

**Official Minutes of
MARION COUNTY
BOARD OF COUNTY COMMISSIONERS**

December 2, 2025

CALL TO ORDER:

The Marion County Board of County Commissioners (BCC) met in regular session in Commission Chambers at 9:02 a.m. on Tuesday December 2, 2025 at the Marion County Governmental Complex located in Ocala, Florida.

INVOCATION AND PLEDGE OF ALLEGIANCE:

The meeting opened with invocation by Commissioner McClain and the Pledge of Allegiance to the Flag of our Country.

9:00 AM ROLL CALL:

Upon roll call the following members were present: Chairman Carl Zalak, III, District 4; Vice-Chairman Matthew McClain, District 3; Commissioner Craig Curry, District 1; Commissioner Kathy Bryant, District 2; and Commissioner Michelle Stone, District 5. Also present were Clerk Gregory C. Harrell, County Attorney Matthew G. Minter, County Administrator Mounir Bouyounes, Assistant County Administrator (ACA) Tracy Straub, ACA Angel Roussel, ACA Amanda Tart, and Director of Internal Services Mike McCain.

ANNOUNCEMENTS:

Chairman Zalak addressed upcoming scheduled meetings as listed on the Commission Calendar (Item 13.2.1).

1. PROCLAMATIONS AND PRESENTATIONS:

Upon motion of Commissioner Bryant, seconded by Commissioner Stone, the BCC approved and/or ratified the following:

1.1. PROCLAMATION - The Salvation Army's Red Kettle Month - Major Jason Smith (Approval and Presentation)

The Board presented the Proclamation designating the month of December 2025 as "The Salvation Army's Red Kettle Month" to Major Jason Smith and several representatives from the Salvation Army.

Major Jason Smith, Salvation Army, Ocala, advised that the Salvation Army has been in Ocala for nearly 100 years and has provided a lot of great services to the community, uplifting those who are in poverty and making sure that children have Christmas this year, noting there are approximately 1,000 children that will be served through the Angel Tree program. He stated the funds collected through the annual Red Kettle campaign not only support the Salvation Army's general programs, but also the Angel Tree program. Major Smith advised that the Salvation Army is grateful for the support of Marion County and how its citizens help them to help others become self-sustaining residents within the community.

1.2. CERTIFICATE OF RECOGNITION - Fakhoury Medical and Chiropractic Center 40th Anniversary - Dr. Riadh Fakhoury (Approval and Presentation)

The Board presented the Certificate of Recognition to Dr. Riadh Fakhoury in honor of his Medical and Chiropractic Center's 40th anniversary and in appreciation of his exceptional

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service, compassion, and enduring dedication to the health and well-being of the community.

Dr. Riadh Fakhoury expressed his appreciation to the BCC for this recognition, noting Marion County is a beautiful community to work with and every day the Center is blessed to be able to help residents in need.

1.3. PROCLAMATION – Share Your Christmas Day (Approval Only)

The Board approved the Proclamation designating December 12, 2025 as “Share Your Christmas Day”.

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.

Chairman Zalak opened the floor to public comment.

There being none, Chairman Zalak advised that public comment is now closed.

3. ADOPT THE FOLLOWING MINUTES: (2 Sets)

3.1. July 1, 2025

3.2. July 15, 2025

A motion was made by Commissioner Curry, seconded by Commissioner Stone, to adopt the meeting minutes of July 1, and July 15, 2025. The motion was unanimously approved by the Board (5-0).

4. CONSTITUTIONAL OFFICERS AND GOVERNMENTAL OR OUTSIDE AGENCIES: NONE

5. CLERK OF THE CIRCUIT COURT:

5.1. Clerk of the Court Items

Clerk Harrell advised that Budget Amendment Resolution 5.1.3. relates to Consent Agenda Items 7.1.1., 7.1.2. and 7.1.3.; and Budget Amendment Resolution 5.1.5. relates to consent agenda item 7.2.3.

