

The Marion County Land Development Regulation Commission met on June 17, 2026, at 5:30 p.m. in the Board of County Commissioners Auditorium, 601 SE 25th Avenue, Ocala, Florida.

CALL TO ORDER

Chairman David Tillman called the meeting to order at 5:30 p.m.

ROLL CALL & PLEDGE OF ALLEGIANCE

Kimberly Lamb called roll, and the quorum was confirmed.

Board members present were Chairman David Tillman, Vice Chairman Gene Losito, Erica Larson, Robert Stepp, Nate Chambers, and Jimmy Gooding. Richard Busche was not present during the roll call, but the Chair confirmed his attendance on record at 5:39 p.m., immediately after roll and previous minutes were approved.

Staff members present were Chief Assistant County Attorney Dana Olesky, Assistant County Administrator Tracy Straub, Growth Services Director Chuck Varadin, Growth Services Deputy Director Ken Weyrauch, Development Review Coordinators Elizabeth Madeloni and Elizabeth Cotos, Parks & Recreation Director Jim Couillard, Project Coordinator Susan Heyen, Growth Services Administrative Manager Autumn Williams, and Administrative Staff Assistant Kimberly Lamb.

Chairman David Tillman led the Pledge of Allegiance.

Following the adoption of the minutes, Board Member Jimmy Gooding disclosed a conflict of interest regarding the item on this evening's agenda. He noted for the record that he would still participate in the discussion of the item, although he is not a voting member at tonight's hearing.

Chairman David Tillman opened the meeting by welcoming the new board member, Jimmy Gooding, and expressing appreciation for their willingness to serve. He then provided a brief overview of how the meeting would proceed, outlining the order of the agenda items and explaining the process for discussion and public comment.

ACKNOWLEDGEMENT OF PROOF OF PUBLICATION

Kimberly Lamb read the Proof of Publication and advised that the meeting was properly advertised.

1. ADOPT THE FOLLOWING MINUTES

LDRC Board Member Nate Chambers made a motion to adopt the minutes from the June 3, 2026, meeting. The motion was seconded by Board Member Robert Stepp. The motion passed unanimously (5-0).

2. SCHEDULED ITEMS

2.1 PUBLIC HEARING - Presentation and Consideration for Proposed Marion County Land Development Code (LDC) Article 6, Division 7 Tree Protection and Replacement

Jim Couillard, Parks & Recreation Director, opened the discussion regarding this item.

LDRC Board Members voiced their recommendations and comments regarding the current language.

The following member of the public spoke during Public Comment:

1. Paul Sanders – 9862 SW 74th Avenue, Ocala
 - Expressed concern regarding his previously approved PUD if he would have to change it once this code goes into effect. He also questioned his buffer zone and how it would be affected by the developer.

LDRC Board Member Gene Losito made a motion to recommend approval as amended to the Board of County Commissioners Hearing on July 8, 2026. Motion was seconded by Board Member Erica Larson. Motion passed unanimously (6-0)

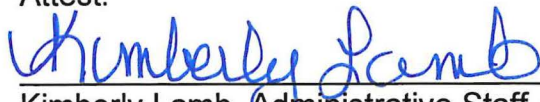
3. NEW BUSINESS

3.1 Next Public Hearing - Section 6.7: Tree Protection and Replacement Continuation of the BCC Second Public Hearing Scheduled for July 8, 2026, at 9:00 a.m., to be held in the McPherson Governmental Campus Auditorium. Note: The Next LDRC Workshop will be at the Growth Services Main Training Room on July 1, 2026, at 5:30 pm

ADJOURNMENT

The workshop adjourned at 7:06 p.m.

Attest:



Kimberly Lamb, Administrative Staff Assistant



David Tillman, Chairman

FORM 8B MEMORANDUM OF VOTING CONFLICT FOR COUNTY, MUNICIPAL, AND OTHER LOCAL PUBLIC OFFICERS

LAST NAME—FIRST NAME—MIDDLE NAME <i>Gooding William James II</i>		NAME OF BOARD, COUNCIL, COMMISSION, AUTHORITY, OR COMMITTEE <i>Marion County @ LDRC</i>	
MAILING ADDRESS <i>1531 SE 36 Ave</i>		THE BOARD, COUNCIL, COMMISSION, AUTHORITY OR COMMITTEE ON WHICH I SERVE IS A UNIT OF:	
CITY <i>Ocala FL</i>	COUNTY <i>Marion</i>	☐ CITY ☒ COUNTY ☐ OTHER LOCAL AGENCY	
DATE ON WHICH VOTE OCCURRED <i>6/17/26</i>		NAME OF POLITICAL SUBDIVISION: <i>Marion County</i>	
		MY POSITION IS: ☐ ELECTIVE ☒ APPOINTEE	

WHO MUST FILE FORM 8B

This form is for use by any person serving at the county, city, or other local level of government on an appointed or elected board, council, commission, authority, or committee. It applies to members of advisory and non-advisory bodies who are presented with a voting conflict of interest under Section 112.3143, Florida Statutes.

