



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, Vice-Chair
District 3 – Matthew McClain, Commissioner
District 4 – Carl Zalak, III, Commissioner
District 5 – Michelle Stone, Chair

Tuesday, July 16, 2024

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 also held on the third Tuesday of each month at 2 p.m.

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 DVDs can be requested by contacting 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 - Recognition of College Swimming Coaches Association of America and Florida Aquatics Swimming and Training as Recipient of the Florida Sports Foundation Award Small Market Event of the Year for the College Swimming Coaches Association of America Swimming and Diving National Invitational Championship 2024-27 - Loretta Shaffer, Tourism Director \(Presentation Only\)](#)
- 1.2. [PRESENTATION - National Association of Counties National Achievement Award for the No Horsin' Around with Marion Anti-Litter Campaign, Amanda Tart, Assistant County Administrator \(Presentation Only\)](#)
- 1.3. [PRESENTATION - "Litter Hero Award" Special Recognition of Florida Fish and Wildlife Conservation - Mark Johnson, Solid Waste Director \(Presentation Only\)](#)
- 1.4. [PRESENTATION - Recognition of Parks and Recreation Department Volunteers - Jim Couillard, Parks and Recreation Director \(Presentation Only\)](#)
- 1.5. [PROCLAMATION - Parks and Recreation Professionals Day - Jim Couillard, Parks and Recreation Director \(Approval and Presentation\)](#)
- 1.6. [PRESENTATION - Employee Service Awards - Sara Caron, Director of Human Resources \(Approval and Presentation\)](#)

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.

3. ADOPT THE FOLLOWING MINUTES: NONE**4. CONSTITUTIONAL OFFICERS AND GOVERNMENTAL OR OUTSIDE AGENCIES:**

- 4.1. [Billy Woods, Sheriff - Request Approval of 2023-2025 Edward Byrne Memorial Justice Assistance Grant Program - Countywide](#)

5. CLERK OF THE CIRCUIT COURT:**5.1. Budget Amendment**

- 5.1.1. [General Fund - Emergency Medical Services - \\$18,000](#)

- 5.1.2. [General Fund - Emergency Medical Services - \\$50,000](#)
- 5.1.3. [General Fund - Multiple Court Departments - \\$54,166](#)
- 5.1.4. [General Fund - Public Safety Communications - \\$16,770](#)
- 5.1.5. [Fire, Rescue and EMS Fund - Fire Rescue Services - \\$19,500](#)
- 5.1.6. [Marion County Utility Fund - Utilities Capital Construction - \\$400,000](#)
- 5.1.7. [Silver Springs Acres MSBU for Road Maintenance - Silver Springs Acres Road Maintenance - \\$66,000](#)
- 5.1.8. [Silver Springs Shores Special Tax District - Silver Springs Shores - \\$25,000](#)

5.2. Project Adjustment

- 5.2.1. [Transfer Project Funds and Amend the Capital Improvement Program - American Rescue Plan Local Fiscal Recovery Fund - \\$110,000](#)

5.3. Clerk of the Court Items

- 5.3.1. [Request Approval of Proposed \(Maximum\) Millage Rates and Scheduling of First Public Hearings for FY 2024-25](#)
- 5.3.2. [Present the Acquisition or Disposition of Property Forms Authorizing Changes in Status, as Follows: 037084, 037275, 038740, 040749, 040822, 042411, 044538, 044860, 045160, 049446, 049991, 054491, 55054, and 55103](#)

6. PUBLIC HEARINGS (Request Proof of Publication) at 10:00 am:

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.

