

# **Marion County**

## **Board of County Commissioners**

### **Action Summary**

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

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**Tuesday, August 17, 2021**

**9:00 AM McPherson Governmental Campus  
Auditorium**

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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. 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 COMMENT**

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

-If you wish to address the commission regarding any of the items on the agenda you may do so when the Chairman opens the floor for Public Comment.

-Public Comments will be limited to two (2) minutes per speaker, unless you signed up beforehand, in which you will be allowed five (5) minutes.

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.

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

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**

Tuesday, August 17, 2021

- 10:00 a.m. - Public Hearing for the Adoption of the Resolution for Kingsland Country Estates Whispering Pines and Kingsland Country Estates Forest Glenn Subdivision Municipal Service Benefit Unit for Street Lighting
- 1:50 p.m. - Commission Meeting to Convene a Meeting of the Marion County Community Redevelopment Area Board
- 2:00 p.m. - Regularly Scheduled Commission Zoning Meeting

Wednesday, August 18, 2021

- 9:00 a.m. - Commission Workshop Regarding FY 21/22 Countywide Budgets

Tuesday, August 24, 2021

- 4:00 p.m. - Regularly Scheduled Ocala/Marion County Transportation Planning Organization Meeting

Monday, September 13, 2021

- 1:30 p.m. - Public Hearing for Adoption of Annual Rate Resolutions and Certify Non-Ad Valorem Assessment Rolls for Fire Rescue, Solid Waste, and Stormwater Services

Tuesday, September 14, 2021

- 9:00 a.m. - Regularly Scheduled Commission Meeting
- 1:50 p.m. - Commission Meeting to Convene a Meeting of the Marion County Community Redevelopment Area Board
- 2:00 p.m. - Regularly Scheduled Commission DRC Waivers, Reasonable Accommodations, and Zoning Meeting

**Present:**

Commissioner Kathy Bryant, Chairman Jeff Gold,  
Vice Chair Carl Zalak III, Commissioner Michelle  
Stone, and Commissioner Craig Curry

**1. PROCLAMATIONS AND PRESENTATIONS:**

**Motion by Commissioner Bryant, second by Commissioner Stone, to approve items 1.1.**

**- 1.3. The motion carried by the following vote:**

**Aye: 5**

**Nay: 0**

- 1.1. [PROCLAMATION - Constitution Week - Elizabeth Coleman, Regent - Ocala Chapter, National Society Daughters of the American Revolution \(Approval and Presentation\)](#)

**PRESENTED**

- 1.2. [PRESENTATION - Update on Health Sciences Technology Education Center - Dr. James Henningsen, President, College of Central Florida \(Presentation Only\)](#)

PRESENTED

- 1.3. [PROCLAMATION - National Recovery Month \(Approval Only\)](#)

PRESENTATION - Update on COVID-19 - Preston Bowlin, Director, Emergency Management (Presentation Only)

PRESENTED

Commissioner Bryant suggested to move testing to McPherson Campus on September 20, 2021 instead of cancelling due to scheduling conflict at the Livestock Pavilion; Mr. Bowlin has another location he is considering

Commissioner Stone asked about staffing issues; Mr. Bowlin addressed the shortage and process for contracting paramedics

Commissioner Curry asked to reach out to those agencies administering the booster shot to provide accurate information on requirements for citizens

**2. AGENDA ITEM PUBLIC COMMENT:**

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).

Parnell Townley - 9.1. His Compassion  
Rondo Fernandez - 9.1. The Rock Program  
Samuel Herren - 9.1. His Compassion  
Diane Schofield - 9.1. Hands of Mercy Everywhere  
Pamela Lewin - 9.1. Estella Byrd Whitman Wellness Center, Tucker Hill  
Kelly Garcia - 9.1. YMCA  
Maria Alvarez - 9.1. Phoenix House Florida  
Rhonda Harvey - 9.1. SMA  
Adam Hamersky - 9.1. His Compassion  
Chris Beers - 9.1. His Compassion  
Lauren Deiorio - 9.1. Community Foundation  
Jack Nettis - 9.1. Social Services Ministries St. Theresa Catholic Church  
Karen Vega - 9.1. Outreach Autism Services Network  
Brandon D. Cave Sr - 9.1. Higher Ground Harvest Center Homes of Hope  
Karla Grimsley - 9.1. Interfaith  
Jennifer Martinez - 9.1. Marion Senior Services  
Louis Cherubin - 9.1. Kingdom Revival Church  
Kent Adams - 9.1. Interfaith  
Danny Thomas - 9.1. Harvest International  
Pam Morrison - 9.1. Marion Therapeutic Riding Association  
Heather Drake - 9.1. First Love Church  
James Otto - various comments  
Henry Munoz - 7.1.4., 7.1.5., 7.1.6.

