



Ocala

City Council

Minutes

110 SE Watula Avenue
Ocala, FL 34471

www.ocalafl.gov

Tuesday, May 5, 2026

4:00 PM

1. Call to Order

2. Roll Call

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

- a. New Employees
- Dustin Tygrett, Electric

3. Public Notice

4. Proclamations and Awards

- 4a.** Presentation of the Professional Municipal Clerks Week Proclamation to the City of Ocala Clerk's Office staff

Mayor Marciano proclaimed Professional Municipal Clerks Week, recognizing clerks as essential, impartial public servants who connect citizens with local government and continually improve their skills. City Clerk Angel Jacobs thanked the mayor and briefly praised her staff for their dedicated work in communications, agenda preparation, customer service, and records management.

- 4b.** Presentation of the Drinking Water Week Proclamation to Jennifer Kampwerth, Lead Operator, and Sean Lanier, Engineering and Water Resources Director

Mayor Marciano proclaimed Drinking Water Week, emphasizing the vital role of clean, reliable drinking water and the importance of protecting and conserving this resource. Lead Operator Jennifer Kampwerth thanked the city on behalf of water plant operators, expressing pride in their work and inviting the community to tour the facility.

- 4c.** Presentation of the American Wetlands Month Proclamation to Sean Lanier, Engineering and Water Resources Director, and Matthew Stanley, Water Resources Conservation Supervisor

Mayor Marciano proclaimed May 2026 as American Wetlands Month, emphasizing the vital role wetlands play in protecting water quality, supporting wildlife, preventing floods, and contributing to recreation and the local economy, with special recognition of Ocala's Wetland Recharge Park. Water Resources Conservation Supervisor Matthew Stanley thanked city leadership and noted the park filters 2.5 million gallons of water

daily, inviting the public to attend an appreciation event and visit the park.

- 4d.** Presentation of the Water Reuse Week Proclamation to William Davis, Lead Operator, Jeffery Greve, Lead Operator, and Sean Lanier, Engineering and Water Resources Director

Mayor Marciano proclaimed May 18-24, 2026, as Water Reuse Week, noting Florida's growing water needs and highlighting Ocala's production of 6.5 million gallons of reclaimed water daily for irrigation and environmental uses. Lead Operator William Davis thanked the mayor and council, expressing pride in serving the community and inviting them to see the team's work firsthand.

- 4e.** Presentation of the Motorcycle Safety Awareness Month Proclamation to ABATE of Florida, Inc., Forest Chapter of Marion County President Greg Smale

Mayor Marciano proclaimed May 2026 as Motorcycle Safety Awareness Month, emphasizing the importance of rider training, safe operation, and heightened awareness on the road due to the high number of motorcycle-related fatalities. Greg Smale thanked the city, reminding everyone that motorcycles are harder to see than cars and urging motorists to "look twice to save a life," noting that increased awareness can prevent tragedies.

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.

RESULT: APPROVED THE CONSENT AGENDA

MOVER: Jay A. Musleh

SECONDER: Kristen M. Dreyer

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

- 6a.** Agreement for Subordination of Utility Interest to the Florida Department of Transportation that encumbers parcel 13689-000-00

Presentation By: Tracy Taylor

- 6b.** Resolution 2026-16 to adopt the Agreement for Subordination of Utility Interest to the Florida Department of Transportation that encumbers parcel 13689-000-00

Presentation By: Tracy Taylor

- 6c.** Agreement for Subordination of Utility Interest to the Florida Department of Transportation that encumbers Marion County Parcels 13689-002-00 and 13539-002-00

Presentation By: Tracy Taylor

- 6d.** Resolution 2026-17 to adopt the Agreement for Subordination of Utility Interest to the Florida Department of Transportation that encumbers Marion County Parcels

13689-002-00 and 13539-002-00

Presentation By: Tracy Taylor

- 6e. Agreement for Subordination of Utility Interest to the Florida Department of Transportation that encumbers parcel 13539-002-01

Presentation By: Tracy Taylor

- 6f. Resolution 2026-18 to adopt the Agreement for Subordination of Utility Interest to the Florida Department of Transportation that encumbers parcel 13539-002-01

Presentation By: Tracy Taylor

- 6g. Agreement for Subordination of Utility Interest to the Florida Department of Transportation

