

TOWN COUNCIL OF THE TOWN OF GREENVILLE

Monday July 14, 2025 at 6:00 P.M.

Greenville Senior-Youth Center

166 SW Onslow Street

Greenville, FL 32331

REGULAR MEETING

MINUTES

1. CALL TO ORDER: Mayor Kornegay called the meeting to order at 6:03 P.M.

2. ROLL CALL:

Present:

Mayor Ryan Kornegay
Vice Mayor Robin Housh
Councilmember Barbara Dansey
Councilmember Carl Livingston
Councilmember Chiquila Pleas

Absent:

Also Present:

Victoria Kingston, Interim Town Manager
John Reid, Town Attorney
Kim Reams, Town Clerk

3. INVOCATION AND PLEDGE OF ALLEGIANCE:

4. READING AND APPROVAL OF THE AGENDA:

ACTION: Councilmember Dansey moved to approve the amended agenda.
Seconded by Councilmember Housh.

Councilmember	Yay	Nay
Mayor Kornegay	X	
Vice Mayor Housh	X	
Councilmember Dansey	X	
Councilmember Livingston	X	
Councilmember Pleas	X	

5. READING AND APPROVAL OF THE MINUTES:

ACTION: Councilmember Dansey moved to approve the minutes from the Special Meeting, held on June 26, 2025, Special Meeting July 7, 2025 and Special Meeting/Executive Session July 9, 2025. Seconded by Councilmember Housh.

Councilmember	Yay	Nay
Mayor Kornegay	X	
Vice Mayor Housh	X	
Councilmember Dansey	X	
Councilmember Livingston	X	
Councilmember Pleas	X	

6. CONSIDERATION OF COUNCILMEMBER ABSENCES:

Barbara Dansey – July 7, 2025

Chiquila Pleas – July 7, 2025 & July 9, 2025

- Mayor Kornegay said as you all know, we had some very expedient and pertinent business that came up within the last month that caused us to have some special meetings and sessions. We are just noting these specific ones so that we can identify and excuse any of those, because in our last meeting, where we discussed council member absences, we did leave some leeway for special meetings.

ACTION: Councilmember Housh moved to excuse absences for Barbara Dansey on July 7, 2025, and Chiquila Pleas for July 7, 2025, and July 9, 2025. Seconded by Councilmember Livingston.

Councilmember	Yay	Nay
Mayor Kornegay	X	
Vice Mayor Housh	X	
Councilmember Dansey	X	
Councilmember Livingston	X	
Councilmember Pleas	X	

7. PUBLIC COMMENT:

- Mr. Charles Akins wanted to thank whomever it was that helped get tires removed from the property that he purchased on Church Street.
- Ms. Judy Hudgins expressed concern over someone soliciting money on town property.
- Mr. Jim Stephens said I'm back in town. I would really like to have access to the gymnasium. However, I work during the day, as most people my age do. I would

like to ask for evening hours, maybe twice a week, maybe 7 to 9, or 6 to 8. Something that the city Council would agree upon would be no problem. He said he would volunteer to facilitate operations during those hours. Mr. Stephens said another point that I would like to raise for city council is delinquent properties in city limits. I noticed a lot of abandoned properties that I'd like to see cleaned up. Maybe there is some way we can encourage those homeowners that are no longer actively living in properties, or maybe even condemn properties. Just get those cleaned up, make the city look a little better, and bring other new residents into our city. I think that's all I have for you guys today. Thank you for your time.

8. CONSENT AGENDA:

9. OLD BUSINESS: None

10. NEW BUSINESS:

a. **DISCUSSION/ACTION:** *Related to Annual Financial Report FY Ending 2024 – Brad Hough, Powell and Jones CPA*

- Brad Hough from Powell and Jones introduced himself and said he would go through and hit some of the hot points
- Mr. Hough said I'll let you guys know where we are if you go to page 4 that's where I'm going to start out. He said first of all, I wanted a big thanks to Kim and Victoria for everything they did in helping us out with getting everything we needed for the audit.
- Mr. Hough said if you look at page 4, we brought it in conjunction with generally accepted auditing standards, governmental auditing standards as well. The goal with an audit is to obtain a clean opinion or an unmodified opinion which speaks to the level of confidence that we put into the information reported as well as the quality of work done by the finance team.
- Mr. Hough said as you see in paragraph 2, our opinion is unmodified or clean, which is the highest level of assurance that we can provide on the information.
- Mr. Hough said if you go to page 7, this is called the management Discussion Analysis. It's a required section. It's important to help give context to the information in the report. I would encourage you to read this, but for the sake of time we'll move on to the basic financial statements on page 15.
- Mr. Hough said governmental auditing standards require reporting of financial information related to governmental activities that's on the column on the left. In two ways. 1, one is like long term profitability and then that's like a for-profit business. And then the second is more short-term cash management.

