



# Marion County

## Board of County Commissioners

### Meeting Agenda

McPherson Governmental Campus  
601 SE 25th Ave.  
Ocala, FL 34471  
Phone: 352-438-2323  
Fax: 352-438-2324

District 1 – Craig Curry, Commissioner  
District 2 – Kathy Bryant, Commissioner  
District 3 – Matt McClain, Vice-Chair  
District 4 – Carl Zalak, III, Chairman  
District 5 – Michelle Stone, Commissioner

**Tuesday, January 20, 2026**

**9:00 AM**

**McPherson Governmental  
Campus Auditorium**

The Marion County Board of County Commissioners welcomes you to its regularly scheduled meeting held the first and third Tuesday of each month at 9 a.m. unless otherwise noted. The zoning portion of the meeting is held on the third Tuesday of each month at 2 p.m. and the third Wednesday of each month at 1:30 p.m., unless otherwise noted.

All commission and zoning meetings are open to the public.

Pre-screening will be conducted upon entering the administrative building, located at 601 SE 25th Ave., Ocala, FL 34471.

As a courtesy to others, silence your cell phones and other electronic devices before entering the auditorium. If you need to take a call, please step outside.

#### PUBLIC COMMENTS

To encourage participation, ensure equal access to all participants and foster mutual respect, please follow these guidelines.

##### -Regular BCC Meeting

-There are two (2) public comment portions on the agenda, one reserved for comments related to items specifically listed on the agenda, and one for all other comments.

-To be allotted five (5) minutes, you must sign up the Friday prior to the meeting that you wish to speak at. You can sign up online at <https://marionfl.org/comment> or via phone at 352-438-2300.

-Those who do not submit a request in advance (by 5:00 p.m. the Friday prior) are still welcome to sign up at the desk located in the foyer of the commission auditorium on the day of the meeting, but will only be allotted two (2) minutes.

##### -BCC Planning and Zoning Meeting

-Public Comments during the Planning and Zoning portion of the meeting will be limited to two (2) minutes per speaker. You must sign in at the desk located in the foyer of the commission auditorium on the day of the meeting.

Marion County staff is available throughout each meeting for your convenience.

Anyone requiring accommodations due to a disability or physical impairment should contact Marion County Administration at 352-438-2300 at least two (2) days before a meeting.

Agenda items are posted on Marion County's website, <https://www.marionfl.org>, before each board meeting. Click the "Agendas & Videos" link on the homepage to download the agenda packet and back-up documentation.

The Marion County Clerk of Court keeps the official minutes and audio recordings of commission meetings, workshops and public hearings. To request a copy of these materials, contact the Clerk's Office at 352-671-5622. Marion County streams video for most board meetings, workshops and public hearings (when applicable) live online through the county's website. These recordings are archived online after meetings, but copies can be requested by Marion County Administration at 352-438-2300.

**CALL TO ORDER****INVOCATION AND PLEDGE OF ALLEGIANCE****9:00 AM ROLL CALL****ANNOUNCEMENTS****1. PROCLAMATIONS AND PRESENTATIONS:**

- 1.1. [PRESENTATION - Florida Veterans Hall of Fame Recipient Captain Steve Petty of Marion County - Amanda Tart, Assistant County Administrator \(Presentation Only\)](#)
- 1.2. [PRESENTATION - Present Funds Raised From 2025 Jamboree to Three Local Foundations - Amanda Tart, Assistant County Administrator \(Presentation Only\)](#)
- 1.3. [PRESENTATION - Community Impact Award - 2K Properties Services - Lacey Laramore, Solid Waste Resource Liaison \(Presentation Only\) Body](#)
- 1.4. [PRESENTATION - Employee Service Awards - Jessica James, Acting Director of Human Resources \(Approval and Presentation\)](#)
- 1.5. [PROCLAMATION - Eagle Scout Court of Honor - William Alexander "Cash" Collins \(Approval Only\)](#)

**2. AGENDA ITEM PUBLIC COMMENTS:**

Reserved for comments related to items specifically listed on this agenda. Scheduled requests will be heard first and limited to five (5) minutes. Unscheduled requests will be limited to two (2) minutes. Citizens may contact Marion County Administration by 5:00 p.m. the Friday before the meeting at 352-438-2300 to request to speak or submit the request online at: [www.marionfl.org](http://www.marionfl.org).