Presentation By: Tracy Taylor

- 6h. Resolution 2026-19 to adopt the Agreement for Subordination of Utility Interest to the Florida Department of Transportation

Presentation By: Tracy Taylor

- 6i. Agreement for Subordination of Utility Interest to the Florida Department of Transportation

Presentation By: Tracy Taylor

- 6j. Resolution 2026-20 to adopt the Agreement for Subordination of Utility Interest to the Florida Department of Transportation

Presentation By: Tracy Taylor

- 6k. Agreement for Subordination of Utility Interest to the Florida Department of Transportation that encumbers parcel 13539-001-00

Presentation By: Tracy Taylor

- 6l. Resolution 2026-21 to adopt the Agreement for Subordination of Utility Interest to the Florida Department of Transportation that encumbers parcel 13539-001-00

Presentation By: Tracy Taylor

- 6m. Budget Resolution 2026-137 to amend the Fiscal Year 2025-26 budget to transfer funds from the General Liability Claims fund for the purchase of one replacement vehicle for the Water Resources Department in the amount of \$19,327

Presentation By: John King

- 6n. Utilization of Sourcewell cooperative agreement with National Auto Fleet Group for the purchase of one replacement vehicle for the Water Resources Department in the amount of \$33,753

Presentation By: John King

- 6o. Additional expenditures under the cooperative purchasing agreement with GeoGraph Technologies, LLC, for Conversion of ArcFM Data to CrescentLink-Compatible Geodatabase with an aggregate expenditure of \$87,600

Presentation By: Kenneth Jamerson

- 6p.** Budget Resolution 2026-138 to amend the Fiscal Year 2025-26 budget to accept a donation from Walmart in the amount of \$5,000

Presentation By: Michael Balken

- 6q. See item 7.

- 6r.** First amendments for one-year renewal of contracts with Crowder-Gulf Joint Venture, Inc., primary, and D & J Enterprises, Inc, secondary, for emergency debris removal services

Presentation By: Darren Park

- 6s.** First Amendments for one-year renewal of contracts with Thompson Consulting Services, LLC, primary, and Tetra Tech, Inc., secondary, for emergency debris removal monitoring services

Presentation By: Darren Park

- 6t.** Appointment of Mary Ann Hamrick to the Recreation Commission for an unexpired three-year term ending March 1, 2028, and John McLeod for an unexpired three-year term ending March 1, 2029

Presentation By: Angel Jacobs

- 6u.** Appointment of Gloria Robeson to the West Ocala CRA Committee for the remainder of a four-year term ending March 1, 2028, and Jamie Gilmore to the West Ocala CRA Committee for the remainder of a four-year term ending March 1, 2029

Presentation By: Angel Jacobs

- 6v.** City Council meeting minutes

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.

discussion on item 6q.

Musleh questioned the need for four round abouts. non-city tax money is used. just seems over kill. doesn't mind the improvements.

Hilty commented on the fire station in the area and expressed concerns of navigation around the round abouts.

President Bethea commented four round abouts seem excessive.

Dreyer stated the road is too big and something needs to be done. Speed is a concern on the road.

- 6q.** Task Work Order No. 55 with Kimley-Horn and Associates, Inc. for the provision of professional engineering services related to the NE Eighth Avenue Roadway Improvement project in the amount of \$62,703

Presentation By: Sean Lanier

City Manager Pete Lee introduced the topic by asking City Engineer Sean Lanier to explain the roadway project and why its design now needed updates. Mr. Lanier explained that the design was completed and approved in 2022, but FDOT is now requesting the project documents be updated to meet current standards.

Council Pro Tem Musleh questioned how the project expanded from one roundabout to four within roughly a mile of roadway, saying it seemed excessive even with federal funding. Council Member Hilty added concerns about the fire station and police substation located mid-corridor and questioned whether emergency vehicles could safely navigate multiple roundabouts.

Mr. Lanier responded that the final design had been reviewed with the Fire Department, and all turning and access requirements were met. He then explained the purpose behind the roundabouts: reducing speeding and crashes, eliminating the need for traffic signal maintenance, and preventing drivers from “racing the light” as they currently do on Third Street. He also explained that two roundabouts serve existing intersections, while a third would serve a future park entrance, and the fourth is at Ninth Street, where traffic volume justifies the design. He added that the design aligns with the planned streetscape improvements and helps calm traffic on a road that is currently too wide.