Chairman Zalak requested Agenda Items 5.1.3. and 5.1.5. be pulled for individual consideration. It was the general consensus of the Board to concur.

Upon motion of Commissioner Stone, seconded by Commissioner McClain, the Board adopted the following Budget Amendment Resolutions transferring funds as presented by Clerk Harrell:

5.1.1. 25-R-500 - Fire, Rescue and EMS Fund - Fire Rescue Services - \$41,520

5.1.2. 25-R-501 - General Fund - Belleview Sportsplex - \$316,599

5.1.3. General Fund - Legislative - \$150,000 was pulled for discussion

5.1.4. 25-R-502 - General Fund - Public Relations - \$6,426

5.1.5. Marion County Utility Fund - Utilities Capital Construction - \$115,740 was pulled for discussion

5.1.6. 25-R-503 - Marion County Utility Fund - Utilities Management - \$651,610

5.1.7. 25-R-504 - Marion County Utility Fund - Utilities Wastewater System - \$548,582

- 5.1.8.a** 25-R-505 - General Fund - CIP- General Fund Department Open Balances Fwd-Cash-Regular - \$5,288,489
- 5.1.8.b** 25-R-506 - Parks & Rec Fees Fund - Parks & Rec Fees Fund Department Open Balances Fwd-Cash-Regular - \$1,845,777
- 5.1.8.c** 25-R-507 - Medical Examiner Fund - Medical Examiner Buildings - CIP - \$16,824
- 5.1.8.d** 25-R-508 - American Rescue Plan - SLFRF - Utilities Line Extensions - \$1,522,945
- 5.1.8.e** 25-R-509 - Marion Oaks MSTU - Marion Oaks Recreation - \$17,633
- 5.1.8.f** 25-R-510 - Infrast Surtax Cap Proj Fund - Infrast Surtax Cap Proj Fund Department Open Balances Fwd-Cash-Regular - \$12,882,442
- 5.1.8.g** 25-R-511 - Marion County Utility Fund - Utilities Capital Construct - \$1,204,570
- 5.1.8.h** 25-R-512 - Insurance Fund - Insurance Fund Department Open Balances Fwd-Cash-Regular - \$1,496,389
- 5.1.9.a** 25-R-513 - General Fund Grants - Continuum of Care Program FI Contract Serv - Other - Misc - \$12,228
- 5.1.9.b** 25-R-514 - General Fund Grants - Continuum of Care Program Contract Serv - Other - Misc - \$6,113
- 5.1.9.c** 25-R-515 - Local Housing Trust Fund - State House Initiative Partner Regular Salaries & Wages - \$18,341
- 5.1.10.** 25-R516 - Stormwater Program - Stormwater Program Machinery & Equipment - \$91,989

(Ed. Note: EMS is the acronym for Emergency Medical Services, CIP is the acronym for Capital Improvement Program, SLFRF is the acronym for State and Local Fiscal Recovery Funds and MSTU is the acronym for Municipal Service Taxing Units.).

5.2.1. Transfer Project Funds and Amend the Capital Improvement Program - Infrastructure Surtax Capital Project Fund - \$2,045

The Board considered the following recommendation as presented by Budget Director Audrey Fowler:

Description/Background: In order to facilitate billing staff time to Transportation Infrastructure Surtax projects, adjustments need to be made to projects that have either insufficient or no budget assigned. This is necessary for the SW 49th Ave North project because staff is doing preliminary work on the project that has yet to have a budget assigned. It is also necessary for the SW 38th/40th St Widening project because it recently had its assigned budget shifted to a higher priority project, but preliminary work was still ongoing.

Budget/Impact: Neutral.

Recommended Action: Motion to approve the transfer of project funds and amend the CIP.

A motion was made by Commissioner Stone, seconded by Commissioner Curry, to approve the transfer of project funds and amend the CIP. The motion was unanimously approved by the Board (5-0).

