

TOWN COUNCIL  
REGULAR MEETING  
MINUTES  
November 15, 2022

**PRESENT:** Mayor Angie Gardner, Vice Mayor Rodney Daniels, Councilman Marlin Daniels, Councilwoman Wanda Randolph, and Councilman Theo Washington. **STAFF:** Jacob Schumer, **Town Attorney**, Veronica King, **Town Clerk**, Joseph Jenkins, **Deputy Chief**, and Katrina Gibson, **Finance Director**, Albert English, **Public Works Director** (*NOT PRESENT: Cathlene Williams, Interim Chief Administrative Officer*)

**CALL TO ORDER & VERIFICATION OF QUORUM**

Mayor Gardner called meeting to order at 7:30pm with a verification of quorum through Mrs. King

**INVOCATION & PLEDGE OF ALLEGIANCE**

Pastor Critton led the Prayer of Invocation, followed by the Pledge of Allegiance.

**APPROVAL OF AGENDA**

**Motion for approval of agenda;** moved by Councilman Theo Washington; second by Councilman M. Daniels with discussion. Discussion: To move item #5 to Council Decision; **amended motion second by Councilwoman Randolph AYE: ALL, MOTION PASSES.**

**PRESENTATION:** Reading of Proclamation by Town Clerk recognizing the Omega Psi Phi Fraternity Achievement. Presentation was made to representatives present; representative addressed the Council and public with gratitude receiving the proclamation (Charter Chapter within the Town since 1983). A picture was taken with the Council.

**CITIZEN PARTICIPATION - THREE (3) MINUTES STRICTLY ENFORCED.**

Mayor Gardner called for Citizen Participation; with (6) participating citizens

RYAN NOVAK – Council is not a full-time job; consider who manages the Town. A CAO id needed. Elected officials are to make decisions to advance the Town; nothing should die for a lack of second.

BRIAN MCCLAIN – Representing a Veteran’s nonprofit organization providing wraparound services for veterans and for the underserved; would like to offer services to the Town of Eatonville. Short term goal is to provide resources to the Town, establish banking with the Town’s credit union, and discuss the Town becoming the headquarters for the town; creating monetary investments through social impact channels. Organization is here to do their part. (Materials were left for the public).

GEORGE WILLIAMS – As a resident and member serving on the Planning and Zoning Board, what is being put on the land located on Kennedy Blvd; recall discussing and now housing are being built? In considering what goes on top and on the bottom of the earth; no engineer, have enough sewer and water problems and can’t stand to put anything else; this is a great concern. Requesting answer on what is being built on the property.

CRYSTAL WHITTAKER – Concerns and issues are brought to each meeting without any follow up or feedback. Requesting update on Mr. Dixon’s property and on impacts fees. We see construction not knowing what is going on with companies coming into the Town; not generating money from impact fees. Learned at the last meeting that there was a previous Special zoning that was never approved; what happened that the work began without approval? There are meetings going on about the Hungerford property and the Town id not aware; holding secret meetings that should not be done. Will not get anywhere as a Town if we do not come together.

MICHELLE FORT – Council and Mayor are for the residents. A CAO manages the day-to-day operations of the Town. Mr. Singh is more than qualified; has experience with budgets, grants, tourism, transportation. Not seconding a vote and informing residents about meetings is not progress. Not having impact fees is preventing revenue from the Town.

ANTHONY GRANT – There appears to be blurred lines between what is administration and legislative. Under the new Charter, the Mayor sets the interview process, appoints through recommendation and Council confirms the appointment of the CAO. In voting when a motion fails for a lack of a second, it is an indication that the other members do not approve which is a no. Impact Fees: with a Mileage rate of 7 mil (highest in Orange County), to access impact fees will discourage businesses from coming into the Town; affecting economic development.