Council President Bethea emphasized that four roundabouts in such a short distance felt like over-engineering. Council Member Dreyer noted the fire station is located in the middle of the four proposed roundabouts, so they wouldn't be traveling through all four. She further noted that residents in the northern section struggle to make left turns because of heavy traffic and has been asked by residents whether a traffic light had been considered, and called it a "no brainer" to calm traffic and increase pedestrian and resident safety. Mr. Lee agreed, pointing out the long, uninterrupted stretch between intersections, saying this contributes to dangerous speeding.

Mr. Lee responded that the project originated in the Midtown Plan, designed to improve cross-connectivity between east and west neighborhoods and support ongoing CRA investments in housing and historic rehabilitation. They stressed that pedestrians currently do not feel safe crossing the road, and roundabouts would break up speed, shorten crossing distances, and provide natural “checkpoints” for traffic.

At the end of discussion, Council Member Dreyer suggested staff include proposed designs in future similar presentations to allow Council to visualize the concepts. Mr. Lee agreed and clarified that the vote before Council was only to approve necessary design updates to satisfy federal requirements for the project's 2027 funding.

The Council then moved the item forward with the understanding that staff will refine the layout and return with a recommended final design.

RESULT: APPROVED

MOVER: Kristen M. Dreyer

SECONDER: Barry Mansfield

AYE: Musleh, Dreyer, Mansfield, and Bethea Sr

NAY: Hilty Sr

8. Introduction and First Readings of Ordinances

(Second and Final Reading - May 19, 2026)

- 8a.** Ordinance 2026-15 to establish the Mockingbird Ridge Community Development District generally located west of Interstate 75, southeast of Southwest College Road, north of SW 66th Street and south of SW 40th Street, approximately 169.31 acres (Case CDD26-0001) (Quasi-Judicial)

Introduced By: Kristen M. Dreyer

dreyer

RESULT: INTRODUCED

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

- 9a.** Resolution 2026-24 to adopt Vision 2050

Presentation By: Jeff Shrum

Growth Management Director Jeff Shrum presented the Vision 2050 plan for final approval, emphasizing that it represents years of work and builds directly on the city's existing 2035 plan. He noted that only a few minor edits had been made since the most recent workshop: clarifying language on cultural heritage and natural resource preservation, adding language to emphasize north-south connectivity across State Road 40 in the downtown master plan section, and incorporating the Planning Commission's request to elevate "Safe Routes to School" to a high-priority action item.

Mr. Shrum then walked the Council through the structure of the Vision 2050 document, explaining how the priority icons help identify which initiatives should be tackled first. He highlighted how Urban3's fiscal analysis contributed to the plan, offering a deeper look at long-term infrastructure costs and land-use decisions. He reviewed the updated heat map illustrating future growth patterns and summarized the four geographic focus areas - West Ocala, the airport area, downtown, and others - showing how each area draws from earlier planning work while setting new goals for 2050.

Mr. Shrum explained that Vision 2050 will directly feed into the upcoming comprehensive plan update, which must be submitted to the state within a year of the City's required notice in August, ensuring perfect timing for integration. He recognized the Planning staff as well as the cross-departmental teams and focus groups that shaped the document. Mr. Shrum asked for approval while noting that any additional edits could be brought back later.

RESULT: ADOPTED

MOVER: Jay A. Musleh

SECONDER: Barry Mansfield

- AYE:** Musleh, Dreyer, Hilty Sr, Mansfield, and Bethea Sr
- 9b.** Ordinance 2026-12 to amend the Future Land Use Element of the Comprehensive Plan by deleting Policy 18.13 and Policy 18.24 relating to development conditions that apply to 75.93 acres of two parcels of land that total approximately 251.09 acres (Parcels 2380-000-001 and 23812-001-00) located in the 3000 and 4000 to 4300 blocks of SW 43rd Court (Case FLUP25-0001)

Presentation By: Aubrey Hale

Introduced By: Jay A. Musleh

Planning Director Aubrey Hale explained a series of interconnected requests related to a large mixed-use project, beginning with the removal of outdated comprehensive plan policies that only affected portions of the property. He noted that the state had no objections to dropping these policies, aside from FDOT's reminder to continue coordinating on traffic impacts as development proceeds. Mr. Hale outlined how the applicant is replacing old policy constraints with a new planned development (PD), which will establish current standards for land use, density, and buffering. He walked through the PD's "bubble plan," showing where commercial, mixed-use, multifamily, and single-family areas would be located, and detailing maximum dwelling counts, commercial square footage, building-height limits, and required buffers, especially along existing neighborhoods. Staff recommended approval with conditions, including lighting, service provision, easements, adherence to B-2 standards, density controls, and enhanced perimeter landscaping.