5.2.2. Transfer Project Funds and Amend the Capital Improvement Program - Marion County Utility Fund - \$671,968

The Board considered the following recommendation as presented by Utilities Director Tony Cunningham:

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Description/Background: The Office of the County Engineer received approval for the construction of SW 145th Place Road (Florida Crossroads Commerce Park) and SW 49th Avenue Segment F at the regularly scheduled Board meeting on October 21, 2025. Both roadway segments include the installation of water and sewer infrastructure. The Florida Crossroads Commerce Park portion is fully funded through a Department of Commerce grant.

Marion County Utilities (MCU) had originally programmed funding for SW 49th Avenue Segment F in FY 2026-27; however, funding is now needed to advance the project for completion in FY 2025-26. MCU had also programmed funds for the installation of a force main line from Adena to Old Jacksonville Road. As this work is now being completed by a private developer, those funds have become available for reallocation to other utility projects. Accordingly, these available funds are being reallocated to support the completion of the SW 49th Avenue Segment F project in FY 2025-26.

Budget/Impact: Neutral.

Recommended Action: Motion to approve the transfer of project funds and amend the CIP.

A motion was made by Commissioner Stone, seconded by Commissioner Curry, to transfer project funds and amend the CIP. The motion was unanimously approved by the Board (5-0).

5.2.3. Transfer Project Funds and Amend the Capital Improvement Program - Marion County Utility Fund - \$1,671,120

The Board considered the following recommendation as presented by Utilities Director Cunningham:

Description/Background: Marion County Utilities (MCU) received a grant from the Florida Department of Environmental Protection (FDEP) to partially fund the installation of a water main connecting the Irish Acres water system to the Silver Springs Regional Water System.

On September 16, 2025, the Board approved a bid award not to exceed \$12,000,000, based on the engineering estimate. Subsequently, on October 21, 2025, the Board was informed that the contract was formally awarded to GWP Construction Corp in the amount of \$7,992,957.

MCU had previously budgeted funds to cover the anticipated difference between the FDEP grant and the projected project cost. However, once bids were received, it was determined that the actual bid exceeded the initial estimate, creating a need for additional funding to fully support the project. As a result, an additional \$1,617,120 is required to complete the project.

MCU had also programmed funds for the installation of a force main line from Adena to Old Jacksonville Road. Since this work is now being completed by a private developer, the previously allocated \$1,428,032 is available for reallocation to this project and others as needed.

Budget/Impact: Neutral.

Recommended Action: Motion to approve the transfer of project funds and amend the CIP.

A motion was made by Commissioner Stone, seconded by Commissioner Curry, to approve the transfer of project funds and amend the CIP. The motion was unanimously approved by the Board (5-0).

5.3.1. Present the Acquisition or Disposition of Property Forms Authorizing Changes in Status, as Follows: 032362, 034635, 37669, 37706, 038748, 39479, 40727, 44602, 45161, 047075, 047116, 048495, 050727, 52094, 52140, 052229, 52970, and Supervisor of Elections List.

A motion was made by Commissioner Stone, seconded by Commissioner Curry, to approve the Acquisition or Disposition of Property Forms authorizing change in status as follows: 032362, 034635, 37669, 37706, 038748, 39479, 40727, 44602, 45161, 047075, 047116, 048495, 050727, 52094, 52140, 052229, 52970, and Supervisor of Elections List. The motion was unanimously approved (5-0).

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. County Administrator Bouyounes advised of a revision for Consent Agenda Item 7.2.6. as it relates to correcting the contract number to reflect 18Q-197-CA-02.

Upon motion of Commissioner Stone, seconded by Commissioner Curry, the Board acted on the Consent Agenda, to include the revision to Consent Agenda Item 7.2.6. and to adopt Budget Amendment Resolutions 25-R-517 (5.1.3.) and 25-R-218 (5.1.5.) as follows:

5.1.3. General Fund - Legislative - \$150,000

The Board adopted Resolution 25-R-517 transferring 150,000.00 within the General Fund for Legislative Aid To Private Organizations.