**DIRECTION TO STAFF** - provide list to the Commissioners of any of the above agencies that may qualify for Community Services grants

**3. ADOPT THE FOLLOWING MINUTES: (1 set)**

**3.1. [July 7, 2021](#)**

**Motion by Vice Chair Zalak, second by Commissioner Stone, to adopt this agenda item. The motion carried by the following vote:**

**Aye: 5**

**Nay: 0**

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

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

**5.1. Budget Amendment**

**Motion by Commissioner Stone, second by Commissioner Bryant, to approve items 5.1.1. - 5.1.19. with the exception of 5.1.11. The motion carried by the following vote:**

**Aye: 5**

**Nay: 0**

5.1.1. [Fine and Forfeiture Fund - Sheriff Regular Transfer - \\$539](#)

5.1.2. [Fire Rescue and EMS Fund - Fire Rescue Services - \\$6,390](#)

5.1.3. [Fire Rescue and EMS Fund - Fire Rescue Services - \\$20,000](#)

5.1.4. [General Fund - Animal Services - \\$12,000](#)

5.1.5. [General Fund - Animal Services - \\$43,112](#)

5.1.6. [General Fund - COC ESG Cares - \\$43,000](#)

5.1.7. [General Fund - COC TANF Grant - \\$9,500](#)

5.1.8. [General Fund - Emergency Medical Services - \\$30,000](#)

5.1.9. [General Fund - Emergency Medical Services - \\$50,000](#)

5.1.10. [General Fund - Facilities Management - \\$30,000](#)

5.1.11. [General Fund - Other Recreation Programs - \\$289,801](#)

**PULLED for consideration with item 5.2.2.**

5.1.12. [General Fund - Sheriff Emergency Management Transfer \(EM #9\) - \\$7,000](#)

5.1.13. [General Fund - Sheriff Emergency Management Transfer \(EM #10\) - \\$7,000](#)

5.1.14. [Infrastructure Surtax Capital Projects - Infrastructure Tax Transportation - \\$1,077,511](#)

5.1.15. [Marion County Utility Fund - Utilities Capital Construction - \\$44,993](#)

5.1.16. [MSTU for Law Enforcement - Sheriff Patrol CID Transfer - \\$21,956](#)

5.1.17. [Silver Springs Acres MSBU for Road Maintenance - Silver Springs Acres Road Maintenance - \\$13,585](#)

5.1.18. [Solid Waste Disposal Fund - Solid Waste Disposal - \\$16,853](#)

5.1.19. [Solid Waste Disposal Fund - Solid Waste Disposal - \\$25,000](#)

**5.2. Project Adjustment**

**Motion by Commissioner Bryant, second by Commissioner Curry, to approve items 5.2.1. - 5.2.2. with 5.1.11. The motion carried by the following vote:**

**Aye: 5**

**Nay: 0**

**5.2.1. [Transfer Project Funds and Amend the Capital Improvement Program \(CIP\) - General Fund - \\$45,000](#)**

**5.2.2. [Transfer Project Funds and Amend the Capital Improvement Program \(CIP\) - General Fund - \\$150,000](#)**

**5.3. Clerk of the Court Items**

**Motion by Commissioner Bryant, second by Commissioner Stone, to approve items 5.3.1. - 5.3.2. The motion carried by the following vote:**

**Aye: 5**

**Nay: 0**

**5.3.1. [Request Approval of the Re-appropriation of Budgeted Funds](#)**

**5.3.2. [Request Renewal of Federal Forestry Shared Revenue for Special Projects FY 21/22](#)**

**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 the Resolution for Kingsland Country Estates Whispering Pines and Kingsland Country Estates Forest Glenn Subdivisions Municipal Service Benefit Unit \(MSBU\) for Street Lighting](#)**

**PRESENTED**

**Motion by Commissioner Bryant, second by Commissioner Stone, to adopt this agenda item. The motion carried by the following vote:**

**Aye: 5**

**Nay: 0**

**7. CONSENT:**

**Motion by Vice Chair Zalak, second by Commissioner Bryant, to approve items 7.1.1. - 7.8.7. with the exception of 7.1.4., 7.1.5., 7.1.6., 7.3.1., and 7.3.2. The motion carried by the following vote:**

