



Ocala

City Council

Synopsis

110 SE Watula Avenue
Ocala, FL 34471

www.ocalafl.gov

Tuesday, June 3, 2025

4:00 PM

1. Call to Order

2. Roll Call

Present: Mayor Ben Marciano
Pro Tem Ire J. Bethea Sr
Council Member James P. Hilty Sr
Council Member Barry Mansfield
Council Member Jay A. Musleh
Council President Kristen M. Dreyer

2a. New Employees

- Clay Surdam, Electric
- Walter Norris, Electric

3. Public Notice

- **Public Notice for the June 3, 2025 City Council Regular Meeting was posted on May 16, 2025**

4. Proclamations and Awards

5. Presentations

- 5a.** Presentation of the Key to the City to Director of City Projects Tye Chighizola in recognition of 36 years of service to the City of Ocala

6. Consent Agenda

Consent Agenda items are considered to be routine and will be enacted by one roll call vote. There will be no separate discussion of these items unless members of Council or the public request specific items to be removed for separate discussion and action.

RESULT: APPROVED THE CONSENT AGENDA

MOVER: James P. Hilty Sr

SECONDER: Ire J. Bethea Sr

AYE: Bethea Sr, Hilty Sr, Mansfield, Musleh, and Dreyer

- 6a.** Approve additional expenditures under the Agreement for Consignment Agricultural and Landscaping Parts Inventory Services with EFE, Inc., for an increased aggregate expenditure amount of \$75,000

Presentation By: John King

- 6b.** Approve an Encroachment Easement from the City of Ocala to Dixie Investments, Inc., associated with Parcel #22621-000-00 and NW 18th Avenue
Presentation By: Stephanie Galarza
- 6c.** Approve award of the contract for rehabilitation of the Preston residence located at 2220 NW 18th St. to D&S Development, LLC, for a total project cost not to exceed \$51,300
Presentation By: James Haynes
- 6d.** Approve the Winding Oaks Commercial Phase 3 Conceptual Subdivision Plan (SUB25-0008)
Presentation By: Aubrey Hale
- 6e.** Approve the Market Street at Heathbrook, (HB) Lot 1 Replat Final Plat (SUB23-45407)
Presentation By: Aubrey Hale
- 6f.** Approve City Council Work Session minutes from April 29, 2025
Presentation By: Angel Jacobs
- 6g.** Approve City Council meeting minutes from May 20, 2025
Presentation By: Angel Jacobs

7. Consent Agenda Items Held for Discussion

Should any items be removed from the Consent Agenda for discussion, they will be discussed at this time.

8. Introduction and First Readings of Ordinances

(Second and Final Reading - June 17, 2025)

- 8a.** Introduce Ordinance 2025-25 Repeal of Ordinance Sec. 70-371. Fluoridation

Introduced By: Ire J. Bethea Sr

- 8b.** Introduce Ordinance 2025-26 concerning Chapter 70 of the Code of Ordinances to amend Sections/Subsections 70-301(d)(4), 70-321(b), 70-391, 70-411(a), 70-413, 70-414, 70-417(b) and (c), and adding Sections/Subsections 70-301(d)(5), 70-418 and 70-419

Introduced By: James P. Hilty Sr

- 8c.** Introduce Ordinance 2025-27 and open a public hearing to adjust the water and sewer impact fees under Chapter 70 Article V, Division 2. Section 70-502

Introduced By: Barry Mansfield

- 8d.** Introduce Ordinance 2025-28 to rezone from B-2, Community Business, to B-4, General Business for property located at 2206 SW 10th Road (Parcel 23536-000-00), approximately 0.53 acres. (Case ZON25-0005) (Quasi-Judicial)

Introduced By: Jay A. Musleh

- 8e.** Introduce Ordinance 2024-29 to change the Future Land Use designation on approximately 0.78 acres for property located in the 1900 block of NE 49th Avenue (Parcels 2735-006-017 and 2735-009-002) from Neighborhood to Low Intensity (Case LUC23-45427) (Quasi-Judicial)

