



COMMUNITY REDEVELOPMENT AGENCY  
MINUTES  
**APRIL 21, 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**, (5:45 pm) and Director **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 5:36 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 #2020-18 Certificate of Appointments for Director Angie Gardner and Tarus Mack. PREAMBLE READ BY TOWN CLERK.** A RESOLUTION OF THE TOWN OF EATONVILLE COMMUNITY REDEVELOPMENT AGENCY BOARD OF DIRECTORS AUTHORIZES THE ISSUANCE OF CERTIFICATE OF APPOINTMENTS TO ANGIE GARDNER AND TARUS MACK, PROVIDING FOR CONFLICTS, SEVERABILITY, AND AN EFFECTIVE DATE. Motion by Director Mack, the motion was seconded by Vice Chairman Daniels; **ROLL CALL VOTE:** AYE: Director Hopkins, Director Mack, Director Angie Gardner, Director Brent Gardner, Vice Chairman Daniels, Chairman Washington, and Director Cole(MIC ISSUE); MOTION PASSES.

**VI. CONSENT AGENDA**

**A. Approval of TOECRA B.O.D. February 18, 2020 Minutes.** Motion by Vice Chairman Daniels, the motion was seconded by Director Mack, **ROLL**

**CALL VOTE:** AYE: Director Mack, Director Hopkins, Director Angie Gardner, Director Brent Gardner, Vice Chairman Daniels, Director Cole,(MIC ISSUE) and Chairman Washington; **MOTION PASSES.**

**VII. OLD BUSINESS ACTION ITEMS**

**A. Approval of Resolution #2020-19 Authorizing payment of \$30,000 to the Eatonville Main Street Board per the Agreement with Florida Main Street. PREAMBE READ BY TOWN CLERK.**

Mr. Johnson stated that to the Board, the CRA and the Town Council entered into an Agreement with Florida Main Street; this is our first year funding level; there will be two (2) additional levels; the Town Council still has their three (3) year funding; once the COVID-19 situation is under control, there is going to be a visit the National MainStreet and the Florida MainStreet. We want to show that we are up and running.

**A RESOLUTION OF THE TOWN OF EATONVILLE COMMUNITY REDEVELOPMENT AGENCY BOARD OF DIRECTORS AUTHORIZING THE PAYMENT OF \$30,000 OF THE EATONVILLE MAIN STREET BOARD OF DIRECTORS PER THE TERMS OF THE AGREEMENT WITH FLORIDA MAIN STREET, TOWN OF EATONVILLE, AND THE TOECRA, PROVIDING FOR CONFLICTS, SEVERABILITY, AND AN EFFECTIVE DATE.**

Motion by Director Mack, the motion was seconded by Director Brent Gardner; **ROLL CALL VOTE: AYE:** Director Hopkins, Director Angie Gardner, **NAYE:** Vice Chairman Daniels, **AYE:** Director Mack, Director Brent Gardner, Chairman Washington; Director Cole; (AUDIO PROBLEM). **MOTION PASSES.**

**B. Approval of Resolution #2020-20 Ratifying the submittal of the 2019 Annual Report to Orange County, Town of Eatonville, and Department of Community Affairs. PREAMBLE READ BY TOWN CLERK.**

**A RESOLUTION OF THE TOWN OF EATONVILLE COMMUNITY REDEVELOPMENT AGENCY BOARD OF DIRECTORS RATIFYING THE SUBMITTAL OF THE 2019 ANNUAL REPORT TO THE TAXING AUTHORITIES AND STATE OF FLORIDA REGULATORS; PROVIDING FOR CONFLICTS, SEVERABILITY, AND AN EFFECTIVE DATE.**

**Motion by Director Gardner, the motion was seconded by Director Mack; ROLL CALL VOTE: Director Hopkins, Director Angie Gardner, Vice Chairman Daniels; NAYE: Director Cole; AYE: Director Mack; AYE: Director Brent Gardner; AYE: Chairman Washington; AYE;** **MOTION PASSES.**

C. **Approval of Resolution #2020-21 Supporting application to the Competitive Florida Program (Grant) in the amount of \$40,000.**

Mr. Johnson indicated to the Board that he received an email call from Ms. Katherine from Florida Main Street asking me to go to the DEO Website; the person that is actually administering this particular Grant, I have provided you the anticipated funding announcements we met all the requirements, so this is our request to apply for this Grant. This comes from the Governor's Office; he is going to pick 10 communities throughout the State to receive this funding. Chairman Washington asked is this a Matching Grant; Mr. Johnson replied NO. **PREAMBLE READ BY TOWN CLERK.**