- 6.1. [PUBLIC HEARING to Consider the Adoption of an Ordinance to be Known as the "Marion County Health Freedom Bill of Rights", in Order to Safeguard Healthcare Rights and Freedoms of Marion County Residents](#)

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. Community Services:

- 7.1.1. [Request Approval of the Marion County Standard Professional Facilities Agreement Home Investment Partnerships American Rescue Plan Program between Marion County and Wear Gloves, Inc. \(Budget Impact - Neutral; not to exceed \\$1,035,000\)](#)

7.2. Development Review Committee:

- 7.2.1. [Request to Reaffirm Approval of the Final Plat/Replat for Ocala Preserve Phase 8, Project Number 2021070058, Application Number 30135 \(Budget Impact - None\)](#)

7.3. Fire Rescue:

- 7.3.1. [Request Approval of the Modification to Subgrant Agreement between the Division of Emergency Management and Marion County \(Budget Impact - Revenue of \\$214,673\)](#)

7.4. Human Resources:

- 7.4.1. [Request Approval of the Reclassification of One \(1\) Court Alternative Coordinator Position, Pay Grade 106 Non-Exempt, to One \(1\) Court Program Specialist Position, Pay Grade 107 Non-Exempt, within the Budget of Pre-Trial Release AA266739 \(Budget Impact - Expenditure of \\$3,224\)](#)

7.5. Procurement Services:

- 7.5.1. [Request Approval of Bid Award: 24B-248 Silver Springs Shores Security Fence Replacement - C. Richie Fencing Co., Inverness, FL \(Budget Impact - Neutral; expenditure of \\$56,400 as approved in the FY 2023-24 budget\)](#)
- 7.5.2. [Request Approval of Change Order 1 to Purchase Order 2101067: State Attorney's Fourth Floor Build Out and Courtroom Design - Rispoli & Associates Architecture, Inc., Ocala, FL \(Budget Impact - Neutral; additional expenditure of \\$10,450 as approved in FY 2023-24 budget\)](#)
- 7.5.3. [Request Approval of Change Order 1 to Purchase Order 2301247: Consolidated Fleet Facility - Rispoli & Associates Architecture, Inc., Ocala, FL \(Budget Impact - Neutral; additional expenditure of \\$95,340 as approved in FY 2023-24 budget\)](#)
- 7.5.4. [Request Approval of Change Order 2 to Purchase Order 2400544: Neptune Water Meters - Ferguson US Holdings, Inc., Newport News, VA \(Budget Impact - Neutral; additional expenditure of \\$800,000 as approved in FY 2023-24 budget\)](#)
- 7.5.5. [Request Approval of Contract Reassignment: 22Q-153 Pre-Qualified Auto Body Repair Provider - Crash Champions LLC, Ocala, FL \(Budget Impact - None\)](#)

- 7.5.6. [Request Approval of Contract Renewal: 21B-192-CA-01, Metal Fabrication and Repair Services - D&S Steel, Inc., Dunnellon, FL \(Budget Impact - Neutral; estimated expenditure of \\$50,000 as proposed in FY 2024-25 budget\)](#)
- 7.5.7. [Request Approval of Contract Renewal: 21P-087-CA-03, Patient Invoicing and Mailing Services - InfoSend, Inc. Anaheim, CA \(Budget Impact - Neutral; estimated expenditure of \\$57,000 as approved in the FY 2023-24 budget\)](#)
- 7.5.8. [Request Approval of Fourth Contract Amendment: 21C-037-CA-04, 800MHz Radio IQ Networking - CenturyLink Communications LLC dba Lumen Technologies Group, Monroe, LA \(Budget Impact - Neutral; additional expenditure of \\$800 per month as approved in FY 2023-24 budget\)](#)
- 7.5.9. [Request Approval of Second Contract Amendment: 19Q-086-CA-02 Florida Crossroads Commerce Park Road - Kimley-Horn and Associates, Inc., Ocala, FL \(Budget Impact - Neutral; additional expenditure of \\$360,220 as approved in the FY 2023-24 budget\)](#)
- 7.5.10. [Request Approval of Selection Committee Recommendation: 24P-239 Promotional Items - Soar Promo, LLC, Neptune Ventures, LLC \(Budget Impact - Neutral\)](#)
- 7.5.11. [Request Approval of Seventh Contract Amendment: 18Q-160-CA-07 Southwest/Northwest 80th/70th Avenue Widening Preliminary Engineering Report - Guerra Development Corp., Ocala, FL \(Budget Impact - additional expenditure of \\$99,275 as approved in the FY 2023-24 budget\)](#)
- 7.5.12. [Request Approval of Task Order for Construction Manager: 20Q-161-TO-42 Fire Station 22 Kitchen Remodel - D.E. Scorpio Corporation dba Scorpio, Gainesville, FL \(Budget Impact - Neutral; expenditure of \\$147,366 as approved in FY 2023-24 budget\)](#)
- 7.5.13. [Request Approval for Task Order for Miscellaneous Maintenance for Roads, Right-of-Ways, and Stormwater Maintenance Facilities: 22Q-141-TO-03 DRA 3250 Erosion Repair - Major Maintenance Project - Hartman Civil Construction Co., Inc., Hernando, FL \(Budget Impact - Neutral; expenditure of \\$143,837 as approved in the FY 2023-24 budget\)](#)