Introduced By: Ire J. Bethea Sr

- 8f.** Introduce Ordinance 2025-30 to rezone approximately 6.83 acres for property located at the southwestern corner of the intersection at NE 49th Avenue and E Silver Springs Boulevard (Parcel 2735-000-002, 2735-009-001, 2735-009-002, 2735-006-017, and a portion of parcel 27028-004-03) from PD, Planned Development, R-1, Single-Family Residential, & B-2, Community Business, to PD, Planned Development (Case PD23-45431) (Quasi-Judicial)

Introduced By: James P. Hilty Sr

- 8g.** Introduce Ordinance 2025-31 to rezone approximately 0.59 acres for property located at the southwestern corner of the intersection at NE 49th Avenue and E Silver Springs Boulevard (a portion of 2735-000-002) from PD, Planned Development, to B-2, Community Business (Case ZON23-45419) (Quasi-Judicial)

Introduced By: Barry Mansfield

9. Public Hearings / Second and Final Readings / Adoption of Ordinances

10. General Business

- 10a.** Approve a quit claim deed from the City of Ocala to Episcopal Children's Services (ECS) for property located at 1701 NW 10th Street

Presentation By: Tye Chighizola

RESULT: APPROVED

MOVER: Ire J. Bethea Sr

SECONDER: James P. Hilty Sr

AYE: Bethea Sr, Hilty Sr, Mansfield, Musleh, and Dreyer

- 10b.** Approve Task Work Order #7 with GAI Consultants, Inc., engineering services related to the Shaw Substation TX #4 in the amount of \$264,234

Presentation By: Doug Peebles

RESULT: APPROVED

MOVER: James P. Hilty Sr

SECONDER: Barry Mansfield

AYE: Bethea Sr, Hilty Sr, Mansfield, Musleh, and Dreyer

- 10c.** Adopt Resolution 2025-27 to accept Volkswagen Environmental Mitigation Trust Fund Grant Agreement VW305 between the Florida Department of Environmental Protection and the City of Ocala for funding to be used toward the purchase of an Electric Transit Bus in the amount of \$300,000
- Presentation By: Tom Duncan
- RESULT:** ADOPTED
- MOVER:** Barry Mansfield
- SECONDER:** James P. Hilty Sr
- AYE:** Bethea Sr, Hilty Sr, Mansfield, Musleh, and Dreyer
- 10d.** Adopt Budget Resolution 2025-157 amending the Fiscal Year 2024-25 budget to appropriate Volkswagen Environmental Mitigation Trust funds from the Florida Department of Environmental Protection in the amount of \$300,000
- Presentation By: Tom Duncan
- RESULT:** ADOPTED
- MOVER:** James P. Hilty Sr
- SECONDER:** Jay A. Musleh
- AYE:** Bethea Sr, Hilty Sr, Mansfield, Musleh, and Dreyer
- 10e.** Approve Task Work Order No. 25-02 with Infrastructure Consulting & Engineering, PLLC, to provide design services for the Taxiway-C, C1 and C3 Project in the amount of \$319,044
- Presentation By: Michael Baker
- RESULT:** APPROVED
- MOVER:** Ire J. Bethea Sr
- SECONDER:** Jay A. Musleh
- AYE:** Bethea Sr, Hilty Sr, Mansfield, Musleh, and Dreyer
- 10f.** Approve the award of the contract for the provision of air traffic control tower backup weather equipment for Ocala International Airport to Wolen, LLC, in the amount of \$90,914
- Presentation By: Michael Baker
- RESULT:** APPROVED
- MOVER:** James P. Hilty Sr
- SECONDER:** Barry Mansfield
- AYE:** Bethea Sr, Hilty Sr, Mansfield, Musleh, and Dreyer

- 10g.** Approve three-year contract with Aquasol Commercial Chemical, Inc., d/b/a Poolsure for pool chemical supply and delivery in the amount of \$120,000

Presentation By: John Spencer

RESULT: APPROVED

MOVER: Ire J. Bethea Sr

SECONDER: Jay A. Musleh

AYE: Bethea Sr, Hilty Sr, Mansfield, Musleh, and Dreyer

- 10h.** Approve the utilization of a Florida Sheriff's Association cooperative purchasing agreement for the purchase of an International HX620 Tractor in the amount of \$186,516