**APPROVAL OF CONSENT AGENDA: (Item #5 was moved to Council Decision)**

**Motion for approval Consent Agenda;** moved by Councilman Theo Washington; second by Councilwoman Randolph; **ALL, MOTION PASSES.**

**COUNCIL DECISIONS:**

**Motion for approval of Resolution 2022-65 transferring CAO Salary from contingency to the CAO Salary Line;** moved by Councilman Theo Washington; second by Councilwoman Randolph; Discussion: Where did the \$125,000 come from; job description salary of 80,000-125,000 was approved. In the budget, \$85,000 of CAO salary was moved to contingency. Monies for positions not approved, such as the Internal Auditor were also put into contingency; those monies were available in factoring the salary for the CAO. The requested salary is not automatic and on agenda for council decision. Incentive pay is money earned and to be paid out from the administrative fee provided through grants; not coming from the ad valorem or town revenue. The Vereen Lift Station grant is the only grants currently received. If bonus is given there has to be a written agreement or general written policy per legal. **Motions stands; AYE: Gardner, Washington, Randolph; NAYE: R. Daniels, M. Daniels; MOTION PASSES.**

**Motion for approval of Resolution 2022-64 Hiring Randy Singh as Chief Administrative Officer;** moved by Councilman Theo Washington; second by Councilman M. Daniels with discussion; **Discussion:** Legal explained the term “Shall” in the Charter as the Mayor puts forth the recommendation; a “yes” is not required but Council is required to take action. Mayor Gardner wrote the resolution; it was reviewed by legal with technical changes. It is standard for legal and staff to prepare a resolution. Clarification to Section three (3) of the resolution was provided by legal as previously discussing Charter members may not be subject to the personnel manual; probation for bonuses would be six months; 90 days for discipline consistent with the personnel manual (Need further confirmation). If there is no grants, there is no payment of bonus/incentive pay. As the Town earns the CAO earns. Mr. Singh’s resume speaks to grant administration and finance. Requested and read letter of support from Brian Brooks on behalf of Mayor Demings. Mr. Singh is not only being hired for grants; there is public safety, public works, administration. The resume presents as a finance person not as a CAO. Do note see strengths in Human Resources. Candidate is qualified for the salary but track record should be established to receive up to the additional \$25,000. Who will evaluate/what evaluation system will be in place; the results of money from grants will determine whether expectations are met. Other factors like customer service, response time in addressing town matters are subjective. Do not want to see an emphasis on money to be earned through grants while other areas go neglected. The candidate need to be diverse and well rounded not focusing on grants. Consider the base pay of \$125,000 and evaluate after six month probationary period. Consideration is needed for HR services, program for employees, policies, safety, and efficiency. Consider progressive increase in the incentive pay; to start after six months not including existing grants. Reasonable consideration was given to the base pay of \$125,000 with further discussion and negotiating of the merit/incentive pay to begin in the fourth month of the probationary period. **Motion withdrawn; Motion for approval of Resolution 2022-64 Hiring Randy Singh as Chief Administrative Officer amending section three indicating that additional compensation may be received pending further negotiations with the town beginning the fourth month of the probationary period;** moved by Councilman Theo Washington; second by Councilman M. Daniels; **AYE: Gardner, Washington, Randolph, M. Daniels; NAYE: R. Daniels; MOTION PASSES.**

**INTERIM CHIEF ADMINISTRATIVE OFFICER** (Cathlene Williams not present; Report read by Mayor Gardner): Fence at water tower is being installed. There was an accident on Kennedy; drove into brick monument in front of town hall; claim and required information has been taken care of. All town dumpsters should be enclosed within 30-45 days. Drive up mailbox and Old police station is in the works. All debris from the hurricane should have been addressed by the 14<sup>th</sup>; call town hall if debris has not been picked up. Decals on public work vehicles should be completed by the end of the week. Catalina Park has “No Parking” signs in trouble areas. The food program is located at the school due to needed repairs at the Denton Johnson Center. Positions currently advertised: Chief Administrative Officer, Utility Billing Specialist, Part-time Record’s Clerk, Part-time Fiscal Coordinator, Administrative Assistant to Public Works, Administrative Permit Clerk, Code Enforcement Officer.

