



Ocala City Council Agenda - Final

Tuesday, March 19, 2024

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

Barry Mansfield, Council President
Kristen Dreyer, Pro Tem
Ire Bethea Sr.
James P. Hilty Sr.
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. 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 - James Haynes
 - 2. Pledge of Allegiance
- b. Welcome and Roll Call
- c. New Employees
 - John Campbell, Customer Service
 - Edward Davis, Customer Service
 - Amy Goetz, Customer Service
 - Barbara Shaw, Customer Service
 - Matthew Brady, Electric
 - Anthony Farruya, Electric
 - Alfredo Vega, Facilities Management
 - Marcella Hughes, Finance
 - Theresa Jordan, Finance
 - Kahil Homes, Fleet Management

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

- 3a. [Service Award - Tommy Kemp - Ocala Fire Rescue - 15 Years of Service](#)
- 3b. [Service Award - Roseanne Moreland - Ocala Fire Rescue - 35 Years of Service](#)
- 3c. [Service Award - Dwayne Drake - Public Works - 35 Years of Service](#)
- 3d. [The Procurement Month Proclamation will be presented to the Director of Procurement and Contracting Officer Daphne M. Robinson and staff members.](#)

4. Presentations**5. Public Comments****6. Public Hearings**

- 6a. [Adopt Resolution 2024-18 to allow alcoholic beverage sales \(beer, wine, and liquor\) as part of the Margaritaville Block Party held in the downtown event zone Sunday, April 28, 2024, from 3 p.m. to 7 p.m. \(Quasi-Judicial\)](#)

RES-2024-18

Presentation By: Tye Chighizola

7. Second and Final Reading of Ordinances

(All are Public Hearings)

- 7a. [Adopt Ordinance 2024-19 to establish the Winding Oaks Community Development District generally located south of SW 66th Street, east of SW 54th Court Road, and north of SW 80th Street, comprising 460.12 acres](#)

Presentation By: Jeff Shrum

Introduced by: Ire J. Bethea Sr

- 7b. [Adopt Ordinance 2024-20 annexing property located in the 6000 block of SW 38th Street \(Parcel 23820-011-00, 23820-012-00, 23820-012-01, 23820-012-02, 23820-012-03\); approximately 19.4 acres. \(Case ANX23-45495\) \(Quasi-Judicial\)](#)

Presentation By: Endira Madraveren

Introduced by: Jay A. Musleh

- 7c. [Adopt Ordinance 2024-21 to change the Future Land Use designation from Commerce District \(County\) to Low Intensity \(City\), for property located in the 6000 block of SW 38th Street \(Parcel 23820-011-00, 23820-012-00, 23820-012-01, 23820-012-02, 23820-012-03\); approximately 19.4 acres. \(Case LUC24-45497\) \(Quasi-Judicial\)](#)

Presentation By: Endira Madraveren

Introduced by: James P. Hilty Sr

- 7d. [Adopt Ordinance 2024-22 to rezone from B-5, Heavy Business \(County\), to M-2, Medium Industrial \(City\), for property located in the 6000 block of SW 38th Street \(Parcel 23820-011-00, 23820-012-00, 23820-012-01, 23820-012-02, 23820-012-03\); approximately 19.4 acres. \(Case ZON23-45498\) \(Quasi-Judicial\)](#)

Presentation By: Endira Madraveren

Introduced by: James P. Hilty Sr

8. General Business

- 8a. [Approve a three-year renewal with ARCOS, LLC, resource management software with call-out features for Ocala Electric Utility in the amount of \\$139,281](#)

Presentation By: Doug Peebles

- 8b. [Approve one-year multi-award contract renewals for emergency stand-by tree trimming and line clearance to Asplundh Tree Expert, LLC., Davey Tree Expert Co., and Burford's Tree, Inc.](#)

Presentation By: Doug Peebles

- 8c. [Approve the purchase of inventory items for Ocala Electric Utility from multiple vendors for \\$808,133](#)

Presentation By: Doug Peebles

- 8d. [Approve the award of the Construction Services Agreement for the Ocala North Complex Project to Marion Rock, LLC in the amount of \\$732,436, plus a 10 percent contingency of \\$73,243, for a total expenditure not to exceed \\$805,679](#)

Presentation By: Sean Lanier

- 8e. [Approve First Amendment to the Construction Services Agreement with C.W. Roberts Contracting, Inc. for the Transportation Rehabilitation Improvement Program increasing the aggregate expenditure to an amount not to exceed \\$10,000,000](#)

Presentation By: Sean Lanier

- 8f. [Approve the award of the Agreement for Construction Manager at Risk Services to Wharton-Smith, Inc. for the provision of pre-construction and construction phase services for the Water Treatment Plant No. 2 Membrane Project in the amount of \\$680,163](#)

