



## Ocala City Council Agenda - Final

### Tuesday, November 7, 2023

#### **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*

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

##### *Mayor*

Reuben Kent Guinn

##### *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. Speaker cards should be filled out in advance and submitted to the City Clerk. 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 individual 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**

- a. Opening Ceremony
  - 1. Invocation
  - 2. Pledge of Allegiance
- b. Welcome and Roll Call
- c. New Employees
  - Bradley Stewart, Engineering
  - Sarah Cobo, Growth Management
  - Brian Dority, Growth Management
  - Brittany Duval, Growth Management
  - Niccolo Fekay, Public Works
  - Eliezer Rojas, Public Works
  - Jonathon Smith, Public Works

**2. Public Notice****3. Proclamations & Awards**

- 3a. [Daniel L. Hightower, Esq., Proclamation will be presented to Mr. Hightower](#)
- 3b. [Mobility Week Proclamation will be presented to the Community Outreach Manager Rachel Fautsch; Transit Manager, Steven Neal; General Manager Suntran, Ola Adelekan; and to Senior Transit Manager, Ji Li](#)
- 3c. [Children's Grief Awareness Day Proclamation will be presented to Hospice of Marion County Bereavement Manager Monika Morrisette](#)
- 3d. [The Nation of Israel Proclamation will be presented to Rabbi Yossi Hecht, of Chabad Lubavitch Jewish Center; Rabbi Erin Boxt, of Temple Beth Shalom; and Board President Howard Shiner and Board Vice President Sharon Michaelson of Temple B'nai Darom](#)
- 3e. [The Nation of Israel Resolution will be presented to Rabbi Yossi Hecht, of Chabad Lubavitch Jewish Center; Rabbi Erin Boxt, of Temple Beth Shalom; and Board President Howard Shiner and Board Vice President Sharon Michaelson of Temple B'nai Darom](#)

**4. Presentations**

- 4a. [Aubrey Hale will present to City Council the Florida Redevelopment Association Outstanding New Building Project Award - Mary Sue Rich Community Center at Reed Place](#)

**5. Public Comments****6. Public Hearings**

- 6a.** [Approve the sale of beer, wine, and liquor for on-premise consumption and consumption outside of an enclosed building for Harrdy, LLC d/b/a Mellow Mushroom, located at 2 SW Fort King Street Unit #1 \(Quasi-Judicial\)](#)

Presentation By: Jeff Shrum

- 6b.** [Adopt Ordinance 2024-1 to rezone from PUD-0, Planned Unit Development, to PD, Planned Development for property located at the northwest corner of SE 24th Road and SE 31st Street \(Parcel 29851-000-00\), approximately 14.15 acres \(PD23-45098\) \(Quasi-Judicial\) - Postponed from the October 17, 2023, City Council meeting - Request to postpone to the December 19, 2023, City Council meeting](#)

Presentation By: Endira Madraveren

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

- 6c.** [Adopt Resolution 2024-2 concerning a PD, Planned Development, including PD standards for property located at the northwest corner of SE 24th Road and SE 31st Street \(Parcel 29851-000-00\) \(Case No. PD23-45098\) \(Quasi-Judicial\) - Postponed from the October 17, 2023, City Council meeting - Request to postpone to the December 19, 2023, City Council meeting](#)

Presentation By: Endira Madraveren

**7. Second and Final Reading of Ordinances - None****8. General Business**

- 8a.** [Approve Task Work Order No. 7 with Infrastructure Consulting & Engineering, PLLC to perform Environmental Assessment of Taxiway-C and westside improvements in the amount of \\$405,023](#)

Presentation By: Matthew Grow

- 8b.** [Approve the purchase of Grundfos pumps and consumable parts from FJ Nugent and Associates, Inc., with an estimated annual expenditure of \\$300,000](#)

Presentation By: Sean Lanier

- 8c. [Approve award of contract to Marion Rock, LLC for the Fisher Park Pond Expansion Project and upgrades to Lift Stations #9 and #22 in the amount of \\$1,217,424, plus contingency of \\$41,480, for a total expenditure not to exceed \\$1,258,904](#)

Presentation By: Sean Lanier

- 8d. [Approve additional expenditures under the contract for fire hydrant and valve installation, repair, and maintenance services with R & M Service Solutions, LLC with increased estimated aggregate expenditure amount of \\$370,000](#)

Presentation By: Sean Lanier

- 8e. [Approve continued use of the piggyback agreement with Engineered Sprayed Solutions, LLC for manhole rehabilitation coating services with an estimated expenditure amount of \\$300,000](#)

Presentation By: Sean Lanier

- 8f. [Approve expenditures for utility services provided by Duke Energy, Inc. for Fiscal Year 2023-24 with an estimated annual expenditure of \\$140,000](#)

Presentation By: Sean Lanier

- 8g. [Approve a five-year contract with Axon Enterprise, Inc. to provide Tasers and related equipment for the Ocala Police Department in the amount of \\$945,806](#)

Presentation By: Michael Balken

- 8h. [Approve the purchase of additional electric meters from Wesco Distribution, Inc. with an estimated expenditure of \\$1,000,000](#)

Presentation By: Doug Peebles

- 8i. [Approve grant agreement between City of Ocala and Community Foundation for Ocala/Marion County for the Community Paramedicine Program in the amount of \\$142,086](#)

Presentation By: Clint Welborn

- 8j. [Approve five-year contract with Rubicon Global, LLC for sanitation work order and routing system, Rubicon, with an estimated aggregate expenditure of \\$254,380](#)

Presentation By: Christopher Ramos

- 8k. [Approve the purchase of physical security equipment from Morse Communications, including digital cameras, building access controls, and alarms with an estimated expenditure of \\$192,000](#)

