



Ocala

110 SE Watula Avenue
Ocala, FL 34471

www.ocalafl.gov

West Ocala Redevelopment Advisory Committee

Minutes

Wednesday, January 28, 2026

3:00 PM

a. Roll Call

Present Vice Chairman Ruth Etta Reed
Elgin Carelock
Brady Fritz
Antoinette Hunt

Excused Dennis McFatten

2. **Public Notice**

a. The public notice information for the West Ocala CRA Advisory Committee was published on January 20, 2026.

3. **Approval of Minutes**

a. None.

4. **Grants/Applications**

Economic Development Project Coordinator Charlita Whitehead, gave an update of grants that were taken to the board for approval. The CRA Board has asked to take applications directly to them when there is conflict of interest for applications involving board members.

a. West Ocala CRA Residential Property Improvement Grant for property located at 1704 NW 16th Street, in an amount not to exceed \$15,635

Attachments: [1705 NW 16th Ct Application Packet](#)
[West Ocala CRA Residential Grant Framework](#)

Ms. Whitehead gave an overview of a grant request to replace exterior doors, install new fencing, landscaping, exterior painting, and termite treatment for the property located at 1705 NW 16th Court.

Motion to approve CRA26-0004 for the maximum grant that can be awarded based on 75% match of \$15,635.

RESULT: APPROVED

MOVER: Elgin Carelock

SECONDER: Antoinette Hunt

AYE: Vice Chairman Reed, Carelock, Fritz, Hunt, and McFatten

5. **Project Updates**

Senior Transportation Project Administrator Eric Smith gave an update on projects and stated staff just advertised the GO CDC ITN just off of State Road 40 and looking for Mixed Use Single Family Residence Housing or some Complimentary Uses.

Mr. Smith said staff went with Mr. Mcfadden to look at areas for the Safe Routes to School Grant. The Grant is being put together for lighting and guiding students. The application will be ready in February or March and know if it will be considered in June. In August staff will know if we were selected and then plan for the fiscal year.

Mr. Smith asked the Board if there were any projects or areas they would like to explore for budgeting purposes. Ms. Hunt asked if any ideas for Sober Living Homes. Mr. Smith replied no, he does see transitional homes. Ms. Reed asked for containers for all the areas in West Ocala along the roads where the schools, buses and children are at to put the trash. Mr. Smith responded no, but he will talk to Sanitation and Wear Gloves initiative at the school for the children to pick up the trash. Ms. Hunt asked about old signs and getting them updated. Mr. Ellis said non-profits are non tax and would prioritize our other businesses over the non profits. Mr. Ellis said it cannot be just for a sign, it has to be a comprehensive project. Mr. Ellis said the final deadline for project requests is March 13, 2026 and requested that any proposals be provided no later than the second week of February. Mr. Carelock said he had a request to extend the parking lot at Mary Sue Rich Center. Mr. Ellis replied that he will look at the master plan to see the proposed parking.

6. Public Comments

None.

7. Staff Comments

Mr. Ellis recognized the years of service for Mary Sue Rich and Clark Yandle that have passed away. Mr. Ellis gave an overview of a formal document that is now being developed to establish clearer standards for operations, expectations of members, meeting procedures, and participation requirement. Mr. Ellis said a draft will be distributed for member review and comment.

The bylaws outline roles such as participating in site visits, reviewing project applications, contributing to community initiatives, and assisting with budget planning. They also authorize creation of subcommittees as needed. In addition, members may recommend new incentive programs when warranted by neighborhood needs.

Mr. Ellis said clarifications regarding Sunshine Law compliance were presented, emphasizing that any meeting involving decision-making must be properly noticed and open to the public. Site visits or informal discussions without decisions do not carry the same requirements.

Mr. Ellis said the proposed bylaws include attendance expectations. After two absences a written notice will be issued, and after a third absence, a member may be removed from the committee.

Mr. Ellis gave an overview of the grant review process were also outlined. Improvement grants for residential and commercial properties will continue to involve advisory committee site visits

and discussion. However, final approval will proceed directly to the CRA Board to avoid delays and prevent conflicts of interest. Larger catalytic projects exceeding \$1 million will continue to undergo full advisory committee scoring and review.

Two vacancies were announced due to a recent resignation. Qualified individuals representing organizations within the CRA area may apply through the City Clerk's website.

Staff also announced that City Council will hold a Vision 2050 workshop on February 10, 2026 at 12:00 PM, and members were encouraged to attend.

A new Economic Development staff member, Mr. Edwin Carrera, was introduced. He will be supporting West Ocala CRA activities going forward.

8. Board Comments

None.

9. Next Meeting Date: To be decided.

10. Adjournment

The meeting adjourned at 3:36 PM.