



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, October 1, 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. [PROCLAMATION - Breast Cancer Awareness Month - Lisa McGuire, Director of Oncology, HCA Florida Ocala \(Approval and Presentation\)](#)
- 1.2. [PROCLAMATION - National 4-H Week - Crystal McCazzio, 4-H Youth Development Agent \(Approval and Presentation\)](#)
- 1.3. [PROCLAMATION - National Arts and Humanities Month - Jaye Baillie, Executive Director, Marion Cultural Alliance \(Approval and Presentation\)](#)
- 1.4. [PROCLAMATION - National Fire Prevention Week - James Banta, Fire Chief, Marion County Fire Rescue \(Approval and Presentation\)](#)
- 1.5. [PROCLAMATION - Cybersecurity Awareness Month - Tom Northey, Information Technology Director \(Approval and Presentation\)](#)
- 1.6. [PROCLAMATION - Community Planning Month - Chuck Varadin, Growth Services Director \(Approval and Presentation\)](#)
- 1.7. [PRESENTATION - Employee of the Quarter for July - September 2024 - Sara Caron, Human Resources Director \(Presentation Only\)](#)
- 1.8. [PROCLAMATION - American Trakehner Association 50th Anniversary \(Approval Only\)](#)

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.

3. ADOPT THE FOLLOWING MINUTES:

- 3.1. [May 29, 2024](#)
- 3.2. [June 4, 2024](#)
- 3.3. [June 11, 2024](#)

4. CONSTITUTIONAL OFFICERS AND GOVERNMENTAL OR OUTSIDE AGENCIES:
NONE

- 4.1. [George Albright, Tax Collector - Request Approval of Seventh Addendum Between Marion County and Jasmine Square, Inc \(Budget Impact - \\$203 monthly lease increase\)](#)

5. CLERK OF THE CIRCUIT COURT: NONE**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. Attorney:

- 7.1.1. [Request Approval of Waiver of Conflict under Section 112.313\(7\)\(a\), Florida Statutes for Tourist Development Council Advisory Board Member Victoria Billig](#)

7.2. Community Services:

- 7.2.1. [Request Approval of the Amendment to Interlocal Agreement for the Expenditure of Opioid Settlement Funds between the City of Ocala and Marion County \(Budget Impact - Neutral\)](#)

7.3. Development Review Committee:

- 7.3.1. [Request Approval of a Final Plat/Replat for Emerson Pointe Phase 1, Parcel Number 24286-000-00, Application Number 30670 \(Budget Impact - None\)](#)

7.4. Human Resources:

- 7.4.1. [Request Approval to Rehire a Retired Employee within Marion County Public Safety Communications \(Budget Impact - None\)](#)

7.5. MSTU:

- 7.5.1. [Request Approval of Final Acceptance of the Belleview Heights Estates Unit No. 7 - SE 141st Place from SE 48th Avenue to SE Ave 47th Avenue Road Improvement Area Project \(Bid Number 23B-063\) and Release Contractor from Further Warranty \(Budget Impact - None\)](#)
- 7.5.2. [Request Acceptance of Cedar Hills/Cedar Hills Addition/Cedar Hills Addition Number 2 Improvement Area into Warranty Period \(Budget Impact - None\)](#)

