



HISTORIC TOWN OF EATONVILLE, FLORIDA

REGULAR COUNCIL MEETING AGENDA

Tuesday, April 01, 2025, at 7:30 PM

Town Hall - 307 E Kennedy Blvd

Please note that the HTML versions of the agenda and agenda packet may not reflect changes or amendments made to the agenda.

I. CALL TO ORDER AND VERIFICATION OF QUORUM

II. INVOCATION AND PLEDGE OF ALLEGIANCE

III. APPROVAL OF THE AGENDA

IV. CITIZEN PARTICIPATION (Three minutes strictly enforced)

V. CONSENT AGENDA

1. Approval of Town Council Meeting Minutes 3-18-25 (**Clerk Office**)

2. Approval of the Service Contract for Waste Pro For Solid Waste Collection For The Town of Eatonville (**Administration**)

VI. COUNCIL DECISIONS

VII. REPORTS

CHIEF ADMINISTRATIVE OFFICER'S REPORT

TOWN ATTORNEY'S REPORT

TOWN COUNCIL REPORT/DISCUSSION ITEMS

MAYOR'S REPORT

VIII. ADJOURNMENT

The Town of Eatonville is subject to the Public Records Law. Under Florida law, e-mail addresses are public records. If you do not want your e-mail address released in response to a public records request, do not send electronic mail to this entity. Instead, contact this office by phone or in writing.

****PUBLIC NOTICE****

This is a Public Meeting, and the public is invited to attend. This Agenda is subject to change. Please be advised that one (1) or more Members of any of the Town's Advisory Boards/Committees may attend this Meeting and may participate in discussions. Any person who desires to appeal any decision made at this meeting will need a verbatim record of the proceedings and for this purpose may need to ensure that a verbatim record of the proceedings is made which includes the testimony and evidence upon which the appeal is to be based – per Section 286.0105 Florida Statutes. Persons with disabilities needing assistance to participate in any of these proceedings should contact the Town of Eatonville at (407) 623-8910 "at least 48 hours prior to the meeting, a written request by a physically handicapped person to attend the meeting, directed to the chairperson or director of such board, commission, agency, or authority" - per Section 286.26



HISTORIC TOWN OF EATONVILLE, FLORIDA

TOWN COUNCIL MEETING

APRIL 1, 2025, AT 7:30 PM

Cover Sheet

****NOTE**** Please do not change the formatting of this document (font style, size, paragraph spacing etc.)

ITEM TITLE: Approval of Town Council Meeting Minutes 3-18-25 (Clerk Office)

TOWN COUNCIL ACTION:

PROCLAMATIONS, AWARDS, AND PRESENTATIONS		Department: LEGISLATIVE (CLERK OFFICE)
PUBLIC HEARING 1ST / 2ND READING		Exhibits: - Council Meeting Minutes, March 18, 2025, 7:30 p.m.
CONSENT AGENDA	YES	
COUNCIL DECISION		
ADMINISTRATIVE		

REQUEST: Approval of meeting minutes for the Town Council Meeting held on the below dates:

- Council Meeting Minutes, March 18, 2025, 7:30 p.m.

SUMMARY: The Town Council Meeting was held on the 3rd Tuesday in March. Meeting Minutes were transcribed from the audio archive for approval for the public records.

RECOMMENDATION: Recommend approval of meeting minutes for the Town Council Meeting held on the below dates:

- Council Meeting Minutes, March 18, 2025, 7:30 p.m.

FISCAL & EFFICIENCY DATA: N/A



HISTORIC TOWN OF EATONVILLE, FLORIDA REGULAR COUNCIL MEETING MEETING MINUTES

Tuesday, March 18, 2025, at 7:30 PM

Town Hall – 307 E. Kennedy Blvd.

SPECIAL NOTICE: These meeting minutes are presented in an abbreviated format intended as a public record discussion of stated meeting according to the Florida’s Government-in-the-Sunshine law. Meetings are opened to the public, noticed within reasonable advance notice, and transcribed into minutes for public record. ***Audio Recording are available through the Town’s website on the Council Agenda Page.*

CALL TO ORDER AND VERIFICATION OF QUORUM:

Mayor Gardner called the meeting to order at 7:31 p.m. and a quorum was established by Mrs. King.

