



HISTORIC TOWN OF EATONVILLE, FLORIDA

SPECIAL SESSION CRA MEETING

AUGUST 5, 2025, AT 5:00 PM

Cover Sheet

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

ITEM TITLE: Approval of Resolution # CRA-R-2025-29 Authorizing the Purchase of Property Located at 20 People Street (**Administration**)

COMMUNITY REDEVELOPMENT ACTION:

CRA DECISION	YES	Department:
CONSENT AGENDA		Exhibits: <ul style="list-style-type: none">• Resolution CRA-R-2025-29• “As Is” Residential Sale and Purchase Contract• Comparable Sales• Property Record• Lot Layout• Plat Map
NEW BUSINESS	YES	
ADMINISTRATIVE	YES	
CRA DISCUSSION		

REQUEST: Request that the TOECRA BOD Approve Resolution # CRA-R-2025-29 Authorizing the Purchase of Property Located at 20 People Street.

SUMMARY: The TOE CRA Executive Director is requesting that the Board of Directors authorize the purchase of 20 People St. for \$250,000.00. Staff have included the Purchase Contract. This contract is subject to appraisal. By acquiring this property allow for potential uses such municipal parking and other future commercial uses.

RECOMMENDATION: Recommend that the TOECRA BOD Approve Resolution # CRA-R-2025-29 Authorizing the Purchase of Property Located at 20 People Street.

FISCAL & EFFICIENCY DATA: Expenditure of \$250,000.00 from TOE CRA Trust Fund

RESOLUTION # CRA-R-2025-29

A RESOLUTION OF THE BOARD OF DIRECTORS OF THE TOWN OF EATONVILLE COMMUNITY REDEVELOPMENT AGENCY (TOECRA) BOARD OF DIRECTORS AUTHORIZING THE PURCHASE OF PROPERTY LOCATED AT 20 PEOPLE STREET, EATONVILLE, FLORIDA 32751; PROVIDING FOR CONFLICTS, SEVERABILITY, AND AN EFFECTIVE DATE.

WHEREAS the members of the governing body and two (2) additional members from the taxing authorities serve as Directors of the Agency; and

WHEREAS, such members constitute the head of a legal entity, separate, distinct, and independent from the governing board of the County and Municipality; and

WHEREAS the TOECRA Board of Directors seeks to acquire property located at 20 People St. whose parcel I.D. is (36-21-29-1352-10-000) and legal description is CLARKS ADDITION TO MAITLAND A/133 ALL BLK 10 (LESS LOTS 7 & 8 & N 12 FT LOT 6); and

WHEREAS the TOECRA Board of Directors authorize the Executive Director to acquire 20 People St. subject to clear title, subject to appraisal; and

NOW THEREFORE BE IT RESOLVED BY THE TOWN OF EATONVILLE COMMUNITY REDEVELOPMENT AGENCY OF EATONVILLE, FLORIDA,

SECTION ONE: BACKGROUND: The Town of Eatonville Town Council has approved for the TOE CRA entered into a purchase contract for 20 People St., Eatonville, FL 32751 and authorizes the closing of such purchase with the terms as listed within the purchase contract. Seller desires to sale such property to the TOE CRA for the cash amount of \$250,000.00.

SECTION TWO: PURPOSE: Florida Statute Chapter 163.370 (c) To undertake and carry out community redevelopment and related activities within the community redevelopment area, which may include:

1. Acquisition of property within a slum area or a blighted area by purchase, lease, option, gift, grant, bequest, devise, or other voluntary method of acquisition.
4. Disposition of any property acquired in the community redevelopment area at its fair value as provided in s. [163.380](#) for uses in accordance with the community redevelopment plan.
6. Acquisition by purchase, lease, option, gift, grant, bequest, devise, or other voluntary method of acquisition of real property in the community redevelopment area

which, under the community redevelopment plan, is to be repaired or rehabilitated for dwelling use or related facilities, repair or rehabilitation of the structures for guidance purposes, and resale of the property.

7. Acquisition by purchase, lease, option, gift, grant, bequest, devise, or other voluntary method of acquisition of any other real property in the community redevelopment area when necessary to eliminate unhealthful, unsanitary, or unsafe conditions; lessen density; eliminate obsolete or other uses detrimental to the public welfare; or otherwise, to remove or prevent the spread of blight or deterioration or to provide land for needed public facilities.

SECTION THREE: CONFLICTS: All Resolution or parts of Resolutions in conflict with any other Resolution or any of the provisions of this Resolution are hereby repealed.

SECTION FOUR: SEVERABILITY: If any section or portion of a section of this Resolution is found to be invalid, unlawful or unconstitutional it shall not be held to invalidate or impair the validity, force or effect of any other section or part of this Resolution.

EFFECTIVE DATE: This Resolution shall become effective immediately upon passage and adoption.

PASSED AND ADOPTED this 5TH day of AUGUST 2025.

ATTEST:

Veronica L. King, Town Clerk

Angie Gardner, Chairwoman