5.1.5. Marion County Utility Fund - Utilities Capital Construction - \$115,740

The Board adopted Resolution 25-R-518 transferring \$115,740.00 within the Marion County Utility Fund for Utilities Capital Construction Improve - CIP.

7.1. Administration:

7.1.1. Request Approval of Third Amendment to Grant Agreement Between Humane Society of Marion County, Inc. and Marion County (Budget Impact - Neutral; expenditure of \$60,000)

The Board accepted the following recommendation as presented by ACA Angel Roussel, Administration:

Description/Background: On December 19, 2023, the Board approved a grant agreement to provide Humane Society of Marion County, Inc. with \$50,000 to be used for spay and neuter services, vaccination and microchipping, among other services.

On August 20, 2024, the Board approved the first amendment to the agreement to release the remaining funds of \$10,000.

On December 17, 2024, the Board approved the second amendment to the agreement to replenish grant funding with an additional \$60,000.

The third amendment being presented for approval today provides Humane Society of Marion County, Inc., with grant funding in the amount of \$60,000, for the current fiscal year to continue their services to Marion County residents and their pets.

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Budget/Impact: Neutral; expenditure of \$60,000.

Recommended Action: Motion to approve and authorize the Chairman and Clerk to execute the third amendment to grant agreement for Humane Society of Marion County, Inc.

7.1.2. Request Approval of Third Amendment to Grant Agreement Between Sheltering Hands, Inc. and Marion County (Budget Impact - Neutral; expenditure of \$30,000)

The Board accepted the following recommendation as presented by ACA Roussel, Administration:

Description/Background: On December 19, 2023, the Board approved a grant agreement to provide Sheltering Hands, Inc. with \$25,000 to be used for spay and neuter services, vaccination and micro-chipping, among other services.

On August 20, 2024, the Board approved the first amendment to the agreement to release the remaining funds of \$5,000.

On December 17, 2024, the Board approved the second amendment to the agreement to replenish grant funding with an additional \$30,000.

The third amendment being presented for approval today provides Sheltering Hands, Inc., with grant funding in the amount of \$30,000, for the current fiscal year to continue their services for Marion County citizens and their pets.

Budget/Impact: Neutral; expenditure of \$30,000.

Recommended Action: Motion to approve and authorize the Chairman and Clerk to execute the third amendment to grant agreement for Sheltering Hands, Inc.

7.1.3. Request Approval of Third Amendment to Grant Agreement Between Voices of Change Animal League, Inc. and Marion County (Budget Impact - Neutral; expenditure of \$60,000)

The Board accepted the following recommendation as presented by ACA Roussel, Administration:

Description/Background: On December 19, 2023, the Board approved a grant agreement to provide Voices of Change Animal League, Inc. (VOCAL) with \$50,000 to be used for spay and neuter services, vaccination and microchipping, among other services.

On August 20, 2024, the Board approved the first amendment to the agreement to release the remaining funds of \$10,000.

On December 17, 2024, the Board approved the second amendment to the agreement to replenish the grant funding with an additional \$60,000.

The third amendment being presented for approval today is to provide VOCAL with grant funding in the amount of \$60,000 for continuing their services to Marion County residents and their pets.

Budget/Impact: Neutral; expenditure of \$60,000.

Recommended Action: Motion to authorize Chairman and Clerk to approve and execute the third amendment to grant agreement for VOCAL.

7.2. Procurement Services:

7.2.1. Request Approval of Bid Award: 26B-003 NW 130th Avenue Resurface from NW 35th Street to NW Highway 464B - Anderson Columbia Co., Inc. Ocala, FL (Budget Impact - Neutral; expenditure of \$837,377)

The Board accepted the following recommendation as presented by Procurement Services Director Susan Olsen:

Description/Background: On behalf of the Office of the County Engineer, Procurement advertised a bid for the resurfacing of NW 130th Avenue, extending from NW 35th Street to NW HWY 464B, a total project length of approximately 1.18 miles. The scope of work generally includes but is not limited to: resurfacing the existing roadway pavement; sodding and stabilizing shoulders; constructing driveway and side-street aprons; installing and restriping pavement markings; removing and installing cross drains and associated end treatments; and widening the existing pavement shoulders to improve roadway safety and functionality. Additional work may include minor grading, erosion control measures, and traffic maintenance activities necessary to complete the project in accordance with County standards. A total of four (4) submittals were received in response to the solicitation, and the bid tabulation is provided below:

Firm - Location	Bid Total
Anderson Columbia Co., Inc. - Ocala, FL	\$837,376.31
Art Walker Construction, Inc. - Ocala, FL	\$847,364.00
Superior Asphalt, Inc. - Oneco, FL	\$865,001.00
C. W. Roberts Contracting, Inc. - Ocala, FL	\$888,368.38

Steven Cohoon, P.E., County Engineer, recommends that Anderson Columbia Co., Inc. receive the award as the lowest, most responsive, and most responsible bidder.

Attached for review is a draft of the contract. Upon approval at today's meeting, it will be sent to Anderson Columbia Co., Inc. for signature, and upon return, will be forwarded to the Clerk and Chairman for signatures.

Budget/Impact: Neutral; expenditure of \$837,376.31. Up to ten percent (10%) contingency will be added to the purchase order in accordance with the Procurement Manual.

Funding is from:

BM761541-563221 - TIP057311 (\$67,320.31) (80% Gas Tax Construction Fund)

BO762541-563220 - TIP057311 (\$770,056.00) (2nd Local Opt Fuel Tax)

BM761541-563221 - TIP057311 (\$83,737.63 - Contingency) (80% Gas Tax Construction Fund).

Recommended Action: Motion to approve the recommendation and allow staff to issue a contract, and upon approval by Legal, authorize the Clerk and Chairman to execute contract with Anderson Columbia Co., Inc. under 26B-003.

7.2.2. Request Approval of Bid Award: 26B-004 SW 125th Avenue Resurface - Art Walker Construction, Inc., Ocala, FL (Budget Impact - Neutral; expenditure of \$329,109)

The Board accepted the following recommendation as presented by Procurement Services Director Olsen:

Description/Background: On behalf of the Office of the County Engineer, Procurement advertised a bid for the resurfacing of SW 125th Avenue, extending from West Hwy 40 to West Hwy 328, a total project length of approximately 0.61 miles. The scope of work includes but is not limited to resurfacing the existing roadway pavement; sodding and stabilizing shoulders; constructing driveway and side-street aprons; installing and restriping pavement markings; and, removing

and installing cross drains and associated end treatments. Additional work may include minor grading, erosion control measures, and traffic maintenance activities necessary to complete the project in accordance with County standards. A total of five (5) submittals were received in response to the solicitation, as shown below:

VENDOR - LOCATION	BASE BID
Art Waker Construction, Inc. - <i>Ocala, FL</i>	\$329,109.00
Pave-Rite, Inc. - <i>Lecanto, FL</i>	\$332,981.61
Anderson Columbia Co, Inc. - <i>Ocala, FL</i>	\$357,652.95
C. W. Roberts Contracting, Inc. - <i>Tallahassee, FL</i>	\$386,265.60
Superior Asphalt, Inc. - <i>Oneco, FL</i>	\$426,001.00

Steven Cohoon, P.E., County Engineer, recommends that Art Walker Construction, Inc. receive the award as the lowest, most responsive, and most responsible bidder. Attached for review is a draft of the contract. Upon approval at today's meeting, it will be sent to Art Waker Construction, Inc. for signature, and upon return, will be forwarded to Legal, the Clerk, and Chairman for signatures.

Budget/Impact: Neutral; expenditure of \$329,109.00. Up to ten percent (10%) contingency will be added to the purchase order in accordance with the Procurement Manual. Funding is available in BM761541-56321 - \$179,364.50 (80% Gas Tax Const Fund) and BO762541-563220 - \$149,744.50 (2nd Local Opt Fuel Tax).