**A RESOLUTION OF THE TOWN OF EATONVILLE COMMUNITY REDEVELOPMENT AGENCY BOARD OF DIRECTORS SUPPORTING THE EATONVILLE MAIN STREET AND EXECUTIVE DIRECTORS SUBMITTAL OF APPLICATION TO THE COMPETITIVE FLORIDA PROGRAM AWARDED BY THE GOVERNOR'S OFFICE, PROVIDING FOR CONFLICTS, SEVERABILITY, AND AN EFFECTIVE DATE.**

Motion by Director Mack, the motion was seconded by Director Brent Gardner; **AYE:** Director Hopkins, Director Angela Gardner, Director Cole, Director Mack, Director Brent Gardner, Chairman Washington, Director Angie Gardner; **NAYE:** Vice Chairman Daniels; **MOTION PASSES.**

**VIII. NEW BUSINESS ACTION ITEMS**

A. **Approval of Resolution 2020-22 Authorizing limited authority for operational purposes to Paula Bradshaw as signor on the Town of Eatonville CRA Trust Account. PREAMBLE READ BY TOWN CLERK. A RESOLUTION OF THE TOWN OF EATONVILLE COMMUNITY REDEVELOPMENT AGENCY BOARD OF DIRECTORS AUTHORIZING FISCAL COORDINATOR PAULA BRADSHAW LIMITED AUTHORITY FOR OPERATIONAL PURPOSE TO BE A SIGNOR ON ALL TOECRA BANKING ACCOUNTS TO INCLUDE SUNTRUST AND TD BANK AS TO ALLOW AND FACILITATE ALL BANKING OPERATIONAL NEEDS TO THE TOECRA, PROVIDING FOR CONFLICTS, SEVERABILITY AND AN EFFECTIVE DATE.**

Mr. Johnson stated this is no different than the way the Town has the Bank accounting set-up; we allow our fiscal person to be able to facilitate operational

needs. Ms. Bradshaw stated that this Resolution will give her the authority to request copies of documents for them to provide information; this will only allow me to be in the capacity of an administrator; I will not be signing any checks; this is just a functionality request. Motion by Director Brent Gardner the motion was seconded by Director Mack; **AYE:** Chairman Washington, Director Cole, Director Hopkins, Director Mack, Director Brent Gardner, and Director Angie Gardner; **NAYE:** Vice Chairman Daniels, **MOTION PASSES.**

**B. Approval of Resolution #2020-23 submittals of Grill Fund Grant in the amount of \$10,000 with supporting 50% Match, Due 4/24/2020. PREAMBLE READ BY TOWN CLERK. A RESOLUTION OF THE TOWN OF EATONVILLE COMMUNITY REDEVELOPMENT AGENCY BOARD OF DIRECTORS AUTHORIZING THE EXECUTIVE DIRECTOR TO APPLY FOR GRILL FUND GRANT AND PROVIDE A 50% MATCH NOT TO EXCEED \$5,000, PROVIDING FOR CONFLICTS, SEVERABILITY AND AN EFFECTIVE DATE.**

Mr. Johnson directed the board members to look at the information behind this Resolution, we can apply for this Grant, the \$5,000 match is they want the Town to show some investments to the Grant, and we create a program to address these funds; these monies are coming from a private foundation. This information was provided to me as some main street revitalization funding from businesses that were impacted by the COVID-19 situation; this Grant is due this Friday, April 24, 2020; we are working on it right now. Director Cole asked on this 50% match, is this money that we are sure we will receive? Mr. Johnson stated NO, if we are not awarded, then we do not have to worry about the match; the announcement will be made on May 18<sup>th</sup>. Director Cole asked Mr. Johnson what would the \$5,000 be used for? Mr. Johnson replied because of the COVID-19 a lot of businesses have been shut down, this is creating a program which I am proposing with the Chamber International Entrepreneur Center to provide resources, i.e. financial to help revitalize our community. Director Cole concern is he does not know if this Program is right for the Town, and it is short notice, thank you Mr. Johnson for looking at different things and people giving us a call, but just from the short notice of saying it has to be done by Friday and not really knowing what it is, I'm just a little uncomfortable with this, if it comes through I'll be happy for everyone. Mr. Johnson stated that Ms. Alice Grant is helping him put this together, she is not fully complete with what she is doing. Director Angie Gardner asked; if or when we are awarded the Grant, if some members are not comfortable with the Grant, can we turn it down? Mr. Johnson replied YES. Director Hopkins asked Mr. Johnson does the \$5,000 have to be submitted with the application? Mr. Johnson replied NO, the application is just

saying we are showing a commitment and we are participating in the Grant process. Motion by Director Brent Gardner, the motion was seconded by Director Cole; **AYE:** Chairman Washington, Director Cole, Director Mack, Director Brent Gardner, Director Hopkins, and Director Angie Gardner; **NAYE:** Vice Chairman Daniels; **MOTION PASSES.**

## **IX. BOARD OF DIRECTORS REPORT**

**DIRECTOR HOPKINS-** I see some positive things going on, we basically have a new board member, when we talked about Vice Chairman Daniels request, I understand that, there can't be too much information in there, some type of criteria and maybe a scoring sheet, does not seem like a lot of information. I would like to say, just because you are in a position to make a decisions, position for the Chair, whatever the underline issues are they need to be resolved so that we can move on as a Town. We need to work together and come together more other than these meetings, even if we have a 30-minute workshop. I see some great things with the main street project and different things that are coming up regarding that. I just want to see the CRA Board and Town work on one accord.