**Aye: 5**

**Nay: 0**

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 Blanket Travel Approval for Legislative and Committee Participation for FY 21/22 by Commissioners, the County Administrator, Assistant County Administrators, and Executive Directors \(Budget Impact - None\)](#)
- 7.1.2. [Request Approval to Terminate EIP/EDFIG Agreement Between Mestizo Foods, LLC and City of Ocala, and Rescission of County's Support of Mestizo in the State of Florida's Qualified Target Industry Tax Refund Program \(QTI\) \(Budget Impact - Savings of \\$211,625\)](#)
- 7.1.3. [Request Approval to Terminate EIP/EDFIG Agreement Between Sitel Operating Corporation and City of Ocala \(Budget Impact - Savings of \\$375,000\)](#)
- 7.1.4. [Request Approval of an Interlocal Agreement with the City of Belleview for Animal Control Services within the City of Belleview \(Budget Impact - None\)](#)

PULLED for correction

**Motion by Commissioner Bryant, second by Vice Chair Zalak, to approve items 7.1.4. - 7.1.6. The motion carried by the following vote:**

**Aye: 5**

**Nay: 0**

- 7.1.5. [Request Approval of an Interlocal Agreement with the Town of McIntosh for Animal Control Services within the Town of McIntosh \(Budget Impact - None\)](#)

PULLED for correction

- 7.1.6. [Request Approval of an Interlocal Agreement with the Town of Reddick for Animal Control Services within the Town of Reddick \(Budget Impact - None\)](#)

PULLED for correction

## 7.2. Community Services:

- 7.2.1. [Request Approval of Marion County Standard Professional Services Agreement Between Marion County and Open Arms Village, Inc. for Emergency Solutions Grant - Coronavirus \(ESG-CV\) \(Budget Impact - Neutral; not to exceed \\$157,385\)](#)

7.2.2. [Request Approval of Subordination Agreement Between Marion County and J. Santana Arenas Palacios and Pinita Hernandez Arenas \(Budget Impact - None\)](#)

7.2.3. [Request Approval of Subordination Agreement and Modification Agreement Between Marion County and Thomas Beylotte \(Budget Impact - None\)](#)

**7.3. Development Review Committee:**

7.3.1. [Request Approval of Waiver Request for LDC 2.16.1.B\(8\)\(g\) - Agricultural Lot Split Establishment of County MSBU for Larsen Susser Farms, Parcel Number 08458-002-00, Application Number 27051 \(Budget Impact - None\)](#)

PULLED for further discussion

**DIRECTION TO STAFF** - review the Land Development Code and have Strategic Plan committee review as well

**Motion by Commissioner Bryant, second by Commissioner Stone, to approve items 7.3.1. and 7.3.2. The motion carried by the following vote:**

**Aye:** 5

**Nay:** 0

7.3.2. [Request Approval of Waiver Request for LDC 2.16.1.B\(8\)\(g\) - Agricultural Lot Split Establishment of County MSBU for Arthurs Point East, Parcel Number 17295-000-00, Application Number 27055 \(Budget Impact - None\)](#)

PULLED for further discussion

**7.4. Fire Rescue:**

7.4.1. [Request Approval of Grant Agreement for Community Paramedicine Services and the Community Paramedic Program Agreement \(Budget Impact - None\)](#)

**7.5. Human Resources:**

7.5.1. [Request Approval of Employer Insurance Renewal for FY 2022 \(Budget Impact - Expenditure of \\$2,650,157 as proposed in the FY 21/22 budget\)](#)

7.5.2. [Request Approval of Resolution for the Creation of One \(1\) Paramedic On-call Job Classification, Pay Grade 99, and One \(1\) Emergency Medical Technician On-call Job Classification, Pay Grade 99, within the Fire Rescue Department Budget AA305526 \(Budget Impact - None\)](#)

7.5.3. [Request Approval of Resolution for the Addition of One \(1\) Conservation Technician, Pay Grade 12, Within the Marion County Soil and Water Conservation District Department Budget AA147537 \(Budget Impact - Neutral\)](#)

**7.6. MSTU:**

7.6.1. [Request Approval to Accept Petitions from Property Owners for Rolling Hills Unit 5 - SW 126th Terrace and SW 45th Street, Plat Book L, Page 077 \(Budget Impact - None\)](#)

**7.7. Procurement Services:**

7.7.1. [Request Approval and Execution of Fifth Contract Amendment: 17P-058-CA-05, License and Services Agreement with Tyler Technologies \(Budget Impact - Neutral; expenditure of \\$387,736 pending approval of FY 21/22 budget\)](#)