**3. ADOPT THE FOLLOWING MINUTES:**

- 3.1. [August 13, 2025](#)
- 3.2. [August 18, 2025](#)
- 3.3. [August 19, 2025](#)

**4. CONSTITUTIONAL OFFICERS AND GOVERNMENTAL OR OUTSIDE AGENCIES:  
NONE**

- 4.1. [Request for Consideration and Approval of the Renaming of The Marion County Sheriff's Operations Complex as "The Don R. Moreland Criminal Justice Complex"](#)

**5. CLERK OF THE CIRCUIT COURT:**

- 5.1. **Budget Amendment**
  - 5.1.1. [General Fund Grants - Community Services HOME - \\$75,309](#)

**5.1.2.** [Hills of Ocala MSTU for Recreation - Hills of Ocala Recreation - \\$20,000](#)

**5.1.3.** [Impact Fee West District Fund - Impact Fees West District - \\$5,247,419](#)

**5.2. Project Adjustment**

**5.2.1.** [Transfer Project Funds and Amend the Capital Improvement Program - Infrastructure Surtax Capital Project Fund - \\$20,027](#)

**5.3. Clerk of the Court Items**

**5.3.1.** [Present the Acquisition or Disposition of Property Forms Authorizing Changes in Status, as Follows: 038139, 039143, 046506, 047868, 050274, 050811, 53095, IT List](#)

**6. PUBLIC HEARINGS (Request Proof of Publication) at 10:00 am: NONE**

Public participation is encouraged. When prompted, please step up to the podium and state your name and address for the record. Please limit your comments to the specific issue being addressed.

**7. CONSENT:**

A motion to approve the Consent Agenda is a motion to approve all recommended actions. All matters on the Consent Agenda are considered routine and will be enacted by one motion. There will be no separate discussion unless desired by a Commissioner.

**7.1. Administration:**

**7.1.1.** [Request Approval of Third Amendment to Agreement Between Marion County Veterans Helping Veterans, Inc. and Marion County \(Budget Impact - Neutral\)](#)

**7.2. Community Services:**

**7.2.1.** [Request Approval of the Marion County Standard Professional Services Agreement Challenge Grant with Neighborhood Housing and Development Corporation \(Budget Impact - Neutral; not to exceed \\$100,000\)](#)

**7.3. Fire Rescue:**

**7.3.1.** [Request Approval of Grant Agreement Number FM 1210 Between the State of Florida Department of Financial Services and the Marion County Board of County Commissioners for State Fiscal Year 2025-26 \(Budget Impact - Grant funds of \\$187,500\)](#)

**7.4. Municipal Services:**

7.4.1. [Request Acceptance of Dunnellon Oaks Improvement Area into Warranty Period and Authorization for Chairman to Execute Letter to Contractor \(Budget Impact - None\)](#)

7.5. **Parks & Recreation:**

7.5.1. [Request Approval of the Francis Marion Memorial at the Ocala-Marion County Veterans Memorial Park \(Budget Impact - Neutral; project funding provided by grant\)](#)

7.6. **Procurement Services:**

7.6.1. [Request Approval of Change Order One to Purchase Order 2501614: 25B-117 State Road 326 Water Main Extension 441 to County Road 25A - Integrity Site Development, Inc., Anthony, FL \(Budget Impact - Neutral; additional expenditure of \\$256,479.70\)](#)

7.6.2. [Request Approval of Change Order Two to Purchase Order 2301458: 23Q-067 Irish Acres to Silver Springs Regional Water Main Interconnect - Kimley-Horn and Associates, Inc., Ocala, FL \(Budget Impact - Neutral; additional expenditure of \\$22,490\)](#)

7.6.3. [Request Approval of Contract Amendments Under 18Q-160 SW/NW 80th/70th Avenue Widening Preliminary Engineering Report - Guerra Development Corporation, Ocala, FL \(Budget Impact - Neutral; total expenditure of \\$275,980.00\)](#)

7.6.4. [Request Approval of Selection Committee Recommendation: 25Q-118 CR 475 at SW 80th Street Intersection Improvement - Kittelson & Associates, Inc. Orlando, FL \(Budget Impact - Neutral; expenditure of \\$677,422\)](#)

7.6.5. [Request Approval of Selection Committee Recommendation: 26Q-005 Pre-Qualified Utilities Underground Contractors - Miller Pipeline, LLC, Indianapolis, IN, T&C Underground, Inc., Ocala, FL, Hartman Civil Construction Company, Inc., Ocala, FL, G W P Construction, Inc., Ocala, FL, Commercial Industrial Corp., Ocala, FL, Art Walker Construction, Inc., Ocala, FL, RCM Utilities, LLC, Eustis, FL, Sanpik, Inc., Longwood, FL, AMICI Engineering Contractors LLC, Miami, FL, 2-K Property Services LLC, Ocala, FL, Razorback LLC, Tarpon Springs, FL \(Budget Impact - None\)](#)