Recommended Action: Motion to approve the recommendation and allow staff to issue a contract, and upon approval by Legal, authorize the Clerk and Chairman to execute contract with Art Walker Construction, Inc. under 26B-004.

7.2.3. Request Approval of Bid Award: 26B-008 Southwest Regional Water Reclamation Facility - Green Construction Technologies, Inc., Wilton Manors, FL (Budget Impact - Neutral; expenditure of \$210,639)

The Board accepted the following recommendation as presented by Procurement Services Director Olsen:

Description/Background: On behalf of Marion County Utilities (MCU), Procurement solicited bids for the construction of a landscaping buffer along the southern and eastern boundaries of the Southwest Regional Water Reclamation Facility (SW Regional WRF). This project will establish a visual barrier to screen the facility from view. In addition to improving aesthetics, the buffer will assist the department in mitigating the migration of odors associated with the wastewater treatment process. The work will consist of construction and compaction of an earthen berm along the perimeter of the site, construction of solid PVC fencing along the perimeter, demolition of specified sections of existing 6' high chain-link fencing and adjustment of existing rolling gates, irrigation, and sodding of the earthen berm and installation of bamboo plantings along the outer slope. One (1) submittal was received and the tabulation is below:

Firm Name - Location	Bid Price
Green Construction Technologies, Inc - <i>Wilton Manors, FL</i>	\$210,639

MCU Director, Tony Cunningham, recommends that Green Construction Technologies, Inc., receive the award as the most responsive and responsible bidder.

Attached for review is a draft of the contract. Upon approval at today's meeting, it will be sent to Green Construction Technologies, Inc., for signature and once returned, will be forwarded to Legal, the Clerk and Chairman for signatures.

Budget/Impact: Neutral; expenditure of \$210,639. Up to 10% contingency may be added to the purchase order in accordance with the Procurement Manual. Funding is from ZF448536-562102 (Marion County Utility Fund).

Recommended Action: Motion to approve the recommendation and allow staff to issue a contract and authorize the Chairman and Clerk to execute the contract under 26B-008.

7.2.4. Request Approval of Contract Amendment (Renewal): 24C-001-CA-02 Stretcher, Power-Load, and Stair Chair Service Agreement - Stryker Corporation, Chicago, IL (Budget Impact - Neutral; expenditure of \$369,955)

The Board accepted the following recommendation as presented by Procurement Services Director Olsen:

Description/Background: On November 7, 2023, the Board approved a contract with Stryker Corporation for their ProCare Program Agreement that provides preventative maintenance as required for Marion County Fire Rescue (MCFR) stretchers, power loads, and stair chairs.

The ProCare program agreement being presented today renews the service for FY 2025-26. The ProCare program includes parts, labor, travel, and one (1) annual preventative maintenance inspection. Proper maintenance of the equipment ensures that it remains safe and ready to use in the care of the citizens and visitors of Marion County.

Also included in this renewal is the purchase of EMS PRO Tier 3, a software upgrade that enhances MCFR's Quality Assurance/Quality Improvement review process. This computer-based upgrade requires no new equipment and adds improved case-review tools, LifeNetCare analytics, the latest CodeStat version, LifeNetCare app access, and available hospital outcomes data.

Presented today is the partially executed contract. Upon Board approval, the contract will be presented to the Chairman and Clerk for signature.

Budget/Impact: Neutral; expenditure shall not exceed \$369,954.05. Funds are available in lines AA305526-546301 - \$366,072.55 and AA305526-552106 \$3,881.50 (General Fund).

Recommended Action: Motion to approve and allow staff to issue and authorize the Chairman and Clerk to execute contract with Stryker Corporation under 24C-001.