7.7.2. [Request Approval of Contract for Bid: 21B-192, Metal Fabrication and Repair Services for Solid Waste - Alien Engineered Products, LLC, Ocala, FL \(Budget Impact - Neutral; annual estimated expenditure of \\$60,000 as proposed in FY 21/22 budget\)](#)

7.7.3. [Request Approval of the Fifth Contract Amendment: 16Q-020, SW 49th Court Road - Phase 1A \(from CR 484 to SW 128th Street\) Post Design Services - Kimley-Horn & Associates, Inc., Ocala, FL \(Budget Impact - Neutral; total expenditure of \\$85,155 as approved in the FY 20/21 Budget\)](#)

7.7.4. [Request Approval to Reject all Submittals and Approve Debarment: 21B-181, Supply of Solid Waste Compactors and Containers - IES Sales and Service, LLC, Opa Locka, FL \(Budget Impact - None\)](#)

7.7.5. [Request Approval of Task Order for Civil/Site Engineers for Miscellaneous Project: 15Q-051-TO-177, SE 64th Avenue Road DRA Stormwater Improvement Silver Acres 1st Addition - Davis Dinkins Engineering, P.A., Ocala, FL \(Budget Impact - Neutral; expenditure \\$65,630\)](#)

7.7.6. [Request Approval of Task Order for Pre-Qualified Contractors for Miscellaneous Maintenance for Roads, Right-of-Ways, and Stormwater Management Facilities: 17Q-087-TO-46, Road Overlay - Bay Road - Phase 1 - Art Walker Construction, Inc., Ocala, FL \(Budget Impact - Neutral; expenditure of \\$384,224 as approved in the FY 20/21 budget\)](#)

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- 7.7.7. [Request Approval of Bid Award: 21B-171, Judicial Center Parking Garage Pressure Washing and Top Floor Repair - Western Specialty Contractors of America, Winter Park, FL \(Budget Impact - Neutral; expenditure of \\$165,638 as approved in FY 20/21\)](#)
  - 7.7.8. [Request Approval of First Amendment Service Agreement: 21C-037-CA-01, 800 MHz Radio IQ Networking - CenturyLink Sales Solutions LLC, Ocala, FL \(Budget Impact - None\)](#)
  - 7.7.9. [Request Approval of Selection Committee Recommendation: 21Q-095, Marion County Sheriff's Office Helicopter Hangar Design - The Lunz Group, Inc., Lakeland, FL \(Budget Impact - Neutral; expenditure of \\$76,840 as approved in FY 20/21 Budget-Sales Tax Infrastructure Project\)](#)
  - 7.7.10. [Request Approval of Change Order 1 to Purchase Order 2100997: 21B-143, Stonecrest and Oak Run Wastewater Treatment Facility \(WWTF\) Painting - Trautman's Painting LLC, Punta Gorda, FL \(Budget Impact - Neutral; additional expenditure of \\$13,900 as approved in FY 20/21 budget\)](#)
  - 7.7.11. [Request Approval of Task Order for Prequalified Underground Utilities Contractors: 20Q-173-TO-08, Marion Oaks Parcel Number 8006-0729-02 Water Main Extension 20-SA-24-S - GWP Construction, Inc., Ocala, FL \(Budget Impact - Neutral; expenditure of \\$78,552 as approved in FY 20/21 budget\)](#)
  - 7.7.12. [Request Approval of Purchases \\$50,000 and over](#)
- 7.8. **Utilities:**
- 7.8.1. [Request Approval of Resolution Regarding the Construction of Main Line Extensions \(Budget Impact - None\)](#)
  - 7.8.2. [Request Approval for Water Main Extension Connection Agreement 21-SA-24-O Between Harold Auguste and Marion County Utilities \(MCU\) \(Budget Impact - None\)](#)
  - 7.8.3. [Request Approval for Water Main Extension Connection Agreement 20-SA-33-S Between D32 Invest, LLC and Marion County Utilities \(MCU\) \(Budget Impact - None\)](#)
  - 7.8.4. [Request Approval for Water Main Extension Connection Agreement 20-SA-31-S Between DRC24, LLC and Marion County Utilities \(MCU\) \(Budget Impact - None\)](#)
  - 7.8.5. [Request Approval for Water Main Extension Connection Agreement 21-SA-16-S Between A-Plus Homes, Inc. and Marion County Utilities \(MCU\) \(Budget Impact - None\)](#)
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7.8.6. [Request Approval for Water Main Extension Connection Agreement 21-SA-37-S Between Maronda Homes, LLC of Florida, Successor by Conversion to Maronda Homes, Inc. of Florida and Marion County Utilities \(MCU\) \(Budget Impact - None\)](#)