7.6. Solid Waste:

- 7.6.1. [Request Approval for State of Florida Department of Environmental Protection Standard Grant Agreement HW504 \(Budget Impact - None\)](#)

7.7. Transportation - County Engineer:

- 7.7.1. [Request Approval of a Purchase Agreement Associated with the NE 35th Street Phase 2 Road Project for Parcel 1558-002-018 \(Budget Impact - Neutral; expenditure of \\$135,000 as approved in the FY 2023-24 budget\)](#)
- 7.7.2. [Request Approval to Declare Parcel Number 1534-008-001 and Parcel Number 9037-1218-14 as Surplus and Authorize Staff to Proceed with the Donation \(Budget Impact - None\)](#)
- 7.7.3. [Request Approval of a Purchase Agreement Associated with the NE 35th Street Phase 1B Road Project for Parcel 15509-000-00 \(Budget Impact - Neutral; expenditure of \\$72,000 as approved in the FY 2023-24 budget\)](#)
- 7.7.4. [Request to Approve Temporary Easement Purchase Agreement and Grant of Temporary Construction Easement Agreement Between Marion County and Century Link of Florida, LLC, associated with the NW/SW 80th Avenue and West Highway 40 Intersection Road Improvement Project \(Budget Impact - Neutral; expenditure of \\$16,001 as approved in the FY 2023-24 budget\)](#)
- 7.7.5. [Request Approval of Reinstatement of, and First Amendment to, Marion County Subdivision Improvement Agreement with Surety Bond for Oak Hammock Preserve Subdivision, Application Number 29639 \(Budget Impact - None\)](#)
- 7.8. **Utilities:**
 - 7.8.1. [Request Approval of In-House Water Line Extension Program Resolution to Support Marion Oaks Unit 4 \(Budget Impact - \\$3,722,482 as approved in FY 2023-24 budget\)](#)
 - 7.8.2. [Request Approval of In-House Water Line Extension Program Resolution to Support MCIH-MO9-01 \(Budget Impact - Neutral; \\$23,320 as approved in FY 2023-24 budget\)](#)
 - 7.8.3. [Request Approval of Water Main Extension Connection Agreement WME-013 Between Holiday Builders, Inc. and Marion County Utilities \(Budget Impact - Neutral; \\$26,292 as approved in FY 2023-24 budget\)](#)
 - 7.8.4. [Request Approval of Water Main Extension Connection Agreement WME-020 Between Boavista Properties LLC and Marion County Utilities \(Budget Impact - Neutral; \\$22,250 as approved in FY 2023-24 budget\)](#)
 - 7.8.5. [Request Approval of Water Main Extension Connection Agreement WME-030 Between SW 133rd Lane Land Trust and Marion County Utilities \(Budget Impact - Neutral; \\$46,671 as approved in FY 2023-24 budget\)](#)