7.2.5. Request Approval of Selection Committee Recommendation: 25Q-119 CR 484 Widening Phase 1 - Kimley-Horn & Associates, Inc., Ocala, FL (Budget Impact - Neutral; expenditure of \$1,108,794)

The Board accepted the following recommendation as presented by Procurement Services Director Olsen:

Description/Background: On behalf of the Office of the County Engineer, Procurement advertised a Request for Qualifications for professional engineering and consulting services to conduct a comprehensive Project Development and Environmental (PD&E) Study for the 1.8-mile segment of CR 484, extending from Marion Oaks Boulevard, under Interstate 75, to CR 475A.

The scope of services consists of evaluating and developing design alternatives for the widening of CR 484 to a proposed six-lane typical section, inclusive of standard bicycle lanes, sidewalk, and a shared-use path. The consultant will be responsible for all necessary environmental analyses, traffic evaluations, public involvement activities, and engineering documentation required to support future design phases. All work will be performed in accordance with Marion County Standards, the Marion County Land Development Code, Florida Department of Transportation (FDOT) standards, and all other applicable regulatory and agency requirements. A total of three (3) firms responded. The selection committee, consisting of Christine Vrabic, Jared Goodspeed, and Steven Cohoon, evaluated the proposals and ranked them per the tabulation below:

Firm - Location	Rank
Kimley-Horn and Associates, Inc. - Ocala, FL	1
Infrastructure Consulting & Engineering, LLC - West Columbia, SC	2
Kittelson & Associates, Inc. - Orlando, FL	3

Steven Cohoon, P.E., County Engineer, has reviewed and is in support of the selection committee's recommendation to award Kimley-Horn & Associates, Inc. Attached for review is a draft contract. Upon approval at today's meeting, it will be sent to Kimley-Horn & Associates, Inc. for signatures and once returned, will be forwarded to Legal, the Clerk, and Chairman for signatures.

Budget/Impact: Neutral; expenditure of \$1,108,794. Funding is from STC073897-VJ738541-563220 (Infrast Surtax Cap Proj Fund).

Recommended Action: Motion to approve recommendation and allow staff to issue contract, and upon approval by Legal, authorize the Chairman and Clerk to execute contract with Kimley-Horn & Associates, Inc. under 25Q-119.

7.2.6. Request Approval of Task Order: 18Q-197-CA-02 (as revised) Post Design Services for Emerald Road Extension - Davis Dinkins Engineering, P.A., Ocala, FL (Budget Impact - Neutral; expenditure of \$204,892)

The Board accepted the following recommendation as presented by Procurement Services Director Olsen:

Description/Background: On June 6, 2023, the Board approved contracts with multiple firms to provide various civil site-related engineering services for the County. Firms were selected based on the area of specialty and equitable distribution of work among all firms in accordance with §287.055 Consultant's Competitive Negotiation Act.

Davis Dinkins Engineering P.A. (Dinkins) has been recommended by County Engineer, Steven Cohoon, P.E., to provide post-design services for the construction of the Emerald Road extension. The work will include attending the pre-construction and other meetings, issuing construction plans, responding to contractor requests for information, in-field review of utility locations, periodic site observations, providing construction plan modifications and preparing construction certifications upon completion.

Attached for review is a draft of the contract. Upon approval at today's meeting, it will be sent to Dinkins for signature and once returned, will be forwarded to Legal, the Clerk, and Chairman for signatures.

Budget/Impact: Neutral; project shall not exceed \$204,892. Funding is from GA771541-563511 (Impact Fee – East District).

Recommended Action: Motion to approve the recommendation and allow staff to issue contract, and upon approval by Legal, authorize the Chairman to execute contract with Dinkins under 18Q-197-CA-02 (as revised).

7.2.7. Request Approval of Task Order: 20Q-161-TO-54 Marion County Health Department Americans with Disabilities Act Compliant Ramp - Dinkins Construction LLC, Ocala, FL (Budget Impact - Neutral; expenditure of \$58,700)

The Board accepted the following recommendation as presented by Procurement Services Director Olsen:

Description/Background: On April 6, 2021, the Board approved contracts with six (6) Construction Managers (CM) to allow project selection based on expertise, capacity, and availability. Facilities Management has selected Dinkins Construction LLC to serve as CM to install a ramp for the Marion County Health Department to be compliant with the Americans with Disabilities Act (ADA).