7.6.6. [Request Approval of Task Order: 25Q-106-TO-07 Utilities Engineering Design Support Services, Lift Station Upgrades and Equalization Basin Decommissioning Silver Springs Shores - Ardurra Group, Inc Ocala, FL \(Budget Impact - Neutral; expenditure of \\$136,460\)](#)

7.6.7. [Request Approval of Purchases \\$50,000 and Over](#)

7.7. **Tourist Development:**

7.7.1. [Request Approval of Tourist Development Council Recommendation for Room Night Generating Event \(Budget Impact - Neutral; expenditure of up to \\$1,300\)](#)

**7.8. Transportation - County Engineer:**

7.8.1. [Request Approval of a Resolution Authorizing the Interdepartmental Acquisition of Right of Way and Relocation or Adjustment of Effluent Spray Field Facilities in Conjunction with Marion County Road Construction Project for Emerald Road Extension from SE 92nd Loop to Florida Northern Railroad, Parcel 37508-000-00 \(Budget Impact - Neutral\)](#)

7.8.2. [Request Approval of a Purchase Agreement and Addendum Associated with the S Magnolia Avenue at SW 80th Street Intersection Improvement Project for Parcel 36143-003-00 \(Budget Impact - Neutral; expenditure of \\$1,400,000\)](#)

**8. COUNTY ATTORNEY: NONE**

**9. COUNTY ADMINISTRATOR:**

9.1. [Request Approval of Contract Direction: 20Q-161 Construction Manager Services - Dinkins Construction LLC \(Ocala, FL\), Cullison-Wright Construction Corp. \(Ocala, FL\), D.E. Scorpio Corporation \(Gainesville, FL\), Ausley Construction Company LLC \(Ocala, FL\), Charles Perry Partners, Inc. \(Gainesville, FL\) \(Budget Impact - None\)](#)

9.2. [Provide Update on Various Roadway Projects](#)

**10. COMMITTEE ITEMS:**

10.1. [Board of Adjustment - Request to Reappoint Incumbent Members to New Terms Ending January 2029](#)

10.2. [Land Development Regulation Commission - Request to Appoint Incumbent Alternate Member to Full Member, for an Unexpired Term Ending August 2026](#)

10.3. [Rainbow Lakes Estates MSD Advisory Committee - Request to Appoint One \(1\) New Member for a Full Term Ending January 2030](#)

**11. NOTATION FOR ACTION:**

11.1. [Request Adoption of Resolution to Declare a Public Hearing Date for Consideration of a Road Closure Petition Associated with Tract A of the Carriage Trail Plat, on Tuesday, March 3, 2026, at 10:00 a.m. in the McPherson Governmental Campus Auditorium](#)

**12. GENERAL PUBLIC COMMENTS:**

Scheduled requests will be heard first and limited to five (5) minutes. Unscheduled speakers will be limited to two (2) minutes. Citizens may contact Marion County Administration by 5:00 p.m. the Friday before the meeting at 352-438-2300 to request to speak or sign up online at: [www.marionfl.org](http://www.marionfl.org) .

**13. COMMISSIONER ITEMS:****13.1. Commission Comments****13.2. Commission Calendar****13.2.1. Present Commission Calendar****14. NOTATION FOR RECORD:****14.1. County Administrator Informational Items:**

- 14.1.1. Present Update on 2022-26 Strategic Plan Empowering Marion for Success II for January 2026**
- 14.1.2. Notification of Advisory Board Vacancies due to Members Passing**
- 14.1.3. Present the 2025-26 Commission Liaison and Projects Chart**
- 14.1.4. Present East Central Florida Regional Planning Council Roll Up Report for January 2026**
- 14.1.5. Present East Central Florida Regional Planning Council Marion County Housing Study**
- 14.1.6. Present the Updated 2026 Schedule of Regular Meetings of the Board of County Commissioners**
- 14.1.7. Present Letter Dated December 1, 2025 Regarding Maintenance of SR 200 of Landscape Median and Pedestrian Path**
- 14.1.8. Vehicle and Equipment Purchases Fiscal Year 2025-26**