Attorney Fred Roberts, speaking for the applicant, emphasized that the complex set of agenda items reflects decades of legacy agreements and outdated policies tied to earlier development rules. The 19-month application process, he explained, was necessary to modernize those requirements and replace them with a single, clear PD framework. Mr. Roberts noted that the applicant met with neighbors early on and made several changes in response: adjusting product types along the edges, expanding buffers, adding an opaque fence, restricting certain uses, and limiting density to levels consistent with low-intensity standards even though the site qualifies for higher. He described the project as a long-term, mixed-use development intended to transition well with surrounding neighborhoods and serve as a legacy project for the area.

Council Member Hilty expressed concern that continued development could depress existing homeowners' property values, especially for residents who bought at high prices but hold low interest rates and now feel financially trapped. He warned that falling home values could shrink the tax base and harm constituents, and he argued that the city may need to pause growth to protect current residents and address school overcrowding.

Council Member Dreyer responded with local market data, explaining that while some county areas outside the city are experiencing price softening due to new construction, the City of Ocala itself is not seeing price declines and remains in high demand. She noted that most listings are outside city limits and that within the city, sales remain strong, inventory is limited, and many units are pre-sold. She clarified that the project under discussion was already approved years ago and is simply being updated to modern

zoning standards, not increasing density beyond what is allowed. Council Member Dreyer emphasized that the city has required infrastructure to be completed before development in past cases and that public frustrations often stem from misunderstanding how the process works. Council Member Hilty concluded by saying he appreciated hearing the issue from her financial perspective.

Council Pro Tem Musleh noted regardless of Council's vote tonight, the applicant could move forward with pulling permits and start building; the project has already been approved. He stated he thinks it is a well thought out project, and noted that the property was never planned to be a wildlife refuge.

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

RESULT: ADOPTED

MOVER: Jay A. Musleh

SECONDER: Kristen M. Dreyer

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

- 9c.** Termination of Agreement Limiting Density between the City of Ocala and Ransome Group (Parcel 2830-000-01 and 23812-000-00)

Presentation By: Aubrey Hale

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

RESULT: APPROVED

MOVER: Barry Mansfield

SECONDER: James P. Hilty Sr

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

- 9d.** Ordinance 2026-13 to rezone approximately 251.09 acres located in the 3000 and 4000 to 4300 blocks of SW 43rd Court (Parcel 23812-001-00 & 2380-000-001) from PUD-06, Planned Unit Development, and OP, Office Park, to PD, Planned Development (Case PD25-0001) (Quasi-Judicial)

Presentation By: Aubrey Hale

Introduced By: James P. Hilty Sr

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

RESULT: ADOPTED

MOVER: James P. Hilty Sr

SECONDER: Kristen M. Dreyer

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

- 9e.** Resolution 2026-25 to consider a PD Plan and Standards Book for property located in the 3000 and 4000 to 4300 blocks of SW 43rd Court (Parcel 23812-001-00 & 2380-000-001), approximately 251.09 acres (Case PD25-0001) (Quasi-Judicial)

Presentation By: Aubrey Hale

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

RESULT: ADOPTED**MOVER:** Jay A. Musleh**SECONDER:** Barry Mansfield**AYE:** Musleh, Dreyer, Hilty Sr, Mansfield, and Bethea Sr

- 9f. Ordinance 2026-14 to rezone approximately 283.55 acres located west of Interstate 75 and north of SW 66th Street, the 4000 block of SW 66th Street (Parcel 23875-000-01 & 35364-000-00) from PUD-02, Planned Unit Development, to PD, Planned Development (Case PD25-0007) (Quasi-Judicial)

Presentation By: Endira Madravaren

Introduced By: Kristen M. Dreyer

Council President Bethea opened a public hearing for items 9f and 9g.

