



COMMUNITY REDEVELOPMENT AGENCY
BOARD OF DIRECTORS- ZOOM MEETING
MEETING MINUTES
12/15/2020
6:30 P.M.

MEMBERS PRESENT: Chairman Donovan Williams, Vice Chairman Michael Reese, Linder Greathouse, and Barbara Lloyd- **ZOOM ATTENDEES:** Director Kathy Baldwin, Director Sconions, and Leviticus Henderson. **Also, in attendance:** Michael Johnson, **CRA Director**, Attorney **Jaimon Perry**; Paula Bradshaw, Accounting.

Chairman Williams called the CRA Board of Directors Meeting to order at 6:32 PM, followed by silent Prayer and the Pledge of Allegiance.

I. CALL TO ORDER VIA ZOOM CONFERENCE

II. PLEDGE OF ALLEGIANCE

III. PRESENTATIONS & AWARDS

IV. CONSENT AGENDA

V. ADMINISTRATIVE BOARD OF DIRECTORS DECISION

VIII. NEW BUSINESS ACTION ITEM

A. Approval of Resolution #2020-44 Adopting Community Policing Innovation Program. A RESOLUTION OF THE BOARD OF DIRECTORS OF THE TOWN OF EATONVILLE COMMUNITY REDEVELOPMENT AGENCY (TOECRA) AUTHORIZING THE EXECUTIVE DIRECTOR TO PREPARE AND IMPLEMENT A COMMUNITY POLICING INNOVATION PROGRAM, PROVIDING FOR CONFLICTS, SEVERABILITY AND AN EFFECTIVE DATE. **TABLED.**

B. Approval of Resolution 2020-45 Approving FY 2020 Budget Amendments. A RESOLUTION OF THE BOARD OF DIRECTORS OF THE TOWN OF EATONVILLE COMMUNITY REDEVELOPMENT AGENCY (TOECRA) ESTABLISHING BUDGET ADJUSTMENTS FISCAL YEAR 2020 ANNUAL FISCAL BUDGET, PROVIDING FOR CONFLICTS, SEVERABILITY, AND AN EFFECTIVE DATE. Motion by Director Lloyd, the motion was seconded by Vice Chairman Reese; **ROLL CALL: AYE: ALL, MOTION PASSES.**

C. Approval of Resolution #2020-46 Adopting FY 2021 Annual Budget. A RESOLUTION OF THE BOARD OF DIRECTORS OF THE TOWN OF EATONVILLE COMMUNITY REDEVELOPMENT AGENCY (TOECRA) ESTABLISHING FISCAL YEAR 2021 ANNUAL FISCAL BUDGET, PROVIDING FOR CONFLICTS, SEVERABILITY, AND AN EFFECTIVE DATE. Motion by Director Sconions, the motion was seconded by Director Baldwin; Director Henderson asked are the other programs taken out, and these are the only programs that we are doing? Chairman Williams stated No, these are the only two (2) that we have not talked about, nothing has come before the Board. Mr. Johnson stated they will be addressing the affordable housing linkage fee. As a Board are, we not offering that help, as asked by Director Henderson? Mr. Johnson replied, the Town has adopted an Affordable Housing Linkage Fee; which is a tax on all building permits; this is another revenue stream; the CRA's responsibility to that is to administrate; those resources will be shifted to a dedicated funding resource through the affordable housing linkage fee. Director Sconions asked: is the funding in the budget for the housing rehabilitation? Mr. Johnson replied, this was the purpose of doing the affordable housing linkage fee that is a dedicated funding source specifically through the affordable housing program, but it must be approved by the Town Council first; they control the funding. **NAYE: Director Henderson; AYE: Director Baldwin, Sconions, Greathouse, and Lloyd;**
MOTION PASSES.

D. Approval of Resolution #2020-47 Adopting FY 2021 Meeting Schedule. A RESOLUTION OF THE BOARD OF DIRECTORS OF THE TOWN OF EATONVILLE COMMUNITY REDEVELOPMENT AGENCY (TOECRA) ESTABLISHING FISCAL YEAR 2021 BOARD OF DIRECTORS MEETING SCHEDULE, PROVIDING FOR CONFLICTS, SEVERABILITY, AND AN EFFECTIVE DATE. Motion by Director Baldwin to approve Resolution 2020-47; the motion was seconded by Mr. Reese; Director Henderson asked the purpose of changing the scheduled meetings to quarterly? Chairman Williams replied, next year the board will focus on pursuing grant opportunities for funding on different projects that we have on the calendar; if we need to have a meeting before that time, we can call a Special Session. Director Sconions stated she does not have a problem with the quarterly meetings; but would like to add a Section four (4) in this Resolution that would state the Board be notified and given complete update within every quarter. Mr. Johnson replied that will be apart of your monthly report that you will receive, this is a part of this Resolution; but we can add this section. Director Henderson states its just not wise to have quarterly meetings. Director Sconions asked what his suggestion is. Director Henderson stated he was glad to see that the meeting was moved to another day; but we should keep the meetings on a monthly basis would be fine, this way we are not running into the overlap with the Town; so I can't support the quarterly meeting

schedule. Director Sconions states she does not have a problem with the quarterly meetings; if the board has any issues the Director will call a meeting. Director Baldwin states she would like to approve this Resolution as written for the quarterly meetings to put on her calendar; **ROLL CALL VOTE: NAYE:** Director Henderson; **AYE:** Director Sconions, Baldwin, Reese, Greathouse, and Lloyd: **MOTION PASSES.**