7.8.7. [Request Approval for Water Main Extension Connection Agreement 20-SA-24-S Between Nova Ocala Real Estate, LLC and Marion County Utilities \(MCU\) \(Budget Impact - None\)](#)

**7.9. Public Safety Communications:**

7.9.1. [Request Approval of Modification to Master Service Agreement \(MSA\) for T-1 to Ethernet Conversion \(Budget Impact - Expenditure of \\$50 per month\)](#)

**Motion by Commissioner Stone, second by Commissioner Bryant, to consider this walk-on item. The motion carried by the following vote: Aye: 5, Nay: 0**

PRESENTED

**Motion by Commissioner Bryant, second by Commissioner Stone, to approve this agenda item. The motion carried by the following vote:**

**Aye: 5**

**Nay: 0**

**8. COUNTY ATTORNEY:**

8.1. [Request Consideration of Reduction/Release of Civil Restitution Lien for Anthony J. Young](#)

PRESENTED

**Motion by Commissioner Bryant, second by Commissioner Curry, to reduce lien to actual time served for a total of \$4,500. The motion carried by the following vote:**

**Aye: 5**

**Nay: 0**

8.2. [Request Approval to Adopt a Resolution Relating to the Issuance of a Florida Special Obligation Revenue Note](#)

PRESENTED

**Motion by Vice Chair Zalak, second by Commissioner Stone, to adopt this agenda item. The motion carried by the following vote:**

**Aye: 5**

**Nay: 0**

**8.3.**     [Request Approval to Adopt a Resolution Relating to Special Assessment Bond, Series 2021](#)

PRESENTED

**Motion by Commissioner Bryant, second by Vice Chair Zalak, to adopt this agenda item. The motion carried by the following vote:**

**Aye:        5**

**Nay:        0**

**8.4.**     [Request Board Direction Regarding National Prescription Opiate Litigation and Decision as to Whether to Support the Mallinckrodt PLC Bankruptcy Plan](#)

PRESENTED

**Motion by Commissioner Bryant, second by Commissioner Stone, to support the Mallinckrodt PLC Bankruptcy Plan. The motion carried by the following vote:**

**Aye:        5**

**Nay:        0**

**8.5.**     [Value Adjustment Board - Request Appointment of a Replacement of One \(1\) Citizen Member for Remainder of the 21/22 Year](#)

**Motion by Commissioner Bryant, second by Commissioner Stone, to consider this walk-on item. The motion carried by the following vote:**

**Aye: 5, Nay: 0**

PRESENTED

**Motion by Commissioner Bryant, second by Vice Chair Zalak, to appoint Ms. Valerie Dailey for the remainder of the 21/22 year. The motion carried by the following vote:**

**Aye:        5**

**Nay:        0**

**8.6.**     [Request Approval to Adopt a Resolution Relating to Consideration of Private Property Rights in Small-Scale Amendments to the Comprehensive Plan](#)

**Motion by Commissioner Bryant, second by Commissioner Stone, to consider this walk-on item. The motion carried by the following vote:  
Aye: 5, Nay: 0**

**PRESENTED**

Public Comment

James Otto - suggested public hearing

Kevin Sheilley - supports

**Motion by Vice Chair Zalak, second by Commissioner Stone, to approve this agenda item. The motion carried by the following vote:**

**Aye:        5**

**Nay:        0**

**9.        COUNTY ADMINISTRATOR:**

9.1. [Request Approval of Proposed County Projects and Consideration for Community Requests for Funding Through the American Rescue Plan](#)

**PRESENTED**

Commissioner Bryant asked if any conversations have been had with the School Board regarding this project and the potential water bill; Mr. Roussel stated not at this time and clarified that the total cost of project (\$7 Million) will decrease if receive appropriation from the State

Commissioner Zalak asked for the total number of citizens that the water project will impact; Mr. Bouyounes stated that approximately 30 homes, according to Department of Health

Commissioner Zalak asked if the phases could begin from Marshall Swamp; Mr. Roussel stated that the order is relative to the treatment plant; property owners will only be responsible for monthly fee after connection; Mr. Roussel can move Phase 2 to north of Phase 3

Commissioner Curry suggested to allocate some funds to Community Foundation to serve as a clearing house for non-profits and to request the consultant to assist with the application process to ensure eligibility

**DIRECTION TO STAFF** - provide the ratio of vacant to improved lots for Water Main Extension Program; provide a time line; Mr. Bouyounes stated that staff is working on information to provide during a future workshop and will consider serving the SMA area

**Motion by Vice Chair Zalak, second by Chairman Gold, to approve all the county projects except the Florida State Fire College project. The motion carried by the following vote:**

**Aye:** 5

**Nay:** 0

9.2. [Request Approval of CARES Act Funding Request from the Town of McIntosh Regarding Request for COVID Related Expenses](#)

Meeting went into Recess

Meeting Reconvened at 2:00 p.m.

