



Marion County

Community Redevelopment Agency

Meeting Agenda

Tuesday, December 16, 2025

1:50 PM

**McPherson Governmental
Campus Auditorium**

ROLL CALL AND PLEDGE OF ALLEGIANCE

PROOF OF PUBLICATION

1. ADOPT THE FOLLOWING MINUTES: NONE

2. SCHEDULED ITEMS

2.1. [Request Approval to Schedule and Advertise the Marion County Community Redevelopment Agency 2026 Schedule of Meetings \(Budget Impact - Neutral\)](#)

2.2. [Request Approval of Budget Amendment for Silver Springs CRA Trust Fund Fiscal Year 2025-2026 - Administrative \(\\$86,983\)](#)

3. NEW BUSINESS

ADJOURN



Marion County

Community Redevelopment Agency

Agenda Item

File No.: 2025-21450

Agenda Date: 12/16/2025

Agenda No.: 2.1.

SUBJECT:

Request Approval to Schedule and Advertise the Marion County Community Redevelopment Agency 2026 Schedule of Meetings (Budget Impact - Neutral)

INITIATOR:

Christopher D. Rison, Senior Planner

DEPARTMENT:

Growth Services

DESCRIPTION/BACKGROUND:

The Board of the Marion County Community Redevelopment Agency (Agency) must meet regularly to maintain the active status of the Agency consistent with §163.330 and §189, F.S.

A limited meeting schedule is recommended, including meetings for considerations related to the Agency's Silver Springs Community Redevelopment Area (CRA) Budget. The attached recommended 2026 Schedule of Meetings is coordinated with the approved 2026 Schedule of Board of County Commissioner Meetings. This pattern is similar to other local governments regarding Agency meetings, including the City of Ocala.

Approval of the annual schedule of meetings allows for advance planning and proper notice of meetings at the beginning of each year. The Agency Board maintains flexibility to schedule, cancel, or reschedule any meetings should the need arise.

BUDGET/IMPACT:

Neutral; advertising cost approved in FY 2025-26 budget.

RECOMMENDED ACTION:

Motion to approve the attached 2026 Schedule of Meetings and authorize staff to advertise the Schedule of Meetings.



Marion County Community Redevelopment Agency 2026 Schedule of Meetings

February 17, 2026, at 1:50 p.m.*
(3rd Tuesday)

April 21, 2026, at 1:50 p.m.
(3rd Tuesday)

June 16, 2026, at 1:50 p.m.*
(3rd Tuesday)

September 1, 2026, at 1:50 p.m.*
(1st Tuesday)

October 20, 2026, at 1:50 p.m.
(3rd Tuesday)

December 15, 2026, at 1:50 p.m.
(3rd Tuesday)

*Projected budget-related meetings.



Marion County

Community Redevelopment Agency

Agenda Item

File No.: 2025-21451

Agenda Date: 12/16/2025

Agenda No.: 2.2.

SUBJECT:

Request Approval of Budget Amendment for Silver Springs CRA Trust Fund Fiscal Year 2025-2026 - Administrative (\$86,983)

INITIATOR:

Christopher D. Rison, Senior Planer

DEPARTMENT:

Growth Services

DESCRIPTION/BACKGROUND:

The Silver Springs Community Redevelopment Area (CRA) Trust Fund's Fiscal Year 2025-2026 (FY 2025-26) Budget was adopted by the Marion County Community Redevelopment Agency Board (Agency) in September 2025. Subsequently, the Marion County Board of County Commissioners adopted a reduced millage rate from that used in preparing the budget. The reduced millage rate results in a CRA increment revenue reduction of \$56,983 to be reflected in the CRA budget with a suitable budget amendment reducing budgeted expenses. Further, staff proposes a budget amendment to increase the Professional Services line item by \$30,000 to seek contract services for evaluation of a current request for an increment revenue rebate and corresponding rebate agreement.

Staff recommends approval of the attached budget amendment resolution to direct \$30,000 to Professional Services and reduce the Improvements Other Than Buildings and Grants & Aid line items to reflect the reduced CRA increment revenue received.

BUDGET/IMPACT:

Revenue decrease (funding reduction) of \$56,983; Neutral amendment of \$30,000.

RECOMMENDED ACTION:

Motion to approve the attached Budget Amendment Resolution.



LEGAL REQUEST MEMORANDUM (LRM)

From: (Name) Rison Christopher (Dept) Planning - 1700
(Title) Senior Planner (Phone) xt. 2624
Signature [It's me] Date Monday, December 1, 2025

The Office of the County Attorney is requested to provide legal assistance as detailed in this legal request and supporting documents (attached).

