



Ocala

Community Redevelopment Area Agency Board

Minutes

110 SE Watula Avenue
Ocala, FL 34471

www.ocalafl.gov

Tuesday, June 17, 2025

3:45 PM

1. Call To Order

2. Roll Call

Present	Mayor Ben Marciano Vice Chair Ire J. Bethea Sr James P. Hilty Sr Chairperson Kristen M. Dreyer
Excused	Jay A. Musleh Barry Mansfield

Municipal Officers/Others Present: The meeting was also attended by City Manager Peter Lee, City Attorney William Sexton, Assistant City Manager Ken Whitehead, City Clerk Angel Jacobs, Fire Chief Clint Welborn, Police Chief Michael Balken, Internal Auditor Randall Bridgeman, Planning Director Aubrey Hale, Budget Director Tammi Haslam, Community Development Services Director James Haynes, City Engineer & Director of Water Resources Sean Lanier, Chief Financial Officer Janice Mitchell, Director of Public Works Darren Park, Director of Electric Utility Doug Peebles, Growth Management Director Jeff Shrum, Chief of Staff Chris Watt, Ocala Police Dept Representative, IT Representative, The Press and other interested parties.

3. Public Notice

Public Notice for the June 17, 2025 Community Redevelopment Area Agency Board Meeting was posted on June 3, 2025

4. Minutes Approval

4a. May 20, 2025 Minutes

RESULT:	APPROVED
MOVER:	James P. Hilty Sr
SECONDER:	Ire J. Bethea Sr
AYE:	Bethea Sr, Hilty Sr, and Dreyer
EXCUSED:	Musleh, and Mansfield

5. Agenda Items

5a. Approve a West Ocala Community Redevelopment Area Residential Property Improvement Grant for property located at 1117 NW 11th Avenue, in an amount not to exceed \$5,821

Presentation By: Roberto Ellis

Economic Development Manager Roberto Ellis discussed a grant application for the property located at 1117 NW 11th Avenue. The grant funds will be allocated towards improvements. The requested grant amount is \$5,821.00; staff recommends approval.

There being no further discussion the motion carried by roll call vote.

RESULT: APPROVED

MOVER: Ire J. Bethea Sr

SECONDER: James P. Hilty Sr

AYE: Bethea Sr, Hilty Sr, and Dreyer

ABSENT: Musleh, and Mansfield

- 5b.** Approve a West Ocala Community Redevelopment Agency Residential Property Improvement Grant for property located at 1338 NW 14th Avenue, in an amount not to exceed \$20,000

Presentation By: Roberto Ellis

Economic Development Manager Roberto Ellis discussed a grant application for the property located at 1338 NW 14th Avenue. The grant funds will be allocated towards improvements. The requested grant amount is \$20,000.00; staff recommends approval.

There being no further discussion the motion carried by roll call vote.

RESULT: APPROVED

MOVER: James P. Hilty Sr

SECONDER: Ire J. Bethea Sr

AYE: Bethea Sr, Hilty Sr, and Dreyer

ABSENT: Musleh, and Mansfield

- 5c.** Approve a North Magnolia Commercial Building Improvement Grant for property located at 41 NE Eighth Street, in an amount not to exceed \$17,511

Presentation By: Roberto Ellis

Economic Development Manager Roberto Ellis discussed a grant application for the property located at 41 NE Eighth Street. The grant funds will be allocated towards improvements. The requested grant amount is \$17,511.00; staff recommends approval.

There being no further discussion the motion carried by roll call vote.

RESULT: ADOPTED

MOVER: Ire J. Bethea Sr

SECONDER: James P. Hilty Sr

AYE: Bethea Sr, Hilty Sr, and Dreyer

ABSENT: Musleh, and Mansfield

- 5d.** Approve a North Magnolia Community Redevelopment Agency Commercial Building

Improvement Grant for property located at 1735 NE Jacksonville Road, in an amount not to exceed \$5,787

Presentation By: Roberto Ellis

Economic Development Manager Roberto Ellis discussed a grant application for the property located at 1735 NE Jacksonville Road. The grant funds will be allocated towards façade improvements and replace the exterior lighting. He noted the applicant, BJ Trophies, received \$1,175 in 2016 for repair and repainting of the building. A member of the North Magnolia Advisory Committee, Mr. Hershberger, represents BJ Trophies, and did not vote on this item when presented at the North Magnolia Advisory Committee meeting due to the conflict of interest. The requested grant amount is \$5,787.00; staff recommends approval.

There being no further discussion the motion carried by roll call vote.

RESULT: APPROVED

MOVER: James P. Hilty Sr

SECONDER: Ire J. Bethea Sr

AYE: Bethea Sr, Hilty Sr, and Dreyer

ABSENT: Musleh, and Mansfield

- 5e.** Approve a West Ocala Community Redevelopment Area Residential Property Improvement Grant for property located at 2405 NW Second Street, in an amount not to exceed \$10,781

Presentation By: Roberto Ellis

Economic Development Manager Roberto Ellis discussed a grant application for the property located at 2405 NW Second Street. The grant funds will be allocated towards improvements. The requested grant amount is \$10,781.00; staff recommends approval.

There being no further discussion the motion carried by roll call vote.

RESULT: APPROVED

MOVER: James P. Hilty Sr

SECONDER: Ire J. Bethea Sr

AYE: Bethea Sr, Hilty Sr, and Dreyer

ABSENT: Musleh, and Mansfield

- 5f.** Approve the appointment of Bradford Harper to the Downtown Ocala Community Redevelopment Agency Advisory Committee for an expired term ending March 1, 2029

Presentation By: Roberto Ellis

Economic Development Manager Roberto Ellis discussed the appointment of Bradford Harper to the Downtown Ocala Community Redevelopment Agency Advisory Committee with an expired term ending March 1, 2029; staff recommends approval.

There being no further discussion the motion carried by roll call vote.

RESULT: APPROVED

MOVER: James P. Hilty Sr

SECONDER: Ire J. Bethea Sr

AYE: Bethea Sr, Hilty Sr, and Dreyer

ABSENT: Musleh, and Mansfield

6. Public Comments

7. Adjournment

Adjourned at 3:52 pm

Minutes

Kristen M. Dreyer
Chairperson

Angel B. Jacobs
City Clerk