**Present:** Chairman Jeff Gold, Vice Chair Carl Zalak III,  
Commissioner Michelle Stone, and Commissioner  
Craig Curry

**Absent:** Commissioner Kathy Bryant

**Motion by Vice Chair Zalak, second by Commissioner Stone, to approve the funding request from McIntosh. The motion carried by the following vote:**

**Aye:** 4

**Nay:** 0

**Absent:** 1

**9.3.** [Present Draft Request for Proposal \(RFP\) for the Medical Examiner's Building](#)

PRESENTED

**DIRECTION TO STAFF** - put out as many RFPs as needed

**9.4.** [Administrative Updates](#)

Emergency Rental Assistance Update - Presented by Cheryl

**Present:** Commissioner Kathy Bryant, Chairman Jeff Gold, Vice Chair Carl Zalak III, Commissioner Michelle Stone, and Commissioner Craig Curry

**10. COMMITTEE ITEMS:**

**10.1.** [Rainbow Lakes Estates MSD Advisory Committee - Request Appointment of One \(1\) Full Member for an Unexpired Term](#)

**Motion by Commissioner Bryant, second by Vice Chair Zalak, to appoint Crystal Ferguson to the Rainbow Lakes Estates MSD Advisory Committee. The motion carried by the following vote:**

**Aye:** 5

**Nay:** 0

**10.2.** [Planning and Zoning Commission - Request Appointment of One \(1\) Alternate Member for a Full Term](#)

**Motion by Commissioner Bryant, second by Commissioner Curry, to appoint Thomas L. Fisher, as an alternate, to the Planning and Zoning Commission. The motion carried by the following vote:**

**Aye:** 5

**Nay:** 0

**10.3.** [Planning and Zoning Commission - Request Approval to Advertise for Two \(2\) Full Members for Full Terms](#)

**Motion by Commissioner Bryant, second by Commissioner Stone, to approve advertising for two (2) full members for the Planning and Zoning Commission. The motion carried by the following vote:**

**Aye:** 5

**Nay:** 0

**11. NOTATION FOR ACTION:**

**Motion by Commissioner Bryant, second by Commissioner Stone, to approve items 11.1. and 11.2. The motion carried by the following vote:**

**Aye:** 5

**Nay:**        0

- 11.1.     [Request Approval to Schedule and Advertise a Public Hearing for the Creation of Greystone Hills Phase One and Phase Two Municipal Service Benefit Unit \(MSBU\) on Tuesday, October 5, 2021 at 2:00 p.m. or as Soon Thereafter as Possible in the McPherson Governmental Campus Auditorium](#)
- 11.2.     [Request Approval to Schedule and Advertise a Public Hearing for the Creation of Oaks at Ocala Crossings South Phase One and Phase Two Municipal Service Benefit Unit \(MSBU\) on Tuesday, October 5, 2021 at 2:00 p.m. or as Soon Thereafter as Possible in the McPherson Governmental Campus Auditorium](#)

**12.        COMMISSIONER ITEMS:**

**12.1.     Commission Comments**

Commissioner Stone

- Funding is available for non-profits through various sources.

Commissioner Curry

- Litter Task Force will have its first meeting on Monday, September 27, 2021 at 4:00 p.m. and will meet every Monday until decided otherwise.

Commissioner Bryant

- Suggested establishing a timeline for the Litter Task Force

Commissioner Zalak

- Appointed Dusty Echols to the Parks and Recreation Advisory Committee

**12.2.     Commission Calendar**

**12.2.1.   [Present Commission Calendar](#)**

**13.        GENERAL PUBLIC COMMENT:**

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) .

James Otto - Various comments

Jack Stackman - Lien releases and suggests to help Agency of the Forest (item 9.1.)

