



# Ocala

## City Council

### Synopsis

110 SE Watula Avenue  
Ocala, FL 34471

[www.ocalafl.gov](http://www.ocalafl.gov)

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**Tuesday, August 6, 2024**

**4:00 PM**

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**1. Call to Order**

**2. Roll Call**

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

**2a. New Employees**

- Jennifer Kampwerth, Water Resources
- Chance Strickland, Electric
- Luis Monzon-Martinez, Engineering
- Matthew Bosch, Public Works
- Blanca Lagares, Finance
- Meggan Rodriguez, Customer Service Office

**3. Public Notice**

- **Public Notice for the August 6, 2024 City Council Regular Meeting was posted on June 28, 2024**

**4. Proclamations and Awards**

**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

**MOVER:** Jay A. Musleh

**SECONDER:** James P. Hilty Sr

**RESULT:** APPROVED THE CONSENT AGENDA

**MOVER:** Jay A. Musleh

**SECONDER:** James P. Hilty Sr

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

- 6a.** Approve a letter of agreement and contract with the Institute of Police Technology and Management for the receipt of grant funding for the Pedestrian and Bicycle Safety High Visibility Education and Enforcement Campaign in the amount of \$50,810
- Presentation By: Michael Balken
- 6b.** Adopt Budget Resolution 2024-155 amending the Fiscal Year 2023-24 budget to accept and appropriate a North Florida Institute of Police Technology and Management grant from the State of Florida in the amount of \$50,810
- Presentation By: Michael Balken
- 6c.** Adopt Budget Resolution 2024-156 amending the Fiscal Year 2023-24 budget to accept and appropriate program income for the City of Ocala's State Housing Initiative Program grant in the amount of \$18,000
- Presentation By: James Haynes
- 6d.** Approve additional purchases under the agreement with Florida Armature Works for pump and motor repair services in the amount of \$56,757
- Presentation By: Sean Lanier
- 6e.** Approve ground lease at Ocala International Airport with Enoch Aviation, LLC providing annual revenue of \$3,600
- Presentation By: Matthew Grow
- 6f.** Approve Second Amendment to Lease with OCF Midfield Hangars Condominium Association, Inc.
- Presentation By: Matthew Grow
- 6g.** Accept grant award from Firehouse Subs Public Safety Foundation, Inc. for the purchase of safety equipment in the amount of \$13,133
- Presentation By: Clint Welborn
- 6h.** Adopt Budget Resolution 2024-157 amending the Fiscal Year 2023-24 budget to accept and appropriate funds from Firehouse Subs Safety Foundation, Inc. for the purchase of safety equipment in the amount of \$13,133
- Presentation By: Clint Welborn
- 6i.** June 2024 outside counsel invoices for general city business legal services in the amount of \$505.00 and for risk management-related legal services in the amount of \$3,659.50
- Presentation By: William E. Sexton
- 6j.** Approve Labor Attorney invoices for June 2024 in the amount of \$8,281.37
- Presentation By: Devan Kikendall
- 6k.** Approve additional expenditures under the agreement with Boot Barn for protective footwear in the amount of \$79,000
- Presentation By: Devan Kikendall
- 6l.** Approve City Council meeting minutes from July 16, 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**

(Second and Final Reading - August 20, 2024)

- 8a.** Introduce Ordinance 2024-46 to rezone approximately 0.31 acres of property located at 406 Southeast Eighth Street (Parcel 2820-101-004) from R-2, Two-family, to RO, Residential Office (Case ZON24-45670) (Quasi-Judicial)

**Introduced By:** Kristen M. Dreyer

- 8b.** Introduce Ordinance 2024-47 to rezone approximately 52.82 acres for property located approximately 850 feet north and 1,200 feet east of the intersection of SW 27th Avenue and SW 42nd Street (Parcel 23930-000-00, 23930-002-00, 23930-003-00, 23930-003-01, 23930-003-03, and 23930-005-00) from PUD-07, Planned Unit Development, to PD, Planned Development (Case PD24-45565) (Quasi-Judicial)

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

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

- 9a.** Approve the City of Ocala's Community Development Block Grant 2024-2028 Consolidated Plan and 2024 Annual Action Plan for submission to the Department of Housing and Urban Development

Presentation By: James Haynes

**RESULT:** APPROVED

**MOVER:** James P. Hilty Sr

**SECONDER:** Kristen M. Dreyer

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

**10. General Business**

- 10a.** Approve award of contract to Building Visions Construction, LLC for residential rehabilitation services for the Norton residence located at 117 NW 16th Terrace with a total project cost not to exceed \$125,200

Presentation By: James Haynes

**RESULT:** APPROVED

**MOVER:** Kristen M. Dreyer

**SECONDER:** Ire J. Bethea Sr

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

- 10b.** Approve two-year renewal of the contract for concert series production and management services with Oniram Productions, Inc. in an amount not to exceed \$308,000

Presentation By: Amy Casaletto

**RESULT:** APPROVED

**MOVER:** Ire J. Bethea Sr

**SECONDER:** Kristen M. Dreyer

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

- 10c.** Accept grant award from the Federal Emergency Management Agency for the purchase of automatic chest compression devices in the amount of \$357,571

Presentation By: Clint Welborn

**RESULT:** APPROVED

**MOVER:** Jay A. Musleh

**SECONDER:** Ire J. Bethea Sr

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

- 10d.** Adopt Budget Resolution 2024-158 to accept and appropriate funds from the Federal Emergency Management Agency for the purchase of automatic chest compression devices in the amount of \$357,571

