



COMMUNITY REDEVELOPMENT AGENCY  
SPECIAL SESSION MINUTES  
**JUNE 2, 2020**  
**ZOOM MEETING**  
**5:30 P.M.**

**MEMBERS PRESENT:** Chairman **Theo Washington**, Vice Chairman **Rodney Daniels**, Director **Angie Gardner**, Director **Tarus Mack**, Director **Brent Gardner**, Director **Eddie Cole**, ABSENT: **Clarese Hopkins**.

**Also, in attendance:** Michael Johnson, **Consultant**, Cathlene Williams, **Town Clerk**, **Attorney Jaimon Perry**, **Paula Bradshaw**, and **Brian Clarke**.

Chairman Washington called the CRA Meeting to order at 5:30 PM, followed by silent Prayer and the Pledge of Allegiance.

- I. CALL TO ORDER AND VERIFICATION OF QUORUM**
- II. INVOCATION & PLEDGE OF ALLEGIANCE**
- III. PRESENTATION AND AWARDS**

**IV. PUBLIC COMMENTS- NONE**

**V. ADMINISTRATIVE/BOARD OF DIRECTORS DECISION**

- A. Approval of Resolution #2020-25** Approving the purchase of blighted properties located at 340 East Kennedy Boulevard. Director Johnson stated to the Board that he has provided to them the contract, which is standard for Realtor Contractors, this is to purchase property located at 340 E. Kennedy Boulevard, this is the property in between the post office and the PEC Building, it is owned by Mr. Tony Grant, Director Cole brought up an issue, I know we are going to be making amendments to the Resolution to address his concerns to ensure we are fully covered and vetted in the process, Mr. Johnson referred to Attorney Perry to discuss this issue. Attorney Perry; as everyone is aware, there is pending litigation that involves the Town of Eatonville CRA and there is also a pending temporary injunction that is also in place, relating specifically to Anthony Grant and also any of his relatives. In reviewing the actual injunction, it reading you can't buy, transfer any funds to Anthony Grant or any direct relative; so as Tony Grant is the

brother of Anthony Grant, it would be a violation to actually go through with the actual contract at this point and time. So my suggestion is to do an addendum to the contract stating; if you do decide to go forward with the purchase of the property that the temporary injunction would have to be either dissolved or the temporary injunction would have to be modified to exclude Tony Grant from the injunction, this would be my thought. On the last page of the contract document, we will add a #5 to include the language; will be emailed to Mr. Johnson to include in the document by Attorney Perry. This language will also be included in the Resolution; in Section #3; given the temporary injunction that is in place as it relates to Anthony Grant and also any direct relative of Anthony Grant which includes Tony Grant in this particular instance; the contact will be contingent upon the actual dissolution of the temporary injunction; or it has to be modified so it does not include Tony Grant as it relates to this transaction. Chairman Washington asked Attorney Perry for clarity on this; Attorney Perry stated that this transaction can not close; you will still need to go through due diligence, i.e., title search. Mr. Johnson: the additional language will be under additional terms of the contract, and an amendment to the Resolution, section #3, add this sentence to the end.

Motion by Chairman Washington to approve Resolution #2020-25 to approve the purchase of the blighted property located at 340 E. Kennedy Boulevard, with amendments added to Section 20; item# 5, per the Attorney submitting the language, and the Resolution is Section #3. **PREAMBLE READ BY THE CLERK. A RESOLUTION OF THE TOWN OF EATONVILLE COMMUNITY REDEVELOPMENT AGENCY (TOECRA) BOARD OF DIRECTORS AUTHORIZING THE EXECUTIVE DIRECTOR, CHAIRMAN AND CRA ATTORNEY TO CONDUCT THE PURCHASE OF PROPERTY LOCATED AT 340 EAST KENNEDY BOULEVARD TO INCLUDE PREPARING TITLE WORK TO COMPLETE TRANSACTION; PROVIDING FOR CONFLICTS, SEVERABILITY, AND AN EFFECTIVE DATE.** The motion was moved by Director Mack and seconded by Director Brent Gardner. Director Mack asked about the status of the injunction? Director Cole asked what is the price of this property? Mr. Johnson replied, the owner is asking \$40,000, this property was purchased 30 years ago for \$35,000. **AYE:** Chairman Washington, Director Mack, Angie Gardner, and Director Brent Gardner; **NAYE:** Vice Chairman Daniels, Director Hopkins, and Director Cole; **MOTION PASSES.**

**VI. CONSENT AGENDA**

**VII. OLD BUSINESS ACTION ITEMS-** Chairman Washington asked Attorney Perry for an update on the injunction. Attorney Perry stated that he had a conversation with the Attorney handling the injunction, Dean Moseley, there was a status hearing on May 27<sup>th</sup> , within that status hearing they are moving

to set a date for a hearing for dismissal within the next two (2) weeks. They will be coordinating with opposing Counsel and coordinate with the judges' calendar to get an actual hearing date on the pending injunction. Mr. Johnson stated that Attorney Mosley will be contacting each member to take the stand for testimony, when that date is set we will give you as much advanced notice as possible; we are all witnesses and will be subpoenaed.

**BOARD OF DIRECTORS REPORT:**

**Director Angie Gardner-** the purchase of that property is a prudent decision, but hopefully everything is dismissed, and that we can purchase this in the clear without any legal issues.

**Director Brent Gardner-** how are we doing with our MainStreet, and how will this project fit with this? Mr. Johnson replied, the reason I am asking the Board for this request is because I have two (2) different people that are interested in developing on that property, and it ties into revitalizing the Mainstreet with new businesses.

**Director Mack-** just to echo the sentiments of Director Angie Gardner; I think it would be a grand idea if we could move forward with purchasing the property, whatever we have to go through with getting this injunction lifted, so I think it would be a win for the CRA as well as the Community by moving forward.

**Director Cole-** I said something to you Mr. Johnson and the Attorney about the injunctions, if I did not do this, this item would have just been voted on.

**Vice Chairman Daniels-** NO REPORT

Chairman Washington- thank you to everyone for participating and giving your input on these issues. I did see the emails from Director Cole, we need to understand that we are under Chapter 163 with the CRA Agency we follow those laws of the State of Florida, this is what we must follow on everything that we do, for the future this is what I want people to understand.

**ADMINISTRATIVE REPORT- Mr. Johnson-**

**VIII. MOTION FOR ADJOURNMENT- 5:54 PM**

**RESPECTFULLY SUBMITTED BY**

**Cathlene Williams, Town Clerk**