Request for: ☐ Draft Document ☒ Approve as to Form ☐ RESUBMIT LRM No. _____
☐ Legal Opinion ☐ Other

Description of Request

Please find attached a draft BAR Resolution for the Silver Springs CRA FY25-26 Budget. The CRA TIF revenue was less than projected based on the final BCC adopted budget (net reduction of \$56,982). Also, an increase of \$30,000 in the Professional Services line item is proposed to enable 3rd party review of an proposed TIF Rebate request. The gross TIF Revenue reduction is reflected by reductions in the Improvements Other Than Buildings and Grants & Aid line items, and the funds for Professional Services will also come from the Improvements Other Than Buildings line item. I have attached the MSWord version for your review/edit. (I will include this LRM draft in the preliminary CRA Agenda upload as a placeholder, and will 'switch out' the completed LRM once received.)

For more information or discussion, contact: ☒ Same as above
(Name) _____ (Title) _____ (Phone) _____
Last First

Agenda Item? ☒ Yes ☐ No Agenda Date: 12/16/2025
Agenda Deadline Date for **Legal:** Monday, December 8, 2025 Agenda Deadline Date for **Admin:** Monday, December 8, 2025

Note: Please allow a MINIMUM of 5 working days BEFORE deadlines for LRM to be completed.

DO NOT COMPLETE - Office of the County Attorney use ONLY

LRM No. 2025-1300

Assigned to: ☐ Matthew Guy Minter, County Attorney ☒ Dana E. Olesky, Chief Asst. County Attorney ☐ Linda Blackburn Asst. County Attorney ☐ Thomas Schwartz Asst. County Attorney ☐ Valdoston Shealey Asst. County Attorne

Outcome:

☒ Approved as to form and legal sufficiency
☐ Approved with revisions: ☐ Suggested ☐ Completed
☐ Other:

Date Received:

RECEIVED

By Marion County Attorney-HF at Dec 02, 2025

Attorney Signature: [Signature] Date 12/4/2025

Staff Signature: [Signature] Date: 12/04/25 Returned: ☐ Department ☐ Admin ☐ Completed

RESOLUTION NUMBER 2025 – R - ____

**A RESOLUTION OF THE MARION COUNTY COMMUNITY REDEVELOPMENT AGENCY OF
MARION COUNTY, FLORIDA, TO AMEND THE SILVER SPRINGS COMMUNITY
REDEVELOPMENT AREA TRUST FUND FISCAL YEAR 2025-2026 BUDGET**

WHEREAS, Marion County, Florida, established the Marion County Community Redevelopment Agency (“Agency”) pursuant to Section 163, Part III, F.S., and Marion County Ordinance 2013-4;

WHEREAS, Marion County, Florida, established the Silver Springs Community Redevelopment Area (“SSCRA”) and its accompanying SSCRA Trust Fund, pursuant to Section 163, Part III, F.S.;

WHEREAS, Marion County, Florida, established the Marion County Community Redevelopment Agency Governing Board (“Board”) pursuant to Section 163, Part III, F.S., and Resolution 2013-R-169;

WHEREAS, the Agency Board is responsible for establishing the annual SSCRA Trust Fund Budget pursuant to Section 163, Part III, FS and Section 189.016, F.S.; and

WHEREAS, the Agency Board may by resolution establish and amend the budget for the fiscal year; and

WHEREAS, the following budget amendment is necessary and proper in the SSCRA Trust Fund for Fiscal Year 2025-2026:

Transferred From:

<u>Account Number</u>	<u>Department Name/Account Title</u>	<u>Amount</u>
FA981337 - 563101	Silver Springs Comm. Redevelopment Area Trust Fund Improvements Other Than Buildings	\$42,783
FA981337 - 583101	Silver Springs Comm. Redevelopment Area Trust Fund Grants & Aid	\$44,200
Total Transferred From		\$86,983

Transferred To:

<u>Account Number</u>	<u>Department Name/Account Title</u>	<u>Amount</u>
FA981337 - 531109	Silver Springs Comm. Redevelopment Area Trust Fund Professional Services	\$30,000
FA981337 - 337101	Silver Springs Comm. Redevelopment Area Trust Fund Tax Increment Financing Revenue (TIF) (Reduced Amount Due to Overestimation)	\$56,983
Total Transferred To		\$86,983

NOW THEREFORE, BE IT RESOLVED by the Marion County Community Redevelopment Agency Board, Marion County, Florida, on this 16th Day of December 2025, that the aforementioned transactions are hereby approved and authorized.

**MARION COUNTY COMMUNITY REDEVELOPMENT
AGENCY GOVERNING BOARD
MARION COUNTY, FLORIDA**

Attest:

Carl Zalak, III, Chairman

Gregory C. Harrell, Clerk of Court and Comptroller
Marion County, Florida