7.6. Procurement Services:

- 7.6.1. [Request Approval of Bid Award: 24B-277 SW 40th/49th Avenue Phase I - Signalization \(From SW 40th/49th to SW 43rd Street Rd\) - Traffic Control Devices, LLC, Altamonte Springs, FL \(Budget Impact - Neutral; expenditure of \\$590,790\)](#)
- 7.6.2. [Request Approval of Bid Exemption: 24BE-287 Consulting Services for Public Emergency Medical Transportation and Medicaid Managed Care Program - Public Consulting Group, LLC, Boston, MA \(Budget Impact - Neutral; expenditure amount is based on the value of recovered revenue\)](#)
- 7.6.3. [Request Approval of Change Order 1 to Purchase Order 2201201: 20Q-170-TO-12 Fire Station 11 - Fire College with Classroom Design - Rispoli & Associates Architecture, Inc., Ocala, FL \(Budget Impact - Neutral; additional expenditure of \\$11,230\)](#)
- 7.6.4. [Request Approval of Change Order 14 to Purchase Order 2101153: 21B-081 US Highway 27 at CR 225A Intersection Improvements - Commercial Industrial Corporation, Ocala, FL \(Budget Impact - Neutral; additional expenditure of \\$169,760\)](#)
- 7.6.5. [Request Approval of Contract Renewal between Marion County, Florida and the Ocala/Marion County Chamber of Commerce dba Ocala Metro Chamber and Economic Partnership for Economic Development and Small Business Incubator Services for the Period Beginning October 1, 2024 to September 30, 2025 \(Budget Impact - Neutral; expenditure of \\$300,000\)](#)
- 7.6.6. [Request Approval of Contract Renewal: 21C-156-CA-04, Employee Medical Center Services - Heart of Florida Health Center, Inc., Ocala, FL \(Budget Impact - Neutral; annual expenditure of \\$510,000\)](#)
- 7.6.7. [Request Approval of Task Order for Construction Manager at Risk: 24Q-054-TO-01, Animal Services New Facility Early Package Release - D.E. Scorpio Corporation d.b.a. Scorpio, Gainesville, FL \(Budget Impact - Neutral; expenditure of \\$5,296,988\)](#)
- 7.6.8. [Request Approval of Task Order for Engineering Services: 20Q-124-TO-35 Marion County Solid Waste Transfer Station - Jones Edmunds & Associates, Inc., Alachua, FL - \(Budget Impact - Neutral; expenditure of \\$223,730\)](#)
- 7.6.9. [Request Approval of Task Order for Program Management Services for the American Rescue Plan Act Grant Projects: 21Q-227-TO-15 Phase I of the Silver Springs Shores Septic to Sewer Construction Phase Services - Kimley-Horn and Associates, Inc., Ocala, FL \(Budget Impact - Neutral; expenditure of \\$221,155\)](#)

7.7. Tourist Development:

- 7.7.1. [Request Approval of Tourist Development Council Funding Request for Grandview World Nights, Inc. \(Budget Impact - Neutral; expenditure of up to \\$10,150\)](#)
- 7.7.2. [Request Approval of Tourist Development Council Funding Request for Marketing Assistance Funding Program Reimbursement for The Crazy Cucumber Market Street, LLC, d.b.a. Crazy Cucumber 352 Eatery and Bar \(Budget Impact - Neutral; expenditure of \\$5,000\)](#)
- 7.7.3. [Request Approval of Tourist Development Council Funding Request for Marketing Assistance Funding Program Reimbursement for Fort King Heritage Foundation, Inc. \(Budget Impact - Neutral; expenditure of \\$5,000\)](#)
- 7.7.4. [Request Approval of Tourist Development Council Funding Request for Marketing Assistance Funding Program Reimbursement for Horse & Hounds Highway 27, LLC d.b.a. Horse & Hounds Restaurant and Pub \(Budget Impact - Neutral; expenditure of \\$5,000\)](#)
- 7.7.5. [Request Approval of Tourist Development Council Funding Request for Marketing Assistance Funding Program Reimbursement for Midtown Eateries, LLC, d.b.a. The Forge \(Budget Impact - Neutral; expenditure of \\$5,000\)](#)
- 7.7.6. [Request Approval of Tourist Development Council Funding Request for Marketing Assistance Funding Program Reimbursement for Swampys Bar & Grille Dunnellon, LLC, d.b.a. Swampy's Bar & Grille \(Budget Impact - Neutral; expenditure of \\$5,000\)](#)
- 7.8. **Transportation - County Engineer:**
 - 7.8.1. [Request Approval of Improvement Agreement with Surety Bond for Emerson Pointe Phase 1 Subdivision, Application Number 30670 \(Budget Impact - None\)](#)
 - 7.8.2. [Request to Approve a Subordination Agreement between Marion County and Duke Energy in Association with the SW 49th/40th Avenue Phase 1A Road Project \(Budget Impact - None\)](#)
 - 7.8.3. [Request to Approve a First Amendment to Communications Site Lease Agreement between Marion County and Cellco Partnership \(Verizon\) Associated with the Silver Springs Water Tower \(Budget Impact - Neutral; revenue of \\$25,440 annually\)](#)
- 7.9. **Utilities:**