**14.2. Present Walk-On Items From Previous BCC Meeting: NONE****14.3. Clerk of the Court:**

- 14.3.1. Present Revised Fiscal Year 2026-27 Annual Budget and Capital Improvement Program Calendar**
- 14.3.2. Present Monthly Report for the Building Department Budget and Actual**
- 14.3.3. Present Memorandum from Gregory C. Harrell, Clerk of the Circuit Court and Comptroller, regarding the Filing of Ordinance 25-57 with the Secretary of State's Office**
- 14.3.4. Present Letter Dated December 18, 2025 from the City Of Belleview, Development Services Department, Regarding Annexation Ordinance 2025-10 for Parcel No. 45367-000-00**

**14.3.5. [Present Regular Report of Utilization for Reserve for Contingencies](#)****14.4. Present for information and record, minutes and notices received from the following committees and agencies:****14.4.1. [Board of Adjustment - December 1, 2025](#)****14.4.2. [Development Review Committee \(DRC\) - December 15, 22, and 29, 2025](#)****14.4.3. [Planning and Zoning Commission - November 24, 2025](#)****14.4.4. [Parks & Recreation Advisory Council - September 24, 2025](#)****14.4.5. [Public Safety Coordinating Council \(PSCC\) - April 28, 2025](#)****14.5. General Informational Items:****14.5.1. Marion County Health Department – For the Latest health news and information, Visit the Website at <http://marion.floridahealth.gov/>****14.5.2. Southwest Florida Water Management District (SWFWMD) - For Minutes and Agendas, Visit the Website at <http://www.WaterMatters.org>****14.5.3. St. Johns River Water Management District (SJRWMD) - For Minutes and Agendas, Visit the Website at <https://www.sjrwmd.com>****14.5.4. Transportation Planning Organization (TPO) - For Minutes and Agendas, Visit the Website at <https://ocalamariontpo.org>****14.5.5. Withlacoochee Regional Water Supply Authority (WRWSA) - For Minutes and Agendas, Visit the Website at <http://www.wrwsa.org>****15. PLANNING & ZONING AND DRC WAIVER REQUESTS - REQUEST PROOF OF PUBLICATION (AT 2:00PM):****15.1. DRC Waiver Requests:****15.1.1. [Request for Waiver from Land Development Code Section 6.8.6 - Buffers for a Major Site Plan for Skyworks, Parcel Number 13326-001-00, Application Number 33518](#)****15.1.2. [Request for Waiver from Land Development Code Section 6.12.12.A.-D. - Sidewalks for a Preliminary Plat for River Crest \(fka River Run\), Parcel Number 3296-000-001, Application Number 33308 \(Budget Impact - None\)](#)****15.1.3. [Request for Waiver from Land Development Code Section 6.8.6- Buffers for a Preliminary Plat for River Crest \(fka River Run\), Parcel Number 3296-000-001, Application Number 33308](#)****15.2. Present Cover Documents from Planning and Zoning Commission Public Hearing**

**15.3. Planning and Zoning Items for Individual Consideration:**

- 15.3.1.** [251004SU - Kevin and Barbara Marovich, Special Use Permit to Allow for a Mini-Farm Operation, in a Single-Family Dwelling \(R-1\) Zone, 11.78 Acres, Parcel Account Number 36142-000-00, Site Address 7600 S Magnolia Avenue, Ocala FL 34476](#)
- 15.3.2.** [260101SU - Alain Alberto Gonzalez & Darianny Serrano Mulet, Special Use Permit, to Allow for Commercial Parking of Two \(2\) Dump Trucks, in a General Agriculture \(A-1\) Zone, 4.58 Acre Parcel, on Parcel Account Number 3499-000-007, Site Address 10750 SW 105th Street, Ocala, FL 34481](#)
- 15.3.3.** [250903ZC - 520 NE 82nd Terrace LLC, Zoning Change from General Agriculture \(A-1\), Regional Business \(B-4\), and Heavy Business \(B-5\) to Rural Activity Center \(RAC\), for All Permitted Uses, 7.65 Acre Tract, Parcel Account Numbers 44812-000-00 and 44812-001-00, Site Addresses 16262, 16264, and 16340 S Highway 475 Summerfield, FL 34491](#)
- 15.3.4.** [260107ZP - Midway 65 LLC., Zoning Change from Single-Family Dwelling \(R-1\) to Planned Unit Development \(PUD\) for a maximum of 329 detached single-family homes, 110.14 acres, Parcel Account Number 9027-0000-02, No Address Assigned](#)

**15.3. Adoption of Planning and Zoning Ordinance**