Your responsibilities under the law when faced with voting on a measure in which you have a conflict of interest will vary greatly depending on whether you hold an elective or appointive position. For this reason, please pay close attention to the instructions on this form before completing and filing the form.

INSTRUCTIONS FOR COMPLIANCE WITH SECTION 112.3143, FLORIDA STATUTES

A person holding elective or appointive county, municipal, or other local public office **MUST ABSTAIN** from voting on a measure which would inure to his or her special private gain or loss. Each elected or appointed local officer also **MUST ABSTAIN** from knowingly voting on a measure which would inure to the special gain or loss of a principal (other than a government agency) by whom he or she is retained (including the parent, subsidiary, or sibling organization of a principal by which he or she is retained); to the special private gain or loss of a relative; or to the special private gain or loss of a business associate. Commissioners of community redevelopment agencies (CRAs) under Sec. 163.356 or 163.357, F.S., and officers of independent special tax districts elected on a one-acre, one-vote basis are not prohibited from voting in that capacity.

For purposes of this law, a "relative" includes only the officer's father, mother, son, daughter, husband, wife, brother, sister, father-in-law, mother-in-law, son-in-law, and daughter-in-law. A "business associate" means any person or entity engaged in or carrying on a business enterprise with the officer as a partner, joint venturer, coowner of property, or corporate shareholder (where the shares of the corporation are not listed on any national or regional stock exchange).

* * * * *

ELECTED OFFICERS:

In addition to abstaining from voting in the situations described above, you must disclose the conflict:

PRIOR TO THE VOTE BEING TAKEN by publicly stating to the assembly the nature of your interest in the measure on which you are abstaining from voting; and

WITHIN 15 DAYS AFTER THE VOTE OCCURS by completing and filing this form with the person responsible for recording the minutes of the meeting, who should incorporate the form in the minutes.

* * * * *

APPOINTED OFFICERS:

Although you must abstain from voting in the situations described above, you are not prohibited by Section 112.3143 from otherwise participating in these matters. However, you must disclose the nature of the conflict before making any attempt to influence the decision, whether orally or in writing and whether made by you or at your direction.

IF YOU INTEND TO MAKE ANY ATTEMPT TO INFLUENCE THE DECISION PRIOR TO THE MEETING AT WHICH THE VOTE WILL BE TAKEN:

- You must complete and file this form (before making any attempt to influence the decision) with the person responsible for recording the minutes of the meeting, who will incorporate the form in the minutes. (Continued on page 2)

APPOINTED OFFICERS (continued)

- A copy of the form must be provided immediately to the other members of the agency.
- The form must be read publicly at the next meeting after the form is filed.

IF YOU MAKE NO ATTEMPT TO INFLUENCE THE DECISION EXCEPT BY DISCUSSION AT THE MEETING:

- You must disclose orally the nature of your conflict in the measure before participating.
- You must complete the form and file it within 15 days after the vote occurs with the person responsible for recording the minutes of the meeting, who must incorporate the form in the minutes. A copy of the form must be provided immediately to the other members of the agency, and the form must be read publicly at the next meeting after the form is filed.

DISCLOSURE OF LOCAL OFFICER'S INTEREST

I, Willie Jean Goudy III, hereby disclose that on 7~~th~~ June 17, 2027:

(a) A measure came or will come before my agency which (check one or more)

- ☐ inured to my special private gain or loss;
- ☒ inured to the special gain or loss of my business associate, See * below;
- ☐ inured to the special gain or loss of my relative, _____;
- ☐ inured to the special gain or loss of _____, by whom I am retained; or
- ☐ inured to the special gain or loss of _____, which is the parent subsidiary, or sibling organization or subsidiary of a principal which has retained me.

(b) The measure before my agency and the nature of my conflicting interest in the measure is as follows:

Article 6, Division 7 of LOC (Tree protection)

* Business associates: Companies owned in whole or in part by Harvey Vandenberg, Chris Drastoy, Matt Fabian, & John & Todd Rudnaugh

If disclosure of specific information would violate confidentiality or privilege pursuant to law or rules governing attorneys, a public officer, who is also an attorney, may comply with the disclosure requirements of this section by disclosing the nature of the interest in such a way as to provide the public with notice of the conflict.

6/17/23
Date Filed

[Signature]
Signature

NOTICE: UNDER PROVISIONS OF FLORIDA STATUTES §112.317, A FAILURE TO MAKE ANY REQUIRED DISCLOSURE CONSTITUTES GROUNDS FOR AND MAY BE PUNISHED BY ONE OR MORE OF THE FOLLOWING: IMPEACHMENT, REMOVAL OR SUSPENSION FROM OFFICE OR EMPLOYMENT, DEMOTION, REDUCTION IN SALARY, REPRIMAND, OR A CIVIL PENALTY NOT TO EXCEED \$10,000.