



Ocala City Council Agenda - Final

Tuesday, October 15, 2024

Meeting Information

Location

Ocala City Hall
110 SE Watula Avenue
Second Floor - Council Chambers
Ocala, Florida

<https://www.ocalafl.gov/meetings>

Time

4:00 PM

Council Members

Barry Mansfield, Council President
Kristen Dreyer, Pro Tem
Ire Bethea Sr.
James P. Hilty Sr.
Jay A. Musleh

Mayor

Ben Marciano

City Manager

Peter Lee

Mission Statement

The City of Ocala provides fiscally responsible services consistent with the community's current and future expectations.

City Council's Strategic Priorities

Priority 1: Economic hub
Priority 2: Fiscally sustainable
Priority 3: Engaged workforce
Priority 4: Operational excellence
Priority 5: Quality of place

WELCOME!

Citizens are encouraged to participate in City of Ocala meetings. Speakers wishing to provide public comments to the City Council should complete a written public comment form and shall submit said form to the City Clerk prior to the meeting being called to order. Unless otherwise permitted, no person shall be permitted to provide public comments to City Council if they have not completed and submitted a public comment card prior to the meeting being called to order. Speakers will be limited to 3 (three) minutes. Additional time may be granted by the Council President. When recognized, state name and address. Citizen groups are asked to name a spokesperson.

The City of Ocala encourages civility in public discourse and requests that speakers limit their comments to specific motions and direct their comments to the Council. Cell phones should be turned off or set to vibrate.

The order of agenda items may be changed if deemed appropriate by City Council.

Citizens are encouraged to provide comments in writing to the City Clerk before meetings for inclusion into the public record. Citizens may also provide input to council members via office visits, phone calls, letters and e-mail that will become public record. In some instances, i.e., Quasi-Judicial Hearings, these particular contacts may be prohibited.

APPEALS

Any person who desires to appeal any decision at this meeting will need a record of the proceedings and for this purpose may need to ensure that a verbatim record of the proceedings is made that includes the testimony and evidence upon which the appeal is made.

ADA COMPLIANCE

If reasonable accommodations are needed for you to participate in this meeting, please call the City Manager's Office at 352-629-8401 at least 48 hours in advance so arrangements can be made.

1. Call to Order**2. Roll Call**

- 2a. New Employees
- Keishaun Snead, Electric
 - Eric McKernan, Public Works
 - Daniel Pelletier, Public Works
 - Raymond Sandoval, Public Works
 - Dominick Walters, Public Works

3. Public Notice**4. Proclamations and Awards**

- 4a. [The Mayor's Citizen Recognition Award will be presented to Jessica Cole](#)
- b. [Mayor Ben Marciano will present the Key to the City to Mr. Frank J. DeLuca](#)
- 4c. [The Mobility Week Proclamation will be presented to Tom Duncan, Transit Administrator](#)
- 4d. [Service Award - Robyn Preston - Water Resources Department - 20 Years of Service](#)

5. Presentations**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.

- 6a. [Approve a Grant Agreement between the Florida Wildlife Corridor Foundation and the City of Ocala for a new mural on the downtown water tank in the amount of \\$15,000](#)

Presentation By: Aubrey Hale

- 6b. [Adopt Budget Resolution 2025-106 amending Fiscal Year 2024-25 budget to appropriate grant funding from the Florida Wildlife Corridor Foundation for a new mural on the downtown water tank in the amount of \\$15,000](#)

BR-2025-106

Presentation By: Aubrey Hale

- 6c. [Adopt Budget Resolution 2025-107 amending the Fiscal Year 2024-25 budget to appropriate funding donated by Fine Arts for Ocala for a new mural on the downtown water tank in the amount of \\$15,000](#)

BR-2025-107

Presentation By: Aubrey Hale

- 6d. [Approve the Ridge at Heath Brook Phase 2 Final Plat and Developer's Agreement](#)