- 7.9.1. [Request Approval of Water Main Extension Connection Agreement WME-045-O Between Marisol Reyes and Marion County Utilities \(Budget Impact - Neutral; expenditure of \\$20,408\)](#)
- 7.9.2. [Request Approval of Water Main Extension Connection Agreement WME-061-O Between R.C. Home Sale, LLC and Marion County Utilities \(Budget Impact - Neutral; expenditure of \\$14,835\)](#)
- 7.9.3. [Request Approval of Water Main Extension Connection Agreement WME-017-O Between Pac 3 Properties, LLC and Marion County Utilities \(Budget Impact - Neutral; expenditure of \\$41,254\)](#)

8. COUNTY ATTORNEY: NONE

9. COUNTY ADMINISTRATOR:

- 9.1. [Request for Release of Lien on Code Enforcement Case Number 929083; Parcel Number 32468-010-15](#)
- 9.2. [Present the Marion County Fire Rescue Five-Year Operational Plan Closeout](#)

10. COMMITTEE ITEMS:

11. NOTATION FOR ACTION:

- 11.1. [Request Approval to Schedule and Advertise a Public Hearing to Consider a Developer's Agreement for 140 MC, LLC., Related to Rezoning Case Number 20240505ZC, Hidden Little Lake Weir, LLC., for Parcel Number 45509-000-00, on Tuesday, November 5, 2024, 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.

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 Monthly Building Safety Production Report for the Month of August 2024](#)

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- 14.1.2. [Present Letter from Candler Hills East Community Development District Dated September 10, 2024 Regarding the Fiscal Year 2025 Meeting Schedule](#)
 - 14.1.3. [Present Letter from Indigo East Community Development District Dated September 10, 2024 Regarding the Fiscal Year 2025 Meeting Schedule](#)
 - 14.1.4. [Present Thank You Letter from Levy County Board of County Commissioners Dated September 17, 2024 Regarding Donation of Fire Apparatus](#)
 - 14.1.5. [Present Information on the Safe Streets and Roads for All Grant Award for the Maricamp Road Multimodal Safety and Access Management Improvements Project](#)
- 14.2. Present Walk-On Items From Previous BCC Meeting:**
- 14.2.1. [Walk On - Board Consideration and Approval of a Settlement Agreement Between Ocala Trophy, Ltc. and Marion County \(Budget Impact - Neutral; estimated \\$52,000\)](#)
- 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 Memorandum from Gregory C. Harrell, Clerk of The Circuit Court and Comptroller, Regarding the Filing of Ordinance 24-24 With the Secretary of State's Office](#)
 - 14.4.2. [Present Administrative Budget Transfer Report for FY 2023-24](#)
 - 14.4.3. [Present Regular Report of Utilization for Reserve for Contingencies](#)
- 14.5. Present for information and record, minutes and notices received from the following committees and agencies:**
- 14.5.1. [Code Enforcement Board - August 14, 2024](#)
 - 14.5.2. [Central Florida Community Land Trust - May 15, 2024](#)
 - 14.5.3. [Development Review Committee - August 26, and September 9, 2024](#)
 - 14.5.4. [Housing Finance Authority - July 17, 2024](#)
 - 14.5.5. [License Review Board - August 13, 2024](#)
 - 14.5.6. [Board of Adjustment - July 1, 2024](#)
 - 14.5.7. [Rainbow Lakes Estates - August 15, 2024](#)

- 14.5.8.** Southwest Florida Water Management District (SWFWMD) - For Minutes and Agendas, Visit the Website at <http://www.WaterMatters.org>
- 14.5.9.** St. Johns River Water Management District (SJRWMD) - For Minutes and Agendas, Visit the Website at <https://www.sjrwmd.com>
- 14.5.10.** Transportation Planning Organization (TPO) - For Minutes and Agendas, Visit the Website at <https://ocalamariontpo.org>
- 14.5.11.** Withlacoochee Regional Water Supply Authority (WRWSA) - For Minutes and Agendas, Visit the Website at <http://www.wrwsa.org>