- E. Approval of Resolution #2020-48 Authorization of RFP for the sale and development of CRA property located at 343 & 349 East Kennedy Boulevard and 443 & 447 West Kennedy Boulevard.** A RESOLUTION OF THE BOARD OF DIRECTORS OF THE TOWN OF EATONVILLE COMMUNITY REDEVELOPMENT AGENCY (TOECRA) AUTHORIZING THE EXECUTIVE DIRECTOR TO PREPARE AND SOLICIT REQUEST FOR PROPOSALS FOR THE SALE AND REDEVELOPMENT OF PARCELS OF LAND OWNED BY TOECRA, PROVIDING FOR CONFLICTS, SEVERABILITY AND AN EFFECTIVE DATE. **PREAMBLE READ BY DIRECTOR JOHNSON:** When we looked at purchasing properties to consolidate them and put out for bid to entice more development. This is in-line with two (2) things, ; 1), pushing for more development type brick and mortar projects to happen; 2) helping with one (1) particular parcel that is in the downtown corridor. This will come back to the Board, its not an administrative decision for recommendation, the board will get all correspondence by whom they want. The parcel on the west end is on the corner of Deacon Jones and West Kennedy Blvd; these are two (2) parcels, they are 50 x 100 feet; the other parcels are directly across the street from the CRA Building that we just recently purchased. I will be putting in a RFP, there is one (1) permitted use that I am not going to allow in the RFP, that is for Daycares. Motion by Director Sconions, the motion was seconded by Director Greathouse; **ROLL CALL VOTE: AYE:** Director Baldwin, Sconions, Henderson; Greathouse, Lloyd, and Reese; **MOTION PASSES.**

VIII. BOARD OF DIRECTORS REPORT

Vice Chairman Reese- Last couple weeks, a lot of phone calls, prayers; thank everyone!

Director Baldwin- Merry Christmas to everyone, and sorry for your loss Mr. Reese.

Director Sconions- wish everyone a Merry Christmas; Mr. Reese, sorry to hear about the passing of your mother, Mr. Johnson indicated that he sent flowers; we will keep praying for you; everything will be okay, losing a mother is hard. Just for clarity on the funds received from Orange County, they actually come from the State, sent to Orange County; (TIF dollars) and then disbursed by Orange County to the Town, the Town does not give CRA any funds.

Linder Greathouse- NO REPORT

Barbara Lloyd- NO REPORT

Leviticus Henderson- Mr. Reese I do apologize, sorry for the loss of your mother, we will keep you in our Prayers. How much money do we receive from the Town and the County Mr. Johnson? The Interlocal Agreement amount is \$350,000, I cannot tell you exactly how it is broken up between the Town and Orange County; I have not received the form as of yet as stated by Mr. Johnson. I know we discussed this in the workshop, but we talked about an adjustment made to the Budget, what was the adjustment? Mr. Johnson asked Mr. Henderson if he could ask Ms. Bradshaw about this tomorrow? Mr. Henderson replied, he could come to the office at some point tomorrow.

Chairman Williams: NO REPORT

IX. ADMINISTRATIVE REPORT

Mr. Johnson- on the Tommy Dixon transaction we got everything squared away; we are moving forward getting the probate started. Attorney Noah sent an email; had to do a continuance on the deposition of Mr. Benderson regarding his lawsuit; this will probably not happen until January or February. Also, in February we will have the final hearing on the injunction we been dealing with; Mr. Mosley will continue to handle this; the hearing is scheduled for February 4, 2021 at 2:30. I appreciate the Board this year we were able to accomplish a lot, on the annual report you will see the fruits of your labor; this report will come out mid-January 2021. We are in line to have a CRA report done before March 31st, this will be the first time ever making a certified Audit. There is a letter that has been sent by Mayor Demings; statements are in the letter that we are trying to address as a team with the Town Attorney, CRA Attorney and our CPA.

ATTORNEY PERRY: everyone was sending emails earlier this afternoon from Mayor Cole; referencing an Executive Order from the Governor expiring, this would cause last months meeting not to be valid; I wasn't aware of the expiration of the Executive Order. I looked at the Executive Orders by Governor DeSantis; the initial one was in March 2020 when the pandemic started; that Order has been extended to as late as November 8, 2020. We were still under that order allowing the boards to meet via Zoom so there is no need to meet physically to have a quorum. I'm not sure of any other order that could be referenced regarding the validity of last months meeting not being valid. Mr. Johnson: for the record Attorney could you just let everyone know that nobody participated in any illegal meetings or votes. Attorney Perry stated, last month meeting was a valid meeting conducted, and noticed properly; there is no need to take any additional votes about what happen last month.

X. MOTION FOR ADJOURNMENT

Motion by Director Sconions to adjourn, the motion was seconded by Director Greathouse; AYE: ALL, MOTION PASSES. MEETING ADJOURNED AT 7:36 PM.

**Respectfully Submitted by
Cathlene Williams, Town Clerk, CMC**