Presentation By: Sean Lanier

- 8g. [Approve additional expenditures under the City's continuing professional engineering services agreement with Geo-Tech, Inc., including Task Work Order No. 30 to perform geotechnical engineering services including ground penetrating radar for NW 44th Avenue Extension Phase 2](#)

Presentation By: Sean Lanier

- 8h. [Approve the purchase of a mobile lift system and support stand using Sourcewell Cooperative Purchasing Agreement No. 013020-SKI with Steril-Koni USA, Inc., in the amount of \\$66,178](#)

Presentation By: Tye Chighizola

- 8i. [Approve an Economic Investment Program agreement between the City of Ocala and Averitt Express, Inc. with a total investment not to exceed \\$150,000](#)

Presentation By: Aubrey Hale

- 8j. [Approve the purchase of two ADA-compliant minivans for SunTran in the amount of \\$135,280](#)

Presentation By: John King

- 8k. [Review and approve draft Request for Proposals for Audit and Annual Comprehensive Financial Report Services](#)

Presentation By: Daphne Robinson

- 8l. [Adopt Budget Resolution 2024-126 amending the Fiscal Year 2023-24 budget to accept and appropriate funding for the City of Ocala's HOME Investment Partnership Program grant in the amount of \\$362,475](#)

[BR-2024-126](#)

Presentation By: Tammi Haslam

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 award of contract for rehabilitation of the Moss residence located on NW 4th Avenue to Bruce Wayne Wiley, LLC for a total project cost not to exceed \\$62,671](#)

Presentation By: James Haynes

- 9b. [Approve award of the Agreement for Housing Rehabilitation to Bruce Wayne Wiley, LLC, for rehabilitation of the Pinkham residence located on NE 10th Avenue at a total project cost not to exceed \\$93,473](#)

Presentation By: James Haynes

- 9c. [Approve Second Amendment to the Agreement for Housing Rehabilitation with Bruce Wayne Wiley, LLC for the rehabilitation of the Lynn residence located on SE 3rd St increasing the aggregate expenditure to an amount not to exceed \\$50,750](#)

Presentation By: James Haynes

- 9d. [Approve multi-award contract for Supply and Delivery of Herbicides, Pesticides, and Fertilizer Services on an as needed basis to SiteOne Landscape Supply, LLC, and Howard Fertilizer and Chemicals, LLC, with an aggregate expenditure not to exceed \\$80,000.](#)

Presentation By: Bill Rodriguez

- 9e. [Approve Labor Attorney invoices for January 2024 in the amount of \\$3,112.42](#)

Presentation By: Devan Kikendall

- 9f. [Approve a two-year contract with Milclean USA, LLC, for the provision of janitorial services at the Ocala International Airport with an aggregate expenditure amount not to exceed \\$54,622](#)

Presentation By: Matthew Grow

- 9g. [February 2024 outside counsel invoices for general city business legal services in the amount of \\$1,045 and for risk management-related legal services in the amount of \\$3,023.75](#)

Presentation By: William E. Sexton

- 9h. [Approve one-year software renewal with Granicus, LLC, for Legistar meeting and agenda services in the amount of \\$65,614](#)

Presentation By: Angel Jacobs

- 9i. [Adopt Resolution 2024-19 appointing Jeff Hill to the City of Ocala's Affordable Housing Advisory Committee](#)

RES-2024-19

Presentation By: James Haynes

- 9j. [Adopt Budget Resolution 2024-127 amending the Fiscal Year 2023-24 budget to accept and appropriate grant funds from the Florida Division of Emergency Management to assist in the health and social service of the local community by providing primary and preventative healthcare and education in the amount of \\$43,355](#)

BR-2024-127

Presentation By: Tammi Haslam

- 9k. [Approve reappointment of Yvonne Cruz to the Ocala Recreation Commission for a new three-year term ending March 1, 2027](#)

Presentation By: Angel Jacobs

- 9l. [Approve appointment of Darian Mosley to the North Magnolia Community Redevelopment Agency Advisory Committee for a new four-year term ending March 1, 2028](#)

Presentation By: Aubrey Hale

- 9m. [Approve Minutes from January 30, 2024 and February 15, 2024 City Council Work Sessions, and March 5, 2024 Council Meeting](#)

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 - None

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
 - Joint Meeting with MCPS, Municipalities & MCBCC - Wednesday, March 27, 9:00am
 - Southeastern Livestock Pavilion
 - Employee & Family Fun Day at Tuscawilla Park - Saturday, April 6th, 11:00am to 3:00pm
 - Strategic Planning Session - Wednesday, April 10th, 8:30am - Mary Sue Rich Community Center
 - 17b. Comments by Mayor
 - 17c. Comments by Council Members
 - 17d. Informational
 - 17d1. [Executed Contracts Under \\$50,000](#)**
- 18. Adjournment**