**14.        NOTATION FOR RECORD:**

**14.1.     County Administrator Informational Items:**

- 14.1.1.   [Present Letter from Charlie Stone, President of Fort King Heritage Association, Proposing a Tribute to Veterans of the Second Seminole War at the Ocala/Marion County Veteran's Memorial Park](#)
- 14.1.2.   [Present CEP June 2021 Activity Report and Performance Matrix](#)

- 14.1.3. [Present CEP July 2021 Activity Report and Performance Matrix](#)
- 14.2. **Present Walk-On Items From Previous BCC Meeting: NONE**
- 14.3. **General Informational Items:**
  - 14.3.1. 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 Report Number 2021-07 MSTU Rolling Hills Unit 5 Road Improvement Petition Count](#)
  - 14.4.2. [Present Report Number 2021-08 Economic Development Financial Incentive Grant Compliance Review: Paramount Transportation Logistic Service, LLC](#)
  - 14.4.3. [Present Regular Report of Utilization for Reserve for Contingencies](#)
  - 14.4.4. [Present the Acquisition or Disposition of Property Forms Authorizing Changes in Status, as Follows: 39672, 34066 and Fire List Attached](#)
  - 14.4.5. [Present Memorandum from Gregory C. Harrell, Clerk of the Circuit Court and Comptroller, Regarding the Filing of Ordinances 21-19 and 21-20 with the Secretary of State's Office](#)
  - 14.4.6. [Present Monthly Report for the Building Department Budget and Actual](#)
  - 14.4.7. [Present Administrative Budget Transfer Report](#)
- 14.5. **Present for information and record, minutes and notices received from the following committees and agencies:**
  - 14.5.1. [Code Enforcement Board - June 9, 2021](#)
  - 14.5.2. [Housing Finance Authority - June 9, 2021](#)
  - 14.5.3. [Marion Oaks MSTU Advisory Board for Recreation Services and Facilities - April 13, 2021](#)
  - 14.5.4. [Planning and Zoning Commission - June 28, 2021](#)
  - 14.5.5. [Rainbow Lakes Advisory Committee - May 20, 2021](#)
  - 14.5.6. Southwest Florida Water Management District (SWFWMD) - For Minutes and Agendas, Visit the Website at <http://www.WaterMatters.org>
  - 14.5.7. St. Johns River Water Management District (SJRWMD) - For Minutes and Agendas, Visit the Website at <https://www.sjrwmd.com>

14.5.8. Transportation Planning Organization (TPO) - For Minutes and Agendas, Visit the Website at <http://www.ocalafl.org/tpo>

14.5.9. Withlacoochee Regional Water Supply Authority (WRWSA) - For Minutes and Agendas, Visit the Website at <http://www.wrwsa.org>

**15. PLANNING & ZONING - REQUEST PROOF OF PUBLICATION (AT 2:00PM):**

[Present Cover Documents from Planning and Zoning](#)

**15.1. Planning and Zoning Consent Items:**

**Motion by Commissioner Stone, second by Commissioner Bryant, to approve items 15.1.1. - 15.1.15. with the exception of 15.1.2., 15.1.3., 15.1.8., and 15.1.9. The motion carried by the following vote:**

**Aye: 5**

**Nay: 0**

**15.1.1. [210710SU - Norman and Maureen Brown, Special Use Permit in A-1, 1.35 Acres](#)**

**15.1.2. [21-L03 - Martelli Farm, LLC. Domenic Martelli, Rural Land and RAC to RAC and Rural Land \(Reconfiguration of Existing RAC - No Increase\), 18.53 Acres \(Transmittal Hearing\)](#)**

**PULLED for further discussion**

**Motion by Commissioner Stone, second by Chairman Gold, to continue the transmittal hearing until October 19, 2021. The motion carried by the following vote:**

**Aye: 5**

**Nay: 0**

**15.1.3. [210801Z - Martelli Farm, LLC. Domenic Martelli, A-1 and B-2 to RAC and RAC to A-1 \(Reconfiguration of Existing RAC-No Increase\), 18.53 Acres \(Information Only\)](#)**

**PULLED for further discussion**

**Motion by Commissioner Stone, second by Chairman Gold, to continue rezoning request until October 19, 2021. The motion carried by the following vote:**

