



# Ocala City Council Agenda - Final

## Tuesday, July 1, 2025

### 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

Kristen Dreyer, Council President  
Ire Bethea Sr., Pro Tem  
James P. Hilty Sr.  
Barry Mansfield  
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****3. Public Notice****4. Proclamations and Awards**

- 4a. [Presentation of the Parks and Recreation Month Proclamation to Director of Recreation and Parks Julie Johnson, Assistant Director of Recreation and Parks Bill Rodriguez, and division head staff members](#)

**5. Presentations**

- a. [Presentation of the '2025 Legislative Session Debrief' by Sarah Suskey and Stephen Shiver, The Advocacy Partners](#)
- b. [Building Officials Association of Florida selected Mike Brown, Ocala Chief Building Inspector, as the 2025 Building Inspector of the Year](#)

**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 the purchase of two generator electronic control module upgrades from Caterpillar Inc., utilizing a Sourcewell Cooperative Purchasing Agreement in the amount of \\$68,521](#)

Presentation By: Liza Warmuth

- 6b. [Approve an Agreement for Subordination of Utility Interest to the Florida Department of Transportation](#)

Presentation By: Tracy Taylor

- 6c. [Adopt Resolution 2025-32 for an Agreement for Subordination of Utility Interest to the Florida Department of Transportation](#)

**RES-2025-32**

Presentation By: Tracy Taylor

- 6d. [Approve the partial release of a utility easement encumbering Parcel #35512-002-00](#)

Presentation By: Stephanie Galarza

- 6e. [Approve the release of a utility easement encumbering Parcels 35512-002-00, 35512-001-05, 35512-001-07, and 35512-001-00](#)

Presentation By: Stephanie Galarza

- 6f. [Approve one-year renewals of janitorial services contracts with First Coast Franchising, Inc. d/b/a Jani King of Jacksonville and Serviamigos Solutions, LLC, with an aggregate expenditure of \\$51,694](#)

Presentation By: John King

- 6g. [Approve a Mutual Aid Agreement with Florida Municipal Power Agency for Leased Employee Services in an amount not to exceed \\$90,000](#)

Presentation By: Doug Peebles

- 6h. [Approve the purchase of inventory items for Ocala Electric Utility from multiple vendors in the amount of \\$65,370](#)

Presentation By: Doug Peebles

- 6i. [Approve award to Gresco Utility Supply for the sole source purchase of triple-single reclosers and related inventory items for Ocala Electric Utility in the amount of \\$64,398](#)

Presentation By: Doug Peebles

- 6j. [Approve one-year renewal of the contract with Boot Barn, Inc., for discount pricing on protective footwear in the amount of \\$88,000](#)

Presentation By: Devan Kikendall

- 6k. [Adopt Budget Resolution 2025-162 amending the Fiscal Year 2024-25 budget to accept and appropriate a community donation for K-9-related expenses in the amount of \\$200](#)

**BR-2025-162**

Presentation By: Michael Balken

- 6l. [Approve an agreement between the School Board of Marion County and the Ocala Police Department giving the Ocala Police Department access to the School Board of Marion County's cameras in times of emergency](#)

Presentation By: Michael Balken

- 6m. [Approve City Council meeting minutes from June 17, 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 - July 15, 2025)

- 8a.** [Introduce Ordinance 2025-33 to rezone approximately 18.24 acres for the property located southwest of the intersection at SW 48th Avenue and SW 49th Place \(Parcel 23832-000-00 and a portion of 23894-002-00\) from R-3, Multi-Family Residential, to B-2, Community Business \(Case ZON25-0007\) \(Quasi-Judicial\)](#) **ORD-2025-33**

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

- 9a.** [Request to postpone to the July 15, 2025 City Council meeting - Adopt Resolution 2025-29 to abrogate a portion of NE 47th Court between Block I, Lot 2 and Block F, Lot 17 of Glynnwood Unit 1 as recorded in Plat Book G, Page 91, of the public records of Marion County, Florida \(Parcels 2735-0006-017 & 2735-009-002\) \(Case ABR23-45418\) \(Quasi-Judicial\)](#)

Presentation By: Jeff Shrum

- 9b.** [Request to postpone to the July 15, 2025 City Council meeting - Adopt Ordinance 2025-29 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 \(Case LUC23-45427\) \(Quasi-Judicial\)](#)

Presentation By: Jeff Shrum

**Introduced by:** Ire J. Bethea Sr

- 9c.** [Request to postpone to the July 15, 2025 City Council meeting - Adopt 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 \(Case PD23-45431\) \(Quasi-Judicial\)](#)

Presentation By: Jeff Shrum

**Introduced by:** James P. Hilty Sr

- 9d. [Request to postpone to the July 15, 2025 City Council meeting - Adopt 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 \(Case ZON23-45419\) \(Quasi-Judicial\)](#)