PRESENT: (5), Mayor Angie Gardner, Vice Mayor Theo Washington, Councilman Rodney Daniels, Councilwoman Wanda Randolph, Councilman Tarus Mack

STAFF: (4) Demetrius Pressley, **Chief Administrator Officer**, Veronica King, **Town Clerk**, Ryan Knight, **Town Attorney**, Lt. Felicita Hernandez, **EPD**, Michael Johnson, **CRA Executive Director** (Invited to speak to Item #4 (Rename of Park))

INVOCATION AND PLEDGE OF ALLEGIANCE:

Invocation through a moment of silence led by Mayor Gardner followed by the Pledge of Allegiance.

APPROVAL OF THE AGENDA: Mayor Gardner Motions to APPROVE the meeting agenda with amendments adding Resolution 2025-6 (Walk on item: Acquisition of Property located at 140 S. West Street) to Council Decision; **Moved by** Councilwoman Randolph; **Second by** Councilman Mack; **AYE: ALL, MOTION PASSES.**

CITIZEN PARTICIPATION – (2)

Angela Johnson – Question: if ask to approve moving money from one budget line to another, and it is denied, is it a right to spend the money off the budget line or is it insubordination with grounds of termination, is it legal, it is policy violation (out of the town’s purchasing policy guidelines), request clarification to the residence; there is not clear budget information, did a public record request asking for copies of bank reconciliations for CRA (getting kick back charging \$120 for information that should be readily available to residents), recommend further consideration since there is no copy of the budget or account information for the CRA; want to spend \$650,000, appears that the CRA bank account has an estimated amount of \$1.4 million as of today; how many properties does the CRA have that they have not developed (since 1997); how will the upkeep and maintenance of this building be done (how will town cover those costs); doo you need a feasibility study before you make the purchase.

Ryan Novak – Will be at Elizabeth Park on Saturday between the hours of 10 AM and approximately 1:00 PM and want to invite anyone that wants to come out to learn and play pickleball, acknowledged the newly painted courts for pickleball, will put up the net and bring all equipment.

PUBLIC HEARING: Second Reading of Ordinance 2025-2- Designation of an Official Town Seal for the Town of Eatonville. (Preamble Read) Citizen Comments: None. **Mayor Gardner Motions to APPROVE Second Reading of Ordinance 2025-2- Designation of an Official Town Seal for the Town of Eatonville; **Moved by** Councilwoman Randolph; **Second by** Councilman Mack; **AYE: ALL; MOTION PASSES. Council Comments:** None**

APPROVAL CONSENT AGENDA: Mayor Gardner Motions to APPROVE the Consent Agenda; approving Town Council Meeting Minutes for 3-4-25, the First Amendment of the Memorandum of Understanding related to the Orange County Intergovernmental Radio System Encryption Key, and Approval of the 1887 Juneteenth Celebrations MOU; **Moved by** Vice Mayor Washington; **Second by** Councilman Mack; **AYE: ALL, MOTION PASSES.**

COUNCIL DECISIONS:

Approval of Resolution 2025-5 Renaming the TOE Town Hall Park to Eatonville Legacy Park - (Preamble Read) **Mayor Gardner Motions to APPROVE** Resolution 2025-5 Renaming the TOE Town Hall to Eatonville Legacy Park; **Moved by** Councilwoman Randolph; **Second by** Councilman Mack; **Discussions/Comments:** Mr. Johnson provided an introduction to renaming the park, would create a permanent cultural tourism site, is a public arts project, there are 21 columns that will have 21 head busts and 12 benches, working on quotes to submit in a grant application, the renaming will open up opportunities to seek funding, recommendations for the bronze head busts are to include the 27 founders who signed the charter or the 16 mayors (a mayor may get overlooked), would like to ensure community engagement (community workshop); this concept was discussed in a previous administration but nothing never came of it; suggested replacing the water ball with something honoring the 27 founders; the first step is to name the park in order to seek funding; plaques can also be placed under the I-4 over pass; **(Previous Motions RESCINDED)** **Mayor Gardner Motions to APPROVE** Resolution 2025-5 **with amendments** renaming the TOE Town Hall to Eatonville Legacy Park; **Moved by** Vice Mayor Washington; **Second by** Councilman Daniels; **AYE: ALL, MOTION PASSES.** **Amendment:** Resolution 2025-5 was amended by removing text from the preamble and was read with the changes: *A resolution of the town of Eatonville town council renaming the town hall park to the Eatonville legacy park honoring notable influential figures who contributed to town of Eatonville, providing for conflict, severability and effective date.*

