thomas agreed to make a list of recommended additions. This motion was seconded by Charles Errickson and motion passed on a roll call vote as follows: AYES: Liz Davis, Charles Errickson, James Gregory, Thomas Pettus, Eugene Wells Jr., and Peery Wells Sr., NAYS: None, by unanimous vote.

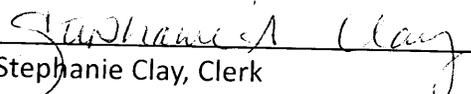
OTHER BUSINESS

- Clerk was asked to contact the Town of South Boston to see if there is anyone there that can provide insight to similar FEMA project.
- Clerk was asked to work on an IFP for Inspector Services to supervise the Downtown Demolition project.
- Clerk offered to gather references on WACO Inc, to present to Town Council.

Charles Errickson made a motion to adjourn the Town Council meeting, seconded by Eugene Wells Jr.; All Agreed on a unanimous voice vote of all AYES.

The meeting adjourned at 5:30 P.M.


Deborah Kennedy, Mayor


Stephanie Clay, Clerk