Presentation By: Christopher Ramos

- 8l. [Approve one-year renewal agreement with Service and Technology Network Solutions, Inc. for the provision of conduit installation services in the amount of \\$750,000](#)

Presentation By: Mel Poole

- 8m. [Approve one-year renewal agreement with Service and Technology Network Solutions, Inc. for the provision of aerial fiber installation services in the amount of \\$175,000](#)

Presentation By: Mel Poole

- 8n. [Approve the purchase of four Ford Transit Vans for various departments in the amount of \\$245,158](#)

Presentation By: Liza Warmuth

- 8o. [Approve contract with Kimley-Horn and Associates, Inc. for professional planning services related to the development of the 2050 City of Ocala Master Plan for an amount not to exceed \\$250,000](#)

Presentation By: Jeff Shrum

**9. 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.

- 9a. [Approve additional expenditures under the agreement for environmental water testing with Pace Analytical Services, LLC for an increased aggregate expenditure amount of \\$75,000](#)

Presentation By: Sean Lanier

- 9b. [Approve Labor Attorney invoices for September 2023 in the amount of \\$145](#)

Presentation By: Devan Kikendall

- 9c. [Approve the purchase of inventory items for Ocala Electric Utility from multiple vendors in the amount of \\$51,922.86](#)

Presentation By: Doug Peebles

- 9d. [Approve the release of an Electric Utility Easement granted to the City of Ocala by Tammy L. Swain and David L. Butler](#)

Presentation By: Tracy Taylor

- 9e. [Approve an Aerial Encroachment Agreement associated with a Utility Easement granted to the City of Ocala](#)

Presentation By: Tracy Taylor

- 9f. [Accept an Edward Byrne Memorial Justice Assistance Grant from the Office of Justice Programs, Bureau of Justice Assistance, to reimburse overtime and operating expenditures related to community policing education and programs up to \\$41,391](#)

Presentation By: Michael Balken

- 9g. [Accept a Victims of Crime Act Grant from the State of Florida, Office of the Attorney General, totaling \\$59,412](#)

Presentation By: Michael Balken

- 9h. [Accept a grant agreement from the Florida Department of Law Enforcement, State Assistance for Fentanyl Eradication, totaling \\$25,250](#)

Presentation By: Michael Balken

- 9i. [Accept a grant agreement from the Bureau of Justice Assistance to reimburse expenses relating to the Bulletproof Vest Partnership Program in the amount of \\$30,397](#)

Presentation By: Michael Balken

- 9j. [Approve Robert W. Batsel, Jr. and the firm to represent DOMACH, LLC in connection with the development of a hotel on property located at 210 West Silver Springs Boulevard](#)

Presentation By: Tye Chighizola

- 9k. [Adopt Budget Resolution 2024-109 amending the Fiscal Year 2023-24 budget to accept and appropriate funding from the Community Foundation Ocala/Marion County for the community paramedicine program in the amount of \\$142,086](#)

Presentation By: Tammi Haslam

**BR-2024-109**

- 9l. [Adopt Budget Resolution 2024-110 amending the Fiscal Year 2023-24 budget to accept and appropriate the Edward Byrne Memorial Justice Assistance Grant from the Office of Justice Programs, Bureau of Justice Assistance, to reimburse overtime and operating expenditures related to community policing education and programs totaling \\$41,391](#) [BR-2024-110](#)

Presentation By: Tammi Haslam

- 9m. [Adopt Budget Resolution 2024-111 amending the Fiscal Year 2023-24 budget to accept and appropriate Victims of Crime Act Grant funds received from the State of Florida, Office of the Attorney General, in the amount of \\$59,412](#) [BR-2024-111](#)

Presentation By: Tammi Haslam

- 9n. [Adopt Budget Resolution 2024-112 amending the Fiscal Year 2023-24 budget to accept and appropriate grant funds from the Florida Department of Law Enforcement for State Assistance for Fentanyl Eradication for operations totaling \\$25,250](#) [BR-2024-112](#)

Presentation By: Tammi Haslam

- 9o. [Adopt Budget Resolution 2024-113 amending the Fiscal Year 2023-24 budget to accept and appropriate funds from the Bureau of Justice Assistance Bulletproof Vest Partnership Program totaling \\$30,397](#) [BR-2024-113](#)

Presentation By: Tammi Haslam

- 9p. [Approve City Council Work Session minutes from September 26, 2023](#)

Presentation By: Angel Jacobs

- 9q. [Approve City Council Meeting minutes from October 17, 2023](#)

Presentation By: Angel Jacobs

**10. Consent Agenda Items Held for Discussion**

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

**11. Introduction and First Reading of Ordinances**

(Second and Final Reading - November 21, 2023)

- 11a. [Introduce Ordinance 2024-7 amending Land Development Regulations Section 122-1225 regarding materials recovery facility \(MRF\) criteria](#) [ORD-2024-7](#)

**12. Internal Auditor's Report - None**

**13. City Manager's Report**

**14. Police and Fire Department Report**

**15. Mayor's Report****16. City Attorney's Report****17. Informational Items**

## 17a. Calendaring Items

- Veterans Day Holiday - Friday, November 10, 2023 - City Offices Closed
- Community Redevelopment Area Agency Meeting - November 21, 2023 - 3:45pm - Council Chambers
- Light up Ocala - Saturday, November 18, 2023 - 4:00pm - Downtown Square
- Thanksgiving Day Holiday - Thursday, November 23 and Friday, November 24, 2023 - City Offices Closed

## 17b. Comments by Mayor

## 17c. Comments by Council Members

## 17d. Informational

**17d1. [Power Cost Adjustment Report - September 2023](#)****18. Adjournment**