(WALK ON ITEM) Approval of Resolution 2025-6 Authorizing the Community Redevelopment Agency to complete the Acquisition of Property located at 140 S. West Street - (Preamble Read) **Mayor Gardner Motions to APPROVE** Resolution 2025-6 Authorizing the Community Redevelopment Agency to complete the Acquisition of Property located at 140 S. West Street; **Moved by** Councilman Mack; **Second by** Vice Mayor Washington; **Discussions/Comments:** recommend bringing item back as a workshop, need more information, need to see the budget; funds are available for the purchase, the executive director met with three of five of the council members to discuss this purchase; the CRA should be the biggest landowner in the town; want the contract (under Additional Terms and Conditions) to address that the property is vacant upon closing, do not want to vote until an appraisal has been completed. **(Mayor Gardner Motions calls for the question; AYE:** Mayor Gardner, Vice Mayor Washington, Councilman Tarus Mack; **NAYE:** Councilman Rodney Daniels, Councilwoman Wanda Randolph; **MOTION PASSES.**

REPORTS:

CHIEF ADMINISTRATIVE OFFICER: Demetrius Pressley – (Updates) master meeting took place; had a pre-award tech workshop for the CDBG, the next phase of funding for the public facilities and public projects; looking at doing a right of way analysis for the plans for sidewalks, roadways, and curbing signage; met with the county administrator and roads/streets department about additional sidewalks on the west side of Kennedy Blvd. (currently reviewing and county will be adding additional sidewalks; the west Kennedy project from All American Boulevard to West Kennedy up until Kingston is set to go out for procurement next month, construction is due to start January 2026; recreation department basket team played last month (the bobcats), had a barbeque for the team; seniors program is going well, not cost and soliciting more seniors who would like to be apart; 43% of the homes have completed the Duke Energy home saving program (about 400 homes), receive a monthly report from Duke Energy; the housing fair is taking place Saturday, May 22nd from 10am –1pm; code enforcement has 132 violations in which 127 have been cited, working on the next set hearings;

the impact fee study for water and sewer is taking place over the next few weeks, looking at four months for completion; the 2024 audit is expected to be done the 1st of April; strategic planning is scheduled for the second meeting in April 15th about 5:15pm prior to the Council workshop, will discuss budgetary items, personnel, future buildings, projects, CPI along with the operating budget for the next fiscal year; the stormwater sufficiency study plan is underway, analyzing all properties approved by counsel; the dog leash ordinance is with legal looking to have the amended document with first and second hearings at the next meetings; water billing (new water rates) are out, businesses have been impacted, public works and utility billing will have a meeting with the business and send out a letter to address significant increases, the old bills were based off an estimated read because there were no working meters, the new meters (there are about ten large commercial meters left to be done) provide actual reading and the new rates, rates are going to adjust based off the consumption; very close to approaching a lease purchase on the Hungerford property; met with Axis Realty about consultation and support for the town (under legal review); there will be a press release on March 28 at 10am (at town hall) for the State Revolving Fund highlighting a significant opportunity in rebuilding the town's water and sewer infrastructure; working with HR on the current benefits package and what will be the best option for the town; the lines of credit for the town have insufficiencies with the current banking financial institute, met with them and Seacoast Bank and potentially one more to meet with, from there will seek the necessary path determined at the pleasure of the mayor and council, speaking with legal to determine if a RFP is required or if the town's financial policy would be sufficient; will be out of office the next three days for spring break with family (available by email); will follow up with Councilwoman Randolph on the inconsistencies in the utility tax.

ATTORNEY: Ryan Knight – No Report.

MAYOR'S REPORT - Mayor Angie Gardner – will be asking to do a resolution that affects council when there is disrespect, the gavel has been used and it has been ignored; piano day at the library was calming and would be a nice event for the town (low attendance); the authorization of the 140 South West Street property should be returned to the turn just like any other historical place or piece of land being restored to the town, it is a significant tenant in the historic history; thanks to Mr. Pressley and staff.

TOWN COUNCIL REPORT -

Vice Mayor Theo Washington – Condolences to the Curry family and Charlotte Blue Family; want to ensure everyone is online getting water from the water building/system, consider doing an audit on the water system and as well as the garbage cans, do not need to miss anyone to ensure that every dollar is coming to the town; if you going to fight for the town, fight for everything not just certain things;

Councilman Tarus Mack – appreciate everyone for engaging with the town's business; thanks to waste pro for great job; condolences to the Curry and Blue Family; acknowledged the staff (department heads) for the work that is being done; looking forward to the upcoming budget year to compensate those who are deserving; want to move forward with the dog lease ordinance (currently have orange county ordinance until an ordinance is put in place for the town); thanks to Seacoast for wonderful presentation, need to save money and gain more money for the town, may need to switch venues (banking) if needed; request to reach out to Mr. Manning for an monthly update on the HostDime project; pertaining to the OCSP (Hungerford Property) need a strategic plan; inquired about new lawsuits (none); looking forward to the bike ride on April 5th with Ms. Bentley and her team; expressed that the council will not always agree; for the first time the CAO, the executive director of CRA, public works director, the recreation director, planner, and finance director are working together collectively, council depend on the administration under the leadership of Mayor Gardner; acknowledged the Juneteenth Committee for the things they are doing; trying to establish businesses in Eatonville and continue building that reputation that make people want to come and bring their business to Eatonville.