The Marion County Health Department is in need of an ADA compliant ramp to be installed. The project includes site surveying, site related items such as signage and fencing, all labor and materials for installation of the concrete pad, stainless steel railings and all marking and striping.

Attached for review is a draft contract. Pending approval at today's meeting, it will be forwarded to the CM for signatures, and upon return, will be sent to Legal, the Clerk and Chairman for signatures.

Budget/Impact: Neutral; expenditure of \$58,700. Funding for this project is from line AA181519-546101 (General Fund).

Recommended Action: Motion to approve and allow staff to issue, and upon approval from Legal, authorize the Chairman and Clerk to execute the contract under 20Q-161.

7.2.8. Request Approval of Purchases \$50,000 and Over

The Board accepted the following recommendation as presented by Procurement Services Director Olsen:

Description/Background: The item(s) below have been received by Procurement Services and are approved for conformance with the Procurement Code/Manual, pending approval at today's meeting.

1. Pending Requisition/Atmax Equipment Co. - The Office of the County Engineer requests approval to purchase one (1) 810-1001 MowerMax Prime Mover in the amount of \$249,523.86. Total expenditure of \$249,523.86. Funds are available in line BL400541-564101. *This purchase is exempt from the competitive bidding process requirements under FSA23-EQU21.0*
2. Pending Requisition/OEC Business Interiors - Marion County Facilities Management requests approval to purchase the furniture required for the Freedom Library Expansion in the amount of \$100,432.69. Total expenditure of \$100,432.69. Funds are available in line AA720571-564102 - LBC375013. *This purchase is exempt from the competitive bidding process requirements under 56120000-24-NY-ACS.*

Recommended Action: Motion to approve requested purchases.

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7.3. Tourist Development:

7.3.1. Request Approval of Tourist Development Council Funding Request for Marketing Assistance Funding Program Reimbursement for Goldmark, LLC (Budget Impact - Neutral; expenditure of \$5,000)

The Board accepted the following recommendation as presented by Tourist Development Director Loretta Shaffer:

Description/Background: The Tourist Development Council (TDC) seeks funding approval for organizations that have festivals, events, or programs which support the TDC's mission of growing the economy and accelerating prosperity in Marion County through effective destination sales and marketing. The Marketing Assistance Program is designed to enable tourism-related businesses in Marion County to enhance their marketing opportunities leveraged with the Ocala/Marion County destination brand. This funding contract is for the Marketing Assistance Funding Program Reimbursement for Goldmark, LLC. This program was recommended for funding in the amount of \$5,000, by the TDC at their regularly scheduled meeting on August 20, 2025.

Budget/Impact: Neutral; expenditure of \$5,000. Funding from CP155552-548101.

Recommended Action: Motion to approve the Tourist Development Council funding request and authorize the Chairman and Clerk to execute the attached funding agreement.

7.4. Transportation - County Engineer:

7.4.1. Request Approval of Development Agreement for SE 52nd Street at US 301 C-Store Between Marion County and WPG-Triple Crown LLC, (Budget Impact - Revenue; \$14,641)

The Board accepted the following recommendation as presented by County Engineer Steven Cohoon, Office of the County Engineer (OCE):

Description/Background: This Development Agreement establishes the Developer's proportionate share mitigation for transportation impacts associated with development of a convenience store and future outparcel at the intersection of SE 52nd Street and US 301.

A previously accepted traffic study identified the need for roadway improvements along SE 52nd Street adjacent to the site, and design plans for a potential future widening were approved by the County. These plans contemplated a three-lane section with an eastbound left-turn lane.

Upon coordinating the proposed improvements, the County and Developer evaluated multiple potential approaches to move the project forward. However, off-site utility conflicts located on private property, including power-pole placement and clearance requirements, make construction of the widening infeasible at this time. Because the County does not have a programmed capital project in this segment, and because the needed utility adjustments fall