**Aye: 5**

**Nay: 0**

**15.1.4. [21-S04 - Gregory S. and Debra C. Martin, Public to Commercial, 0.62 Acres](#)**

**15.1.5. [210803Z - Gregory S. and Debra C. Martin, A-1 to B-2, 0.62 Acres](#)**

- 15.1.6. [21-S05 - Ocala Crossings South, LLC. Bradford Executive Holdings, LLC. Medium Residential to Commercial, 4.81 Acres](#)
- 15.1.7. [210804Z - Ocala Crossings South, LLC. Bradford Executive Holdings, LLC., PUD to B-2, 4.81 Acres](#)
- 15.1.8. [21-S06 - The 603 Acre Land Trust, Stephen Greene, TR, Medium Residential to Commercial, 9.9 Acres](#)
- PULLED for further discussion
- Motion by Vice Chair Zalak, second by Commissioner Stone, to approve the small scale amendment. The motion carried by the following vote:**
- Aye: 5**
- Nay: 0**
- 15.1.9. [210805Z - The 603 Acre Land Trust, Stephen Greene, TR, PUD and A-1 to PUD, 338.16 Acres](#)
- PULLED for further discussion
- Motion by Vice Chair Zalak, second by Commissioner Stone, to approve with conditions, the rezoning request. The motion carried by the following vote:**
- Aye: 5**
- Nay: 0**
- 15.1.10. [210807Z - Jane Baldwin and Philip Blandeburgo, B-2 to R-1, 0.89 Acres](#)
- 15.1.11. [210808Z - Susan Pierre, B-4 to RR-1, 0.23 Acres](#)
- 15.1.12. [210809Z - Arron Sterling and Maria Bithell, PUD to R-1, 4.21 Acres](#)
- 15.1.13. [210810Z - International Property Services Corp. PSP Trust, John Rudnianyn, TR, B-2 to A-3, 1.5 Acres](#)
- 15.1.14. [210811Z - M&S Global, LLC. Steve Rudnianyn, TR, A-1 to PUD, 0.54 Acres](#)
- 15.1.15. [210813SU - Rinker Materials of FL, Inc. CEMEX Construction Materials FL, LLC. Jeffery Bobolts, Special Use Permit in M-2, 3.92 Acres](#)

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

- 15.2.1.** [210815SU - Scott and Sharon Seiler, Special Use Permit in A-1, 67.43 Acres \(REQUEST FOR CONTINUANCE UNTIL SEPTEMBER 14, 2021 BCC/P&Z PUBLIC HEARING AT 2PM\)](#)

**Motion by Vice Chair Zalak, second by Commissioner Bryant, to continue until September 14, 2021. The motion carried by the following vote:**

**Aye:** 5

**Nay:** 0

- 15.2.2.** [210709SU - Craig T. Berry, Berry Trucking LLC. Special Use Permit in A-1 and B-2, 10 Acres](#)

**Motion by Commissioner Bryant, second by Commissioner Stone, to withdraw this special use permit request. The motion carried by the following vote:**

**Aye:** 5

**Nay:** 0

- 15.2.3.** [210806Z - Coyote Crossings Holdings, LLC. Richard McGinley, Modification of Existing PUD \(191110Z\), 964.07 Acres](#)

**Motion by Vice Chair Zalak, second by Commissioner Bryant, to approve the PUD modification. The motion carried by the following vote:**

**Aye:** 5

**Nay:** 0

- 15.2.4.** [210409SU - Good Shepherd Presbyterian Church of Ocala, Inc. Michael Rauls, Special Use Permit in A-1, 4.99 Acres](#)

**Motion by Commissioner Bryant, second by Vice Chair Zalak, to approve the Special Use Permit. The motion carried by the following vote:**

**Aye:** 5

**Nay:** 0

- 15.2.5.** [210812Z - Simeon Holdings, LLC. Craig Heron, A-1 and B-2 to B-4, 2.8 Acres](#)

**Motion by Commissioner Bryant, second by Commissioner Curry, to approve the rezoning request. The motion carried by the following vote:**

**Aye:** 5

**Nay:** 0

**15.2.6.** [21-S03 - Mary and Stacey Weeks, Low Residential to Commercial, 3.0 Acres](#)

**Motion by Commissioner Curry, second by Vice Chair Zalak, to deny small scale amendment. The motion carried by the following vote:**

**Aye: 5**

**Nay: 0**

**15.2.7.** [210802Z - Mary and Stacey Weeks, B-5 to PUD, 3.0 Acres](#)

**Motion by Commissioner Curry, second by Vice Chair Zalak, to deny the rezoning request. The motion carried by the following vote:**

**Aye: 5**

**Nay: 0**

**15.3. Adoption of Ordinance**

**Motion by Commissioner Bryant, second by Commissioner Stone, to adopt ordinance. The motion carried by the following vote:**

**Aye: 5**

**Nay: 0**