Presentation By: Clint Welborn

**RESULT:** ADOPTED

**MOVER:** Kristen M. Dreyer

**SECONDER:** James P. Hilty Sr

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

- 10e.** Approve Second Amendment to the Services Agreement for Water Resources Improvement Projects with Miller Pipeline, LLC with a revised aggregate expenditure amount not to exceed \$8,000,000

Presentation By: Sean Lanier

**RESULT:** APPROVED

**MOVER:** James P. Hilty Sr

**SECONDER:** Kristen M. Dreyer

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

- 10f.** Approve Task Work Order No. 37 with Kimley-Horn & Associates, Inc. for the provision of a Comprehensive Vulnerability Assessment for the City of Ocala with a lump sum cost of \$463,979

Presentation By: Sean Lanier

**RESULT:** APPROVED

**MOVER:** Jay A. Musleh

**SECONDER:** Ire J. Bethea Sr

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

- 10g.** Approve the purchase of various inventory items for Water Resources from multiple vendors in an amount not to exceed \$125,326

Presentation By: Sean Lanier

**RESULT:** APPROVED

**MOVER:** Ire J. Bethea Sr

**SECONDER:** James P. Hilty Sr

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

- 10h.** Approve contract award to Master Builders Development Group, Inc. for the demolition and renovation of the Ocala Police Department's Room 200 in the amount of \$172,800

Presentation By: Mike Balken

**RESULT:** APPROVED

**MOVER:** James P. Hilty Sr

**SECONDER:** Ire J. Bethea Sr

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

- 10i.** Approve five-year agreement for the provision of professional audit and Annual Comprehensive Financial Report services with Purvis, Gray and Company, LLP in an amount not to exceed \$748,600

Presentation By: Peter Brill

**RESULT:** APPROVED

**MOVER:** Jay A. Musleh

**SECONDER:** Kristen M. Dreyer

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

- 10j.** Approve a one-year renewal of the CentralSquare asset management and work order software, Lucity, with ongoing maintenance costs with an estimated expenditure amount of \$111,159

Presentation By: Christopher Ramos

**RESULT:** APPROVED

**MOVER:** Kristen M. Dreyer

**SECONDER:** Jay A. Musleh

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

- 10k.** Approve one-year renewal of Agreement for Fuel Supply and Transfer Services with Petroleum Traders Corporation in an amount not to exceed \$2,500,000

Presentation By: John King

**RESULT:** APPROVED

**MOVER:** James P. Hilty Sr

**SECONDER:** Ire J. Bethea Sr

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

- 10l.** Approve one-year renewal of the agreement for school security officer services with Trinity Catholic High School with receivables in the amount of \$100,106

Presentation By: Angy Scroble

**RESULT:** APPROVED

**MOVER:** Ire J. Bethea Sr

**SECONDER:** Kristen M. Dreyer

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

- 10m.** Approve first amendment to the agreement with the Marion County School Board for the School Resource Officer Program with receivables of \$1,602,960

Presentation By: Angy Scroble

**RESULT:** APPROVED

**MOVER:** James P. Hilty Sr

**SECONDER:** Kristen M. Dreyer

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

**11. Internal Auditor's Report**

**12. City Manager's Report**

- Update on Hurricane Debby

**13. Ocala Police Department Report**

- Police Chief Mike Balken – Public Safety Opioid Response Efforts

**14. Ocala Fire Rescue Department Report**

- Fire Chief Clint Welborn – Public Safety Opioid Response Efforts & Community Paramedicine

**15. City Attorney's Report**

- 15a.** Approval of and entry into Amendment to Interlocal Agreement for the Expenditure of Opioid Settlement Funds between the City of Ocala, Florida and the Board of County Commissioners of Marion County, Florida

**RESULT:** APPROVED

**MOVER:** James P. Hilty Sr

**SECONDER:** Ire J. Bethea Sr

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

- 15b.** Approval of acquisition of two parcels of real property from Sumner-Ruse Properties; associated Contract for Sale and Purchase; and related matters; together with direction to staff to take additional steps necessary to effectuate closing on said real property acquisition with a cost of \$83,000

**RESULT:** APPROVED

**MOVER:** Kristen M. Dreyer

**SECONDER:** Ire J. Bethea Sr

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

- 15c** Quick Index Item

**RESULT:** APPROVED

**MOVER:** Jay A. Musleh

**SECONDER:** James P. Hilty Sr

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

**16. Public Comments**

**17. Informational Items and Calendaring Items**

- Tuesday, August 13, 2024 - FY24/25 Budget Workshop - 12:00 pm, Council Chambers
- Tuesday, August 20, 2024 - Community Redevelopment Area Agency Meeting - 3:45pm, Council Chambers
- Tuesday, August 20, 2024 - City Council meeting - 4:00pm, Council Chambers
- Monday, September 2, 2024 - Labor Day holiday - City offices closed
- Tuesday, September 3, 2024 - City Council meeting - 4:00pm, Council Chambers
- Wednesday, September 11, 2024 - Special City Council Meeting - FY24/25 Fire Assessment Rates & Annual Budget Hearing - 5:01pm, Council Chambers

**17a.** Power Cost Adjustment Report - June 2024

**17b.** Monthly budget to actual report and Capital Improvement Project status report as of June 30, 2024

**17c.** Executed Contracts Under \$50,000

**18. Comments by Mayor**

- **Mayor Marciano commended Electric Utility Director Doug Peebles and the Electric personnel who responded to power outages around the City during the storm**

**19. Comments by City Council Members**

- **Council Member Bethea thanked staff for their hard work during the storm**
- **Council Member Hilty discussed his attendance at the FMEA Annual Conference in Palm Beach, FL**

- Council Pro Tem Dreyer discussed her attendance at the FMEA Annual Conference in Palm Beach, FL

**20. Adjournment**