Chief Planning Official Endira Madravaren presented a request to rezone approximately 283.55 acres within the Heath Brook development for a 592-lot single-family residential planned development consistent with the previously approved DRI entitlements. She explained the rezoning was necessary because a final PUD plan had never been approved and outlined proposed development standards, including access points, buffers, open space, and utility availability. Ms. Madravaren noted the Planning and Zoning Board unanimously recommended approval with conditions and highlighted a revised plan addressing buffer concerns adjacent to nearby residential lots.

Fred Roberts, speaking on behalf of the applicant, stated the project primarily updated development standards for an already approved zoning and existing DRI entitlements. Mr. Roberts clarified that proposed buffer modifications were intended to address existing encroachments from neighboring properties while remaining a good neighbor through flexible solutions such as easements or separate tracts. He also explained the applicant's request regarding open space calculations, asserting the development should be evaluated as part of the broader mixed-use Heath Brook DRI rather than as a standalone residential project.

Dillon Kuhbander, 1830 NW 28th Court, addressed Council regarding concerns related to Southwest 43rd Court and stated this was his first City Council meeting attendance. After listening to the presentation and discussion, he expressed his understanding that the matter before Council was not a request to approve new development, but rather to finalize development standards and details for a project that had already previously received approval. Upon receiving confirmation from Council, Mr. Kuhbander stated that this addressed the concern he had intended to speak on further.

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

RESULT: ADOPTED

MOVER: Kristen M. Dreyer

SECONDER: Barry Mansfield

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

- 9g.** Resolution 2026-26 to consider a PD Plan and Standards Book for property located west of Interstate 75 and north of SW 66th Street, the 4000 block of SW 66th Street (Parcel 23875-000-01 & 35364-000-00), approximately 283.55 acres (Case PD25-0007) (Quasi-Judicial)

Presentation By: Endira Madraveren

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

RESULT: ADOPTED

MOVER: Jay A. Musleh

SECONDER: Barry Mansfield

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

10. General Business

- 10a.** First amendment for a one-year renewal utilizing the cooperative purchasing agreement with Brett M. Muscat, doing business as Muscat Painting and Decorating, for preparation and repainting of signal pole mast arm structures and pedestrian signal assemblies with an expenditure not to exceed \$160,000

Presentation By: Darren Park

Council President Bethea questioned how often the lines need to be repainted. City Engineer Sean Lanier explained they are repainted every ten years; however, the projects are spread out so they are not repainted all at once.

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

RESULT: APPROVED

MOVER: Barry Mansfield

SECONDER: James P. Hilty Sr

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

- 10b.** Resolution 2026-27 to approve State-Funded Grant Supplemental Agreement No.1 for the NW 44th Avenue Extension Project

Presentation By: Sean Lanier

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

RESULT: ADOPTED

MOVER: James P. Hilty Sr

SECONDER: Kristen M. Dreyer

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

- 10c.** Budget Resolution 2026-139 amending the Fiscal Year 2025-26 budget for the carry forward of prior fiscal year grant funds totaling \$41,439,079

Presentation By: Tammi Haslam

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

RESULT: ADOPTED

MOVER: James P. Hilty Sr

SECONDER: Jay A. Musleh

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

- 10d.** Budget Resolution 2026-140 amending the Fiscal Year 2025-26 budget to provide a supplemental appropriation to reconcile cash balance forward accounts and for the continuation of projects not completed in Fiscal Year 2024-25 in the amount of \$212,927,661

Presentation By: Tammi Haslam

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

RESULT: ADOPTED

MOVER: Jay A. Musleh

SECONDER: James P. Hilty Sr

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

- 10e.** One-year contract with Fisher Scientific LLC, for the purchase of firefighter self-contained breathing apparatus and associated equipment with a projected aggregate expenditure of \$111,546

Presentation By: Clint Welborn

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

RESULT: APPROVED

MOVER: Kristen M. Dreyer

SECONDER: James P. Hilty Sr

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

- 10f.** Purchase of various inventory items for Ocala Fiber Network from multiple vendors in an amount not to exceed \$723,341

Presentation By: Mel Poole

Chip Griffin addressed Council regarding concerns about the City continuing to operate and invest in Ocala Fiber while competing with private internet providers. He cited multiple personal and business experiences involving delayed installations, billing issues, higher pricing, contract requirements, and slower response times compared to private competitors, which he stated were offering faster service at lower costs with quicker installation and repair times. Mr. Griffin questioned the justification for additional City investment in Ocala Fiber given the increasing number of private providers available and

expressed concern that the network was unable to compete effectively in the current market.