**LEGAL COUNSEL REPORT:** No Report

**COUNCIL REPORTS:**

**Councilwoman Wanda Randolph – Thanksgiving:** Flyers are being distributed; two events, Monday Food Drive and Wednesday Feed the People. Storm recovery has improved with the latest hurricane. Would like to know where are we with the \$5.9 mil grant? **2023 MLK** – Organizing MLK Day (Gospel Explosion) on the Sunday at the Life Center Church. **Impact Fees:** Does the county have the required study; The wastewater/sewer is waiting for the completion of the final audit with Council approval. **Public Works:** There are signs and cones in the middle of road; Mr. English stated that the cones and signs have been placed for safety purposes due to the busted waterline. **Safety:** Child was hit on his bicycle with light injuries; please ensure your children are safe. **Acknowledgments:** Bishop Cornell King’s consecration/carnation service was Saturday; it was an awesome service and special thanks to Bishop Kimble, Bishop King, and the Life Center Church for what they do. **Citizen Concerns:** Must get better at addressing issues from residents.

**Councilman Theo Washington** – A Board member who sits on a board indicating that they did not approve a project that has already begun; nor did it come before the Council is an issue. This needs to be looked into.


**Councilman Marlin Daniels – Observations:** 420 Campusview (Frazier) has water that has settled underneath the home, the Streetsweeper, Mosquito Sprayer is needed for the community, improving follow up and transparency is needed; not able to receive request information as a councilmember. Will make final attempt to receive information on how Ms. Williams is getting paid (requesting budget line and job description). Spoke with and received 2021 audit; need to start on the 2022 audit. There is a delay in getting information; requesting for Director’s to submit reports to know what is going on.

**Vice Mayor Rodney Daniels** – Thanks to former Mayor for speaking out; Council has rules. If a motion dies without a second, it does not go to the floor; if a vote is not heard, it is an automatic yes. **Veteran’s Day:** The event was cancelled by Post 51 due to the hurricane. **Public Works:** On Calhoun street, there are trees and weeds going into the street; needs follow up and addressing whether by the Town of Orange County. What took place tonight was “Progress Through Understanding”; we talk through the decision, asked questions, and we got the job done. **Infrastructure:** Would like to see money put aside to address the piping situation in the town. **Other:** Treat others with respect to gain respect. Recognizing Epilepsy Awareness Month.

**Mayor Angie Gardner** – Condolences due to gun violence. **Impact fees:** help to reduce economic burden; with a 7.2938 mileage rate and low property taxes, it balances out. The Pass-Through Ordinance is going to save the town money. The affordable housing leakage fees is another fee that ensure Developers pay .50 per square/foot. **Thanksgiving:** November 21<sup>st</sup> is the food drive initiated by Councilwoman Randolph; it is ok for someone else to give out turkeys. The Town will give 300 gift certificates to the Seniors 60 years old and above. **Acknowledgments:** Congratulations to Bishop King. **Enclave and West Kennedy Developments:** Never went through Planning and Zoning; I fought hard against this. **Responses to Concerns and Questions:** NY Nithiri

hosted through PEC has been having meetings to learn more about the Hungerford project and the process. The \$5.9 grant is a process and currently in the procurement process. Consideration of the Streetsweeper has been discussed with Public Works. (Councilwoman Washington) It is ok for businesses to do what was done through the Enclave and West Kennedy Developments; No, any quasi-judicial/land development project has to have an order issued approving or denying with conditions; the Enclave development agreement was approved in March by the Council. Having a secret meeting with an applicant can create presumption that can impact the proceedings; when all information is disclosed makes the presumption go away per legal. There is a 30-day period to challenge from the date of approval. Enclave had improper permits that had to be redone.

**ADJOURNMENT:** Motion to adjourn, moved by Councilman Washington; seconded by Councilwoman Randolph; **AYE: ALL, MOTION PASSES. MEETING ADJOURNED** at: 9:23PM.

Respectfully Submitted by:  
  
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Veronica L King, Town Clerk

APPROVED  
  
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Angie Gardner, Mayor