Presentation By: Aubrey Hale

- 6e. [Approve a one-year renewal of the piggyback agreement with Precision Sidewalk Safety Corp. for the provision of concrete sidewalk trip hazard repairs with an estimated expenditure of \\$75,000](#)

Presentation By: Darren Park

- 6f. [Approve the sixth amendment to the agreement with Waste Pro of Florida, Inc. for single-stream curbside recycling for an additional contract expenditure of \\$98,782](#)

Presentation By: Darren Park

- 6g. [Adopt Budget Resolution 2025-108 amending the Fiscal Year 2024-25 budget to transfer funds from the Sanitation Reserve for Contingencies for single-stream curbside recycling in the amount of \\$98,782](#)

BR-2025-108

Presentation By: Darren Park

- 6h. [Approve award of development opportunity and an Affordable Housing Agreement to D & S Development, LLC for the construction and sale of an affordable housing unit on surplus property \(parcel ID 2260-194-007\) located in West Ocala](#)

Presentation By: James Haynes

- 6i. [Approve award of development opportunity and an Affordable Housing Agreement with D & S Development, LLC to construct and sell an affordable housing unit on surplus property \(parcel ID 2856-006-013\) located in West Ocala](#)

Presentation By: James Haynes

- 6j. [Approve award of development opportunity and an Affordable Housing Agreement with D & S Development, LLC to construct and sell an affordable housing unit on surplus property \(parcel ID 25686-001-00\) located in West Ocala](#)

Presentation By: James Haynes

- 6k. [Approve award of development opportunity and an Affordable Housing Agreement with D & S Development, LLC to construct and sell an affordable housing unit on surplus property \(parcel ID 2856-006-015\) located in West Ocala](#)

Presentation By: James Haynes

- 6l. [Adopt Resolution 2025-3 accepting the donation of two travel trailers from the Florida Division of Emergency Management](#) **RES-2025-3**

Presentation By: Clint Welborn

- 6m. [Approve a First Amendment to renew the Continuing Professional Transit Design Services with Kimley-Horn and Associates for one year not to exceed \\$90,000](#)

Presentation By: Tom Duncan

- 6n. [Approve reappointment of City Clerk, Angel Jacobs](#)

Presentation By: Christopher Watt

- 6o. [Approve reappointment of City Manager, Peter Lee](#)

Presentation By: Christopher Watt

- 6p. [Approve reappointment of City Attorney, William Sexton](#)

Presentation By: Christopher Watt

- 6q. [Approve reappointment of Police Chief, Michael Balken](#)

Presentation By: Christopher Watt

- 6r. [Approve reappointment of Internal Auditor, Randall E. Bridgeman](#)

Presentation By: Christopher Watt

- 6s. [Approve City Council meeting minutes from October 1, 2024](#)

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

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

- 9a. [Adopt Resolution 2025-4 for the downtown event zone to allow alcoholic beverage sales \(beer, wine, and liquor\) as part of the 2024 Ocala Art Festival Saturday and Sunday, October 26 and 27, 2024 \(Quasi-Judicial\)](#) **RES-2025-4**

Presentation By: Jeff Shrum

- 9b. [Adopt Ordinance 2024-29 to rezone approximately 10.02 acres for property located at the northeast and southeast corners of SW 60th Avenue and SW 43rd Street Road to PD, Planned Development \(Parcel 23833-000-01 and 23833-000-02\) \(Case PD23-45260\) \(Quasi-Judicial\) -Previously postponed from the April 16, 2024, July 16, 2024, and September 17, 2024, City Council meetings](#)

Presentation By: Endira Madraveren

Introduced by: James P. Hilty Sr

- 9c. [Adopt Resolution 2024-23 concerning a PD, Planned Development Plan, including PD standards for property located at the northeast and southeast corners of SW 60th Avenue and SW 43rd Street \(Parcel 23833-000-01 and 23833-000-02\) \(Case PD23-45260\) \(Quasi-Judicial\) - Previously postponed from the April 16, 2024, July 16, 2024, and September 17, 2024, City Council meetings](#)

