

# UNOFFICIAL MINUTES

## Regular Meeting

The Mayor and City Council met in regular session on Tuesday January 7, 2025, at 4:00 p.m. in the G. Thomas Love Boardroom at the Greeneville Energy Authority Building with Mayor C. Calvin Doty presiding.

Present were Council Members Matt Hensley, Ginny Kidwell, Tim Teague, Council Member Tim Ward, and Todd Smith, City Manager.

At this time, Mayor Doty's comments are as follows: 1) Happy New Year to everyone. New Year's Eve celebration downtown hosted approximately 2,100 people at the event; 2) There were lots of Christmas activities in downtown Greeneville, beginning with the Christmas tree lighting and followed by the Christmas parade with nearly 435 floats on display; 3) A transformational strategy survey for Main Street Greeneville is available now for citizens who live, work, or visit Greeneville. The survey will be available through January 22, 2025. Jann Mirkov, Executive Director of Main Street Greeneville, addressed the Council, inviting everyone to provide feedback; and 4) A proclamation was read recognizing January as Human Trafficking Awareness Month and January 11, 2025, as Human Trafficking Awareness Day for the Town of Greeneville.

No public comment for the items on this agenda.

Motion by Council Member Kidwell, seconded by Council Member Hensley to approve the minutes from the regularly scheduled meeting held on Tuesday, December 3, 2024. Motion passed unanimously.

Motion by Council Member Hensley, seconded by Council Member Kidwell to approve an Ordinance on second and final reading to rezone properties at West Main Street and King Street from M-2 (High-Impact Use) to zoning district B-4 (Arterial Business). Randy Davenport, Planning Administrator, addressed the Council. A public hearing was held with no one speaking for or against the Ordinance. Motion passed unanimously.

Motion by Council Member Ward, seconded by Council Member Hensley to approve an Ordinance on second and final reading to rezone one property on Reaves Hill Drive from M-2 (High Impact Use) to zoning district R-2 (Medium Density Residential) and four properties on Reaves Hill Drive with split-zoning of R-3 (High Impact Use) and R-2 (Medium Density Residential) to a single zoning district R-2 (Medium Density Residential). Randy Davenport, Planning Administrator, addressed the Council. A public hearing was held with no one speaking for or against the Ordinance. Motion passed unanimously.

At this time, Cathy Osborne, Assistant City Manager, introduced the 2024-2025 Youth Commission all of which are students at Greeneville High School: 1) Alexis Marante; 2) Ariana Powell; 3) Bethanie Bryant; 4) Bria Trohon; 5) Emma Sauceman; 6) Jack Lampe; 7) Mylee Gonzalez; 8) Reagan Smith; 9) Sadie Rogers; 10) Shilo Wang; 11) Shirley Martinez; and 12) Skyler McCray. This is the third year of the program.

At this time, Nicole Rader, Roby Adult Center Director, provided the Council with an update on the senior center, which currently offers thirty-one programs/activities that assist members with educational, therapeutic, and social engagement needs, the MyRide program to assist members with travel to appointments, and the Meals on Wheels program which has reached more than eighty-nine families in the last year with a food delivery each workday. The Roby Adult

Center currently has 721 active members that enter the facility at least once per month. From January 2023 to December 2024, the Roby Adult Center added 497 new members. In addition, Mrs. Rader highlighted some of the Roby Adult Center activities over the past year, including: 1) Café @ 203 with a new commercial freezer, commercial ice machine, coffee nook, etc.; 2) Heat and Air improvements with the purchase of eleven new wall units; 3) Purchase of a new van to meet transportation programs; and 4) Various aesthetic improvements throughout the facility.

At this time, Todd Smith, City Manager, presented the 2024 Accomplishments for the Town of Greeneville. Highlights are: 1) Added a landscaping position for the Public Works Department, developing a plan to address landscaping improvements in downtown, along the 11-E Bypass, and at Town Facilities; 2) Replaced playground equipment at George Clem Park, as well as upgraded the basketball courts at the facility; 3) Approved a comprehensive municipal code update, placing recently passed ordinances into the Town's Municipal Code book; 4) Gained 4,100 new Facebook followers in 2024, with 2.4 million views of Town Facebook pages in 2024; and 5) Re-accreditation of the Greeneville Police Department for the third time.

Motion by Council Member Teague, seconded by Council Member Ward to approve a corporate partnership agreement with Tusculum University. Dr. Scott Hummel, President of Tusculum University, addressed the Council. This agreement would provide a ten percent (10%) reduction in tuition for Town of Greeneville employees in the following programs: 1) Pioneer Masters of Business Administration; 2) Masters of Arts in Organizational Training and Performance Management; 3) Master of Arts in Sports Administration; 4) Bachelor of Science in Business Administration; 5) Bachelor of Arts in Psychology; 6) Bachelor of Arts in Interdisciplinary Studies; and 7) Associate of Arts in General Studies. Motion passed unanimously.

Motion by Council Member Teague, Seconded by Council Member Ward to approve Option 2 for the purchase of a portion of the Greene Technology Center from Greene County. Mr. Steve Starnes, Greeneville City School Superintendent, addressed the Council. Todd Smith, City Manager, presented three funding options for this transaction: Option 1) Use Sales Tax Revenue to fund the debt service to purchase the Greene Technology Center until 2029, at which time the Town of Greeneville will take over the debt service requirements; Option 2) Request the City School system pay the entire amount of \$1 million debt service to purchase the Greene Technology Center, utilizing the quarter-cent sales tax reserved for school capital purchases and/or improvements; and Option 3) Elect not to purchase the Greene Technology Center and sale the entire interest to Greene County. After meeting with Mr. Starnes, Mr. Smith recommended Option 2 for approval, which would require an annual transfer of approximately \$190,487 (quarter-cent sales tax revenue) to the Town of Greeneville to pay the debt service. Motion passed unanimously.

Motion by Council Member Teague, seconded by Council Member Ward to approve a Resolution for the Greeneville Parks & Recreation Department to apply for the 2025 Tennessee Department of Environment and Conservation (TDEC) Local Parks and Recreation Fund Grant in an amount up to \$200,000, with 50% (\$100,000) in State funds and 50% (\$100,000) in Local funds. Cathy Osborne, Assistant City Manager, addressed the Council. This is a competitive grant that will likely not be awarded until the fall of 2025. The Local funds would consist of \$75,000

currently budgeted for Hardin Park Improvements and \$25,000 of General Fund fund balance. Motion passed unanimously.

Motion by Council Member Hensley, seconded by Council Member Ward to approve an invoice for dirt hauling to the Greeneville/Greene County Landfill in the amount of \$12,920. Tony Morrison, Landfill Manager, addressed the City Council. The invoice was for hauling 1,100 loads of dirt to the Landfill, which if contracted out, would have cost approximately \$82,500. Motion passed unanimously.

Motion by Council Member Teague, seconded by Council Member Ward to approve the acquisition of fourteen portable radios and accessories for the Greeneville Police Department in the amount of \$12,937.50. Steve Hixson, Assistant Chief, addressed the Council. These items were purchased via GovDeals, which is a public auction portal. The purchase of used radios resulted in \$64,000 savings in lieu of purchasing new items directly from Motorola. This is an unbudgeted item and will be funded by the litigation reserve. Motion passed unanimously.

Motion by Council Member Teague, seconded by Council Member Kidwell to adjourn. Motion passed unanimously.

Attest:

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C. Calvin Doty, Mayor

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Lora A. Young, Recorder

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