Council Member Hilty acknowledged concerns regarding Ocala Fiber's competitiveness and stated that while the City must continue maintaining infrastructure to avoid outages for existing customers, private providers were increasingly offering lower-priced internet service and expanding aggressively throughout the community. He noted that Council had previously considered expanding the network through a bond issue but had not moved forward, and stated that a broader discussion was needed regarding the future direction of Ocala Fiber, particularly as the City appeared to be falling behind competitors.

City Manager Pete Lee agreed with the concerns raised and stated that staff would schedule a workshop for Council to further discuss the issue and the future of the City's fiber network.

Council Member Mansfield expressed continued support for Ocala Fiber but stated the utility was not currently performing competitively in the open internet market. He raised concerns about continued financial investment in the system without a clear long-term strategy, noting increasing competition from numerous private providers and emphasizing that Ocala Fiber could not be treated like a traditional utility monopoly. Mr. Mansfield stated that the City needed to become more aggressive and responsive to market conditions, and suggested the possibility of outside assistance through consultants or public-private partnerships to improve operations and competitiveness. He emphasized the importance of providing high-quality fiber service to residents while ensuring the City does not continue investing funds without a realistic opportunity for return on investment.

Council Pro Tem Musleh concurred with Council Member Mansfield's comments, noting this agenda item relates to necessary inventory purchases to keep the existing system functioning.

City Manager Pete Lee explained that Ocala Fiber operates as an enterprise fund separate from the City's general fund and stated that the utility was still addressing longstanding systemic and infrastructure issues identified during earlier studies. Mr. Lee noted that the competitive landscape had changed significantly with the arrival of additional private providers, while the City continued working through procurement, design, and installation processes that move more slowly than those in the private sector. He stated the City's current plan focuses on incremental neighborhood expansion, improving backbone infrastructure, and evaluating opportunities for operational improvements and potential public-private partnerships. Mr. Lee also acknowledged customer concerns regarding pricing, installation timelines, and service performance, while emphasizing that the utility remains financially viable and continues to gain and retain customers.

Chief Financial Officer Janice Mitchell stated the City has delayed issuing bonds for major expansion projects in order to ensure infrastructure planning and deployment strategies are fully prepared before borrowing funds. Ms. Mitchell explained that the City

currently serves approximately 25 neighborhoods and plans to begin targeted promotional efforts in underutilized service areas, including marketing campaigns and promotional pricing intended to compete with private providers.

Mr. Lee agreed to schedule a workshop for Council to review the results from Uptown's report, or sooner if the results are delayed.

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

RESULT: APPROVED

MOVER: Kristen M. Dreyer

SECONDER: Jay A. Musleh

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

- 10g.** Award of the contract with Bentley Pinder Construction, LLC for a rebuild of the Thomas residence located at 1635 NW 24th Avenue for a total project cost not to exceed \$161,618

Presentation By: James Haynes

Council Member Hilty questioned the cost and wondered if the monies could have been used toward helping multiple families for down payment assistance instead.

Community Housing Services Director James Haynes explained the grants are funded through HUD, and the HOME grants can only be used for complete rehabs or rebuilds, which this project is. He noted the County offers a down payment assistance program.

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

RESULT: APPROVED

MOVER: James P. Hilty Sr

SECONDER: Kristen M. Dreyer

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

- 10h.** Economic Investment Program agreement between the City of Ocala and E-One, Inc. with a total incentive amount not to exceed \$193,000

Presentation By: Roberto Ellis

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

RESULT: APPROVED

MOVER: Jay A. Musleh

SECONDER: Kristen M. Dreyer

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

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

11. Internal Auditor's Report

12. City Manager's Report

Sand n Sun festival Citizen Circle 10 - 5

Safe Streets for all Grant May 12th workshop

- **Sand & Sun Festival - May 16, 2026, 10:00am - 5:00pm - Citizen's Circle**
- **City Council Workshop: Safe Streets 4 All - May 12, 2026 at 12:00pm Council Chambers**

13. Ocala Police Department Report

Blue line mentoring at Berkeley Point

- Overview of Crime and Traffic Stops

Police Chief Mike Balken presented the public safety report, noting the department responded to nearly 7,500 incidents during the reporting period, including more than 2,600 dispatched calls, representing a 7% decrease from the previous year. He reported that officers investigated 295 crime calls, made 217 arrests, conducted 141 traffic contacts, and investigated 156 crashes, which remained consistent with prior-year totals.