Presentation By: Endira Madraveren

- 9d. [Adopt Ordinance 2025-1 to rezone approximately 4.63 acres for property located at 1712 SE Lake Weir Avenue \(Parcel 2920-010-008\) from INST, Institutional to B-2A, Limited Community Business \(Case ZON24-45752\) \(Quasi-Judicial\) - Request to postpone until November 19, 2024 City Council meeting](#)

Presentation By: Aubrey Hale

Introduced by: Jay A. Musleh

- 9e. [Adopt Ordinance 2025-2 to rezone approximately 8.85 acres of a 9.16 acre property located in the 2600 block of NE 36th Avenue \(Parcel 24241-010-00\) from M-1, Light Industrial, to M-2, Medium Industrial \(Case ZON24-45799\) \(Quasi-Judicial\)](#)

Presentation By: Endira Madraveren

Introduced by: James P. Hilty Sr

10. General Business

- 10a. [Approve a two-year contract renewal for drone show services for Fourth of July events with Sky Elements, LLC in the amount of \\$300,000](#)

Presentation By: Amy Casaletto

- 10b. [Approve the purchase of four R-Mag circuit breakers for various substations from WESCO Distribution in the amount of \\$175,397](#)

Presentation By: Doug Peebles

- 10c. [Approve three two-year renewal contracts for cemetery grounds maintenance services with Solo Cats Services, LLC, Terry Clark Services, LLC, and Rock's Handy Man and Lawn Service, LLC, with an estimated aggregate contract expenditure of \\$100,280](#)

Presentation By: Darren Park

- 10d. [Approve a one-year renewal of and additional expenditures under the agreement for as-needed electrical repair and installation services in the amount of \\$200,000](#)

Presentation By: Gary Crews

- 10e. [Approve a five-year renewal of the agreement with Fusus by Axon for hardware and software purchases in an estimated amount not to exceed \\$844,208](#)

Presentation By: Joshua Sasso

- 10f. [Approve the use of multiple cooperative purchase agreements for the purchase of 104 vehicles and equipment for various City departments in the amount of \\$8,696,281](#)

Presentation By: John King

- 10g. [Approve Affordable Housing Agreement with Gainesville Neighborhood Housing and Development Corporation, and the donation of property located at 1641 NW 4th Street \(Parcel ID: 2260-086-026\) to construct and sell an affordable housing unit in West Ocala](#)

Presentation By: James Haynes

- 10h. [Approve Affordable Housing Agreement with Gainesville Neighborhood Housing and Development Corporation, and the donation of property located at 220 NW 19th Avenue \(Parcel ID: 2260-127-002\) to construct and sell an affordable housing unit in West Ocala](#)

Presentation By: James Haynes

11. Internal Auditor's Report

12. City Manager's Report

- 12a. [Fiscal Year 2025 Strategic Initiatives Update](#)

13. Ocala Police Department Report

14. Ocala Fire Rescue Department Report

15. City Attorney's Report

- 15a.** [Approval of and authorization to execute Corrective Special Warranty Deed between the City of Ocala and Airport 7 Ocala, LLC](#)

16. Public Comments

17. Informational Items and Calendaring Items

- Tuesday, October 22, 2024 - TPO Meeting - 3:00pm, Marion County Commission Auditorium
- Tuesday, October 29, 2024 - City Council Workshop re: OFN Study results - 12:00pm, Council Chambers
- Tuesday, November 5, 2024 - City Council Meeting - 4:00pm, Council Chambers
- Monday, November 11, 2024 - Veterans Day Holiday - City Offices closed
- Tuesday, November 19, 2024 - Community Redevelopment Area Agency meeting - 3:45pm, Council Chambers
- Tuesday, November 19, 2024 - City Council Meeting - 4:00pm, Council Chambers
- Thursday, November 28 and Friday, November 29, 2024 - Thanksgiving Day Holiday - City Offices closed

- 17a.** [Executed Contracts Under \\$50,000](#)

18. Comments by Mayor

19. Comments by City Council Members

20. Adjournment