Councilman Rodney Daniels – In order to receive respect, you have to give it, must have decorum, having a behavior that keeps with good taste, to call fellow council member a crook is unacceptable, the gavel is needed

for a reason, in Roberts rules the gavel is to start and end meeting, settle disputes, or let someone know when they are wrong; will do the right thing and continue to fight for this community, have seen the progress from where we have come from and where we going and will continue to fight for the injustices through the board; every department need a backup; request for information on the multipurpose sports facility mentioned at the mayor’s state of the union; pray for the Curry and Blue family.

Councilwoman Wanda Randolph – The formal Mayor and Council member Ms. Ada Sim passed away on last Friday, the wake will take place on the 28th and the service to be held on Saturday the 29th located at the Hope Church over in Orlando, will provide more information as received (Mitchell’s funeral Home has the body); will be great effort in the community overall for the home assistance program, need 25 homes to participate; was on a webinar for the legislative action days, the governor is trying to implement the DOGE, looking at finances on all levels, including the county and the local government, will be changes on the local business tax along with other guidelines, proposed changes for the CRA, and no tax property taxes in Florida; new plumbing company in the community (Drain Daddy, west end in the commerce building), they sent notification was sent to the town; for tourism, there needs to be a pamphlet from the town of Eatonville about Eatonville and the municipality; need clarity and want to understand how the procedures work on the agenda, when a discussion is a discussion, a council decision, the consent agenda, workshop items that goes to consent or council decision; Founder’s Day is coming in August, would like to submit an item for the committee (will share ideas and suggestions with Mr. Pressley); condolences to the Curry family.

ADDITIONAL COMMENTS:

Mayor Angie Gardner: Since election in 2022, have discussed a multi-sport complex on the 17 acres (west end) that should be competitive, stated that it should be funded through the same sources that other agencies have received funding through, even philanthropic.

ADJOURNMENT Mayor Gardner Motions for Adjournment of Meeting; **Moved** by Councilman Mack; **Second** by Councilwoman Randolph; **AYE: ALL, MOTION PASSES. Meeting Adjourned at 8:39pm.**

Respectfully Submitted by:

APPROVED

Veronica L King, Town Clerk

Angie Gardner, Mayor



HISTORIC TOWN OF EATONVILLE, FLORIDA

TOWN COUNCIL MEETING

APRIL 1, 2025, AT 7:30 PM

Cover Sheet

****NOTE**** Please do not change the formatting of this document (font style, size, paragraph spacing etc.)

ITEM TITLE: Approval of Service Contract for Waste Pro For Solid Waste Collection For The Town of Eatonville (**Administration**)

TOWN COUNCIL ACTION:

PROCLAMATIONS, AWARDS, AND PRESENTATIONS		Department: ADMINISTRATION
PUBLIC HEARING 1ST / 2ND READING		Exhibits: <ul style="list-style-type: none"> • Contract Service Agreement (Refer to Workshop Documents) • Waste Pro Exhibit 1-13 (Refer to Workshop Documents)
CONSENT AGENDA	YES	
COUNCIL DECISION		
ADMINISTRATIVE		

REQUEST: The administration is requesting Town Council approval of a contractual agreement between the Town of Eatonville and Waste Pro, Inc. to perform Solid Waste Collection Services.

SUMMARY: The hauling contractor service agreement will provide the Town with comprehensive Solid Waste Collection Services with an overall quality exceeding the performance and cost of current services. Waste Pro will enter into a Solid Waste Collection Services Contract, hereafter referred to as the Contract, to provide residential and commercial solid waste collection services for a period of five (7) years plus, beginning on _____, 2025 and ending on _____, 2032, with an option to renew for additional five-year terms.

RECOMMENDATION: The Administration is recommending the Town Council approve the contractual service agreement with Waste Pro USA, for Solid Waste Collection Services.

FISCAL & EFFICIENCY DATA: Fund allocation in current budget line item: 400-0536-536-3400.