Presentation By: Jeff Shrum

**Introduced by:** Barry Mansfield

- 9e. [Request to postpone to the July 15, 2025 City Council meeting - Adopt Resolution 2025-30 to approve a resolution for a Planned Development Plan and Standards Book for property located at the southwestern corner of the intersection at NE 49th Avenue and E Silver Springs Boulevard \(Parcel 2735-000-002, 2735-009-001, 2735-009-002, 2735-006-017, and a portion of parcel 27028-004-03\), approximately 6.83 acres \(Case No. PD23-45431\) \(Quasi-Judicial\)](#)

Presentation By: Jeff Shrum

- 9f. [Adopt Resolution 2025-33 to amend the Planned Development, Plan and Standards Book for property located at the northeast corner of the intersection of NE 25th Avenue and NE 28th Street \(Parcel 24274-000-00\), approximately 12.61 acres \(Case No. PD24-45735\) \(Quasi-Judicial\)](#)

**RES-2025-33**

Presentation By: Emily W. Johnson

- 9g. [Adopt Ordinance 2025-32 to amend the boundaries of the Ridge at Heath Brook Community Development District generally located southeast of SW Highway 200 \(College Road\) and west of I-75 by adding approximately 29.142 acres to increase the size of the Community Development District to approximately 104.938 acres \(Case No. CDD25-0001\) \(Quasi-Judicial\)](#)

Presentation By: Emily Johnson

**Introduced by:** Jay A. Musleh

## 10. General Business

- 10a. [Approve additional expenditures and Task Work Order No. 3 under the City's continuing professional architectural services agreement with Architecture Studio, Inc., for the provision of architectural and engineering services related to the Water Resources Utility Maintenance Complex in the amount of \\$279,000, and increasing the aggregate threshold to \\$750,000](#)

Presentation By: Sean Lanier

- 10b. [Approve Task Work Order No.43 with Kimley-Horn and Associates, Inc., for the provision of engineering services related to the update of the City's Reclaimed Water Master Plan in the amount of \\$88,209](#)

Presentation By: Sean Lanier

- 10c. [Approve Task Work Order No. 44 with Kimley-Horn and Associates, Inc., for the provision of engineering services related to Water Reclamation Facility Biosolids System Evaluation in the amount of \\$80,586](#)

Presentation By: Sean Lanier

- 10d. [Adopt Budget Resolution 2025-163 amending the Fiscal Year 2024-25 budget to transfer funds from the Water Resources Reserve for Contingency account for professional services in the amount of \\$550,000](#)

**BR-2025-163**

Presentation By: Sean Lanier

- 10e. [Approve award of a two-year contract to Chinese Connection Painting, Inc., Lamphier Company, and Overall Contractors Group, Inc. for the provision of citywide painting services with an estimated aggregate expenditure of \\$250,000](#)

Presentation By: Gary Crews

- 10f. [Approve agreement with Powerserve Technologies, Inc. for the provision of design and furnishing of relays and panels for the Dearmin and Water Plant Substations in the amount of \\$298,373](#)

Presentation By: Doug Peebles

- 10g. [Approve award of a two-year contract with Brian Bombassei, LLC for miscellaneous pavement striping and marking services in an amount not to exceed \\$100,000](#)

Presentation By: Darren Park

- 10h. [Approve the purchase of five Federal Transit Administration Heavy-duty Category B 35-foot low-floor plus battery electric transit buses from Gillig, LLC, in the amount of \\$6,264,500](#)

Presentation By: Tom Duncan

- 10i. [Approve employee paid insurance plans for dental, vision, life, group Medicare, short-term disability, pet, legal services, flexible spending accounts, and cancer/accident/critical illness at no cost to the City and City paid plans in an annual amount \\$175,500 for life insurance, \\$11,345 for flexible spending account administration, and \\$19,709 for Employee Assistance Program premiums](#)

Presentation By: Devan Kikendall

11. **Internal Auditor's Report**
12. **City Manager's Report**
13. **Ocala Police Department Report**
14. **Ocala Fire Rescue Department Report**
15. **City Attorney's Report**
16. **Public Comments**
17. **Informational Items and Calendaring Items**
- 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
  - Tuesday, August 5, 2025 - 4:00pm - City Council meeting - Council Chambers
  - Tuesday, August 12, 2025 - 12:00pm - City Council Workshop Re: FY 2025-26 Budget - Council Chambers
  - Tuesday, August 19, 2025 - 3:45pm - CRA Board meeting - Council Chambers
  - Tuesday, August 19, 2025 - 4:00pm - City Council meeting - Council Chambers
- 17a. [Power Cost Adjustment Report - May 2025](#)
18. **Comments by Mayor**
19. **Comments by City Council Members**
20. **Adjournment**