- Mr. Hough said financial statements on pages 15 and 16 discuss the long-term profitability. However, the statements that are the latter type are generally more useful for town councils. If you guys go to page 17 on this page, you see your balance sheet, and this is the general fund, and it shows what was owned and what was owed by the Town General fund as of the year 2024.
- Mr. Hough said one metric that we like to look at is related to the portion of the fund balance, which is that number at the bottom of the page that \$255,000. He said if there were no income that was received by the town around the year, and spending stayed as it was with the current year, how long would it be before that reserve is completed. He went on to say the GFOA recommends that the town has a minimum of around 2 months built up, and as of 9/30/24. The town had arrived at that.
- Mr. Hough said go to page 19. This is your statement of revenues, expenses, expenditures, and change in fund balance. Below shows what was earned and what was spent during the year. As you can see, the overall town earned about 1.1 million income, mostly from intergovernmental revenues and high transfer from other funds. They spent 1.1 6 million. The majority of that was spent on capital outlay and government. There's a net decrease of about \$61,000.
- Mr. Hough said go to page 21. This is for your water company. This is a statement like the balance sheet and shows what was owned and what was owed by the Water and Sewer fund, as of 2024.
- Mr. Hough went on to explain the rest of the audit and told the Council that they could call him to explain anything they didn't understand. Mr. Hough thanked the board for the opportunity to work with the town.

b. **ACTION:** *Resolution 2025-18 Related to Greenville Elementary School – Town Attorney John Reid.*

- Attorney Reid said at our special meeting on Wednesday council provided directions to the Town manager to work with the DSR Health Foundation Inc. to submit a proposal to the Madison County School Board. We learned early to almost middle of last week that an RFP had been put out by the Madison County School District for the sale of surplus properties which would include the Greenville Elementary School, which I know is something that we had discussed we would like to utilize. DSR Health Foundation has expressed an interest in assisting us in operation maintenance. The proposal was due at 2:00 P.M. today.
- Attorney Reid said this Resolution affirms that direction that authorized the Town Manager retroactively at 2 Pm. today to submit the proposal with DSR Health Foundation.

- Attorney Reid said this resolution generally lays out what we would like to do with the property. It'll provide after-school services, tutoring services, and mental health services, we're going to be a FAMU broader extension program and work with organizations such as the Boys and Girls Club. So, I think we have some really great potential. This simply grants the authorization to the manager retroactive at 2 PM today to submit the proposal.

ACTION: Councilmember Dansey moved to approve Resolution 2025-18 Seconded by Councilmember Livingston.

Councilmember	Yay	Nay
Mayor Kornegay	X	
Vice Mayor Housh	X	
Councilmember Dansey	X	
Councilmember Livingston	X	
Councilmember Pleas	X	

c. **DISCUSSION:** *Related to Volunteer Background Checks:* **Mayor Ryan Kornegay.**

- Mayor Kornegay said that at the last meeting there was some discussion about that process, and this is something that we can have continual conversation on.
- Mayor Kornegay said I do think in some regards that it's appropriate, especially if we're going to have volunteers working with youth.
- Mayor Kornegay asked Attorney Reid, "can you work with us to see if they're better standard for municipalities and volunteers. Is that something you can work on?"
- Mayor Kornegay said we do need to have a process in place. that we do have a lot of people who may just have somebody.
- Mayor Kornegay said I think we can bring this back for discussion at the next meeting.

d. **DISCUSSION:** *Related to Budget Workshop Scheduling –* **Town Clerk Kim Reams**

- Ms. Reams said that she had been talking with our team from James Moore Co. about the budget and scheduling a workshop. She said it looks like Mondays and Tuesdays at 6 would work. Ms. Reams said the decision maker is out until tomorrow. Ms. Reams asked the council if she could let them know by email when she had a final date for the workshop and all were agreeable.

11. COMMENTS BY THE TOWN MANAGER, TOWN CLERK, TOWN ATTORNEY, AND COUNCILMEMBERS:

- Town Manager Kingston said today the friends of Evergreen gifted the Town of Greenville with an updated survey and then our next meeting will be July 28th.
- Dr. Kingston said I had a meeting with Wayne and Mrs. Mugge from Friends of Evergreen. We discussed a location for limb pickups and public works will be picking up the first week of each month and November through March they'll have the cemetery mowed once a month and in April through October they will have the cemetery mowed twice a month. They're in the process of having the cemetery surveyed, and they'll provide us with copies once it's completed, and our next meeting will be July 28th.
- Dr. Kingston said as far we've signed up twelve people for the gym key fobs.
- Dr. Kingston said I did send you all an email about the \$850,000. Dr. Kingston said she would be meeting at the end of the month with Felicity of Kimley-Horn to get started.
- Dr. Kingston reported that July 10th was a kickoff meeting for the Greenville Grocery Store. She said she would be setting up a cadence for each meeting. She went on to say that DSR is exploring additional funding opportunities. She said the team plans to launch a farmers' market in August.
- Mayor Kornegay said I'm going to ask very hard for support from council members and citizens listening to go to the School Board meeting Monday. It's at 6 PM.

12. FUTURE AGENDA ITEMS REQUEST:

13. INFORMATIONAL ITEMS:

14. ADJOURNMENT:

- Councilmember Pleas moved to adjourn; seconded by Councilmember Dansey.
- Without objection, the Regular Meeting was adjourned at 6:39 P.M.

Minutes approved and adopted by the Town Council on 08/12/2025.