Presentation By: Liza Warmuth

RESULT: APPROVED

MOVER: Jay A. Musleh

SECONDER: Barry Mansfield

AYE: Bethea Sr, Hilty Sr, Mansfield, Musleh, and Dreyer

- 10i.** Adopt Budget Resolution 2025-158 amending the Fiscal Year 2024-25 budget to appropriate funds for the purchase of an International HX620 Tractor in the amount of \$186,516

Presentation By: Liza Warmuth

RESULT: ADOPTED

MOVER: Ire J. Bethea Sr

SECONDER: James P. Hilty Sr

AYE: Bethea Sr, Hilty Sr, Mansfield, Musleh, and Dreyer

- 10j.** Approve the City's letter of support for the Florida Housing Corporation's Request for Applications (RFA) process for competitive 9 percent tax credits

Presentation By: James Haynes

Amended Motion: Approve the City's letter of support of the Madison Oaks East Project for the Florida Housing Corporation's Request for Applications (RFA) process for competitive 9 percent tax credits

RESULT: APPROVED

MOVER: James P. Hilty Sr

SECONDER: Barry Mansfield

AYE: Bethea Sr, Hilty Sr, Mansfield, Musleh, and Dreyer

- 10k.** Adopt Resolution 2025-28 accepting Public Transportation Grant Agreement FM#438477-1-94-01 with the Florida Department of Transportation for Taxiway C construction funds in the amount of \$600,000

Presentation By: Michael Baker

RESULT: ADOPTED

MOVER: Barry Mansfield

SECONDER: Jay A. Musleh

AYE: Bethea Sr, Hilty Sr, Mansfield, Musleh, and Dreyer

11. Internal Auditor's Report

12. City Manager's Report

- City Council Special Meeting scheduled for Thursday, September 11, 2025, at 5:00 pm on the topic of the Fire Assessment for FY25/26
- Individual budget review meetings to be scheduled with Council members
- EMS Impact Fee Public Hearing Update
- Tye Chighizola's retirement reception is scheduled for Friday, June 20, 2025, from 5:00 pm to 7:00 pm, location Marion Theater

13. Ocala Police Department Report

- Overview of Crime and Traffic Stops

14. Ocala Fire Rescue Department Report

- Unit Responses
- Service calls update
- Department Highlights

15. City Attorney's Report

16. Public Comments

- Roger Johnson, Quality by Design, expressed concern regarding the health of palm trees in the City
- Dr. Johnny Johnson, Pediatric Dentist, commented on the new State law regarding the removal of fluoride from City water supply

17. Informational Items and Calendaring Items

- Tuesday, June 17, 2025 - 3:45pm - CRA Board meeting - Council Chambers
- Tuesday, June 17, 2025 - 4:00pm - City Council meeting - Council Chambers
- Thursday, June 19, 2025 - Juneteenth Day Holiday - City Offices closed
- Monday, June 23, 2025 - 3:00pm - TPO meeting - Marion County Public Library
- Tuesday, July 1, 2025 - 4:00pm - City Council meeting - Council Chambers
- Friday, July 4, 2025 - Independence Day Holiday - City Offices closed
- Tuesday, July 15, 2025 - 3:45pm - CRA Board meeting - Council Chambers
- Tuesday, July 15, 2025 - 4:00pm - City Council meeting - Council Chambers

17a. Power Cost Adjustment Report - April 2025

17b. Monthly budget to actual report and Capital Improvement Project status report as of April 30, 2025

17c. Informational item regarding the emergency payment of the price difference for offloading and field service for transformer unit in the amount of \$56,000.

18. Comments by Mayor

- SunTran tour
- Police Department recognition

19. Comments by City Council Members

- Council Member Hilty addressed funding for the Salvation Army
- Council Member Bethea recognized the Police and Fire Department for their great mentorship programs
- Council President Dreyer and Council Member Musleh thanked Tye Chighizola for his service to the City of Ocala

20. Adjournment

Adjourned at 5:44 pm