- Blue Line Mentoring Program

Chief Balken highlighted the Blue Line Mentoring Program, a youth outreach initiative currently serving ten participants from the Berkley Point apartment complex. He stated the program focuses on promoting healthy relationships, leadership, community involvement, and positive decision-making, and noted that improvements had already been observed within the complex, including reductions in violent and property crime. Chief Balken said the team was exploring opportunities to expand the program through additional partnerships and activities, including a planned sailing-based pilot program on Lake Weir.

14. Ocala Fire Rescue Department Report**- Service Calls Update**

Fire Chief Clint Welborn presented the Fire Rescue Department's two-week activity update, reporting 1,099 calls for service during the period and 9,288 calls year-to-date. He noted the department responded to 147 motor vehicle accidents citywide, one structure fire, and 33 community paramedicine calls.

- Department Highlights

Chief Welborn highlighted several significant traffic incidents, including a rollover crash on Pine Avenue that temporarily halted traffic and a two-vehicle collision on West MLK Avenue resulting in two trauma-alert EMS transports. He also introduced newly hired firefighter/EMT Benjamin Williams and welcomed him to the department.

15. City Attorney's Report

- 15a.** Approval of four grants of easement and an assignment of easement from the City of Ocala to Duke Energy Florida in connection with Duke's 230kV transmission line project

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

RESULT: APPROVED

MOVER: James P. Hilty Sr

SECONDER: Jay A. Musleh

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

16. Public Comments

17. Informational Items and Calendaring Items

- Tuesday, May 12, 2026 - City Council workshop Re: Safe Streets 4 All; Transportation Improvement Plan; Recycling Update - 12:00pm - Council Chambers
- Tuesday, May 19, 2026 - CRA Board meeting - 3:45pm - Council Chambers
- Tuesday, May 19, 2026 - City Council meeting - 4:00pm - Council Chambers
- Monday, May 25, 2026 - Memorial Day Holiday - City Offices closed
- Tuesday, May 26, 2026 - TPO Meeting - 3:00pm - Marion County Board of County Commissioners Auditorium
- Tuesday, June 2, 2026 - City Council meeting - 4:00pm - Council Chambers
- Tuesday, June 9, 2026 - City Council workshop Re: Boards & Commissions and CRAs - 12:00pm - Council Chambers
- Tuesday, June 16, 2026 - Community Redevelopment Area Agency Meeting - 3:45pm - Council Chambers
- Tuesday, June 16, 2026 - City Council meeting - 4:00pm - Council Chambers
- Tuesday, June 23, 2026 - TPO meeting - 3:00pm - Marion County Board of County Commissions Auditorium
- Friday, July 3, 2026 - City offices closed for Independence Day

17a. Power Cost Adjustment Report - March 2026

17b. Fully Executed Contracts Under \$50,000

18. Comments by Mayor

recognized Dwayne Drake - mayor's spring clean up

Food Drive this coming Saturday

recognized Ben V? journalist

- **Recognition of Sanitation Division Head Dwayne Drake for his work with "Clean Up with the Mayor" event**
- **Letter Carrier Food Drive event**

Mayor Marciano highlighted the Letter Carrier Food Drive, noting the goal is to have nonperishable items put in the bag and left at the residents' mailbox to be picked up on Saturday. He commented on the growing demand on food banks as costs rise and

schools let out for the summer.

- **Recognition of journalist Ben Baugh's legacy**

19. Comments by City Council Members

Hilty - commented on veteran's food drive

Bethea - great strategic planning session.

- **Council Member Hilty spoke on the amount of food passed out from food pantries**

Council Member Hilty noted they give out 15,000 to 20,000 lbs of food a month.

- **Council Pro-Tem Musleh noted he will be absent for the May 19, 2026 meeting**

- **Council President Bethea commended staff on a successful Strategic Planning Session**

20. Adjournment

6:06pm

Ire J. Bethea Sr.
Council President

Angel B. Jacobs
City Clerk