**DIRECTOR ANGIE GARDNER-** appreciate all the work and attention to detail done by Mr. Johnson, it is appreciated, and I look forward to fresh ideas moving forward. The report that you submitted is quite detailed and impressive for a Town, the reports in the past were only 2-3 pages, this reporting is showing that we are trying to do things differently. Like Director Hopkins stated, I too am looking forward to fresh ideas coming forward.

**DIRECTOR COLE:** To Chairman Washington: Looking at the 2020-9 Procurement Policy, has Attorney Perry had the opportunity to look at this Policy? Attorney Perry stated No; Mr. Johnson stated he sent Attorney Perry some policies but not sure which ones, I will look through the emails to confirm the ones sent to the Attorney. Director Cole stated that in our Procurement Policies is an Ordinance. In the last section, it states the Town's Procurement Policy, but replaces all terms the Mayor Finance Director or CAO, with the new term of the Executive Director; by Law or Statute this can't be replaced, so what we have had now as of October 1, 2019, all the work that we have done and over a certain amount of money, it did not go through the proper procedures. Also, I want to know the process of how people are chosen for their houses to be done; one of the things that was check and balance for us was this board voting on it, so it

was not putting one (1) person in a position to where they are picking the applicant. I think it puts this Board in a bad position that we are not apart of this process. Mr. Johnson replied, as of October 1, 2019, you are correct Director Cole; the CRA's are required to adopt the Town's Procurement Procedures, I am not trying to change your Ordinance; we adopted the Procurement Processes. Mr. Johnson stated that the applications are first come first served if they meet the requirements, a lot of people will not complete the application because they do not want to give out their financial information. Director Cole asked Mr. Johnson who drafted these Resolutions? Mr. Johnson replied that he drafts the Resolutions. Director Cole states as of the documents that Vice Chairman Daniels is asking for, if anyone can remember, Ms. Angela Johnson house was done, and the board had her entire packet. If there is anything in the packets that cannot be viewed, then this can be redacted, this process has always been done. Mr. Johnson stated that no one is trying to hide anything from Vice Chairman Daniels, I just do not know what he is looking for.

**VICE CHAIRMAN DANIELS-** to Chairman Washington; I would like to have a hard copy of the CRA Agenda placed in my mail box, I don't know if anyone else on this board has experienced the email problem. According to Attorney Perry, the information that I requested was broad, need this in writing; I am only requesting seven things, supporting documents to show the approval for an applicant. Executive Director if you have from 2019/2020, I want all those applications; only 7 things. I have a problem with the Code Compliance Grant, when you read this, the homeowner must receive a notification of code violations; I thought this should be given by the Code Enforcement Officer of the Town. For Mr. Johnson to take it upon himself to say that he is the person that can go and review something without proper certification I provide Florida Statute Chapter 163 language to Vice Chairman Daniels. I have a problem with those issues; Director Hopkins made a valid point, we should all get along, we have one goal, to push the Town forward.

**DIRECTOR MACK-** AUDIO PROBLEM

**DIRECTOR GARDNER-** NO REPORT

**CHAIRMAN WASHINGTON-** in the past Director Cole mention that people got rejected to get those Grants (façade), for unknown reasons; I would like to know how people were denied in the past (15-20) were denied in the past (15-20) were denied. Mr. Johnson stated that he has a list that he can compile. The Program was administered based upon the guidelines in the Resolution. Chairman Washington, we must get along with one another, no matter our personal feelings.

**X. ADMINISTRATIVE REPORT- Mr. Johnson-** there are a lot of changes going on regarding the COVID-19 situation, DEO is keeping me updated on Grant opportunities; Florida Main Street and National Main Street has been providing me on-going information, I have sat in on several webinars regarding funds, we are just waiting on these to open up, we will try to apply for these things that make sense. I agree with you Director Cole regarding every Grant may not be right for the Town, I am not chasing every Grant that becomes available.

**XI. MOTION FOR ADJOURNMENT- 6:45 PM**

**RESPECTFULLY SUBMITTED BY**

**Cathlene Williams, Town Clerk**