7.8.6. [Request Approval of Water Main Extension Connection Agreement WME-036 Between Kasouza LLC and Marion County Utilities \(Budget Impact - Neutral; \\$19,620 as approved in FY 2023-24 budget\)](#)

7.8.7. [Request Approval of Water Main Extension Connection Agreement WME-067-S Between Sam Boyle Construction LLC and Marion County Utilities \(Budget Impact - Neutral; \\$77,388 as approved in FY 2023-24 budget\)](#)

8. COUNTY ATTORNEY: NONE

9. COUNTY ADMINISTRATOR:

9.1. [Request Approval of the First Amendment to the Preliminary Engineering Report, Typical Section, and Alignment for SW/NW 80th/70th Avenue - From SW 90th Street to 0.5-mile North of US Highway 27 \(Budget Impact - None\)](#)

9.2. [Update on Veterans Affairs Billing Process](#)

10. COMMITTEE ITEMS:

10.1. [Board of Adjustment - Request Appointment of Incumbent Alternate Member to Full Member, for an Unexpired Term Ending June 2026](#)

11. NOTATION FOR ACTION:

11.1. [Request for an Executive Session \("Shade Meeting"\) Pursuant to Florida Statutes 286.011\(8\) to Discuss Settlement Negotiations and/or Litigation Strategy in the Case of Phillip Shinn v. Marion County Board of County Commissioners, Case Number 2023-CA-1063, Immediately Following the Conclusion of the 9:00 a.m. Meeting of the Board of County Commissioners on Tuesday, August 6, 2024](#)

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.

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 Chamber and Economic Partnership June 2024 Activity and Quarterly Financials - April 2024 Through June 2024](#)
- 14.1.2. [Present Letter from Indigo East Community Development District Dated June 18, 2024 Regarding Proposed Budget FY 2025](#)
- 14.1.3. [Present Letter from Candler Hills Community Development District Dated June 18, 2024 Regarding Proposed Budget FY 2025](#)
- 14.1.4. [Present Update on 2022-26 Strategic Plan Empowering Marion for Success II for July 2024](#)
- 14.1.5. [Present Monthly Building Safety Productivity Report for the Month of June 2024](#)
- 14.2. Present Walk-On Items From Previous BCC Meeting:**
 - 14.2.1. [Request Authorization to Engage Services of Outside Counsel for Appellate Work](#)
 - 14.2.2. [Request Authorization to File Confidential Statement Regarding Appropriateness of Appellate Mediation in AZ Ocala Ranch, LLC, and Marion Mitigation LLC v. Marion County Appeal](#)
 - 14.2.3. [Request to Reschedule and Advertise a Marion County Community Redevelopment Agency Meeting to Consider Approval of the 2024 Silver Springs Community Redevelopment Area Master Plan from Thursday, July 11, 2024 at 9:00 a.m. to Tuesday, August 6th, 2024 at 2:00pm in the McPherson Governmental Campus Auditorium](#)
- 14.3. General Informational Items:**
 - 14.3.1. [Marion County Evaluation and Appraisal Report and Planning Framework Study \(Public Service Announcement\) Meeting Dates](#)
 - 14.3.2. Marion County Health Department – For the Latest health news and information, Visit the Website at <http://marion.floridahealth.gov/>
- 14.4. Clerk of the Court:**
 - 14.4.1. [Present Financial Statements And Independent Auditor's Report For Year Ended September 30, 2023, Prepared By James E. Davis, Certified Public Accountant, For Marion Soil And Water Conservation District](#)
 - 14.4.2. [Present Memorandum from Gregory C. Harrell, Clerk of The Circuit Court and Comptroller, Regarding the Filing of Ordinances 24-16 And 24-17 With the Secretary of State's Office](#)
 - 14.4.3. [Present Administrative Budget Transfer Report for FY 2023-24](#)
 - 14.4.4. [Present Letter Dated July 2, 2024 From the City of Belleview, Development Services Department, Regarding Annexation Ordinance 2024-22 For Parcel Number 38510-005-03](#)

14.4.5. [Present Regular Report of Utilization for Reserve for Contingencies](#)

14.4.6. [Present Monthly Report for the Building Department Budget and Actual](#)

14.5. Present for information and record, minutes and notices received from the following committees and agencies:

14.5.1. [Development Review Committee - June 17, 2024](#)

14.5.2. [Marion County Historical Commission - April 8 and May 13, 2024](#)

14.5.3. [Planning and Zoning Commission - May 29, 2024](#)

14.5.4. Southwest Florida Water Management District (SWFWMD) - For Minutes and Agendas, Visit the Website at <http://www.WaterMatters.org>

14.5.5. St. Johns River Water Management District (SJRWMD) - For Minutes and Agendas, Visit the Website at <https://www.sjrwmd.com>

14.5.6. Transportation Planning Organization (TPO) - For Minutes and Agendas, Visit the Website at <https://ocalamariontpo.org>

14.5.7. 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):

[Present Cover Documents from Planning and Zoning Commission Past Public Hearing](#)

15.1. DRC Waiver Requests and Public Hearings:

15.1.1. [Request for Waiver from Land Development Code Section 6.14.2.B\(1\)\(a\) - Water Connection for James Hall associated with Building Safety Permit Number 2024041824 for a Replacement Manufactured Home, Parcel Number 48187-011-00, Application Number 31459 \(Budget Impact - None\)](#)

15.2. Planning and Zoning Consent Items:

15.2.1. [240707ZC - Ocala Equine Hospital Real Estate, LLP, Zoning Change from Community Business \(B-2\) to General Agriculture \(A-1\), 22.38 Acres, Parcel Account Numbers 12557-000-00 and 12557-001-000, Site Address 10855 NW Highway 27, Ocala, FL 34482](#)

15.2.2. [240709ZC - Southern Beauty Real Estate, Zoning Change from Single Family Residential \(R-1\) to Residential Office \(R-O\) on 0.62 acres, Parcel Account Number 29959-000-00, Site Address 2631 SE Lake Weir Avenue, Ocala, FL 34471](#)

15.3. Planning and Zoning Items for Individual Consideration:

- 15.3.1. [240702RA - April Smith, Reasonable Accommodation for Two Emotional Support Roosters in Mixed Residential \(R-4\) Zone, on 0.18 acres, Parcel Account Number 16623-129-00, Site Address 17065 NE 37th Street, Silver Springs, FL 34488](#)
- 15.3.2. [240710ZC - YPSG, Inc., Zoning Change from Regional Business \(B-4\) to Community Business \(B-2\), 0.33 Acres, Parcel Account Number 4879-003-001, Site Address 13414 E Hwy 25, Ocklawaha, FL 32179](#)
- 15.3.3. [240711SU - YPSG, Inc., Special Use Permit for a Warehouse for Storage of Telecommunication Equipment in a Community Business \(B-2\) Zone, 0.56 Acres, Parcel Account Numbers 4879-003-001 and 4879-003-006, Site Address 13414 E Hwy 25, Ocklawaha, FL 32179](#)
- 15.3.4. [240704SU - Olivia O'Quinn and Marvin Davis, Special Use Permit to Allow for an Existing Pole Barn Built Without Permit, in a Single-Family Dwelling \(R-1\) Zone, 0.34 Acres, Parcel Account Number 1072-002-002, No Address Assigned](#)
- 15.3.5. [24-S06 - David Reynolds, Small Scale Future Land Use Change from Rural Land \(RL\) to Commercial \(COM\), 2.27 acres, Parcel Account Number 48375-000-00, Site Address 6885 SE Highway 42 US, Summerfield, FL 32113](#)
- 15.3.6. [201204ZC - The C-25 Group, LLC, Requests Approval for the Highland Bellevue East Planned Unit Development, Final Planned Unit Development Master Plan/Preliminary Plat, Parcel Number 39196-003-01, Current Owner C-25 Group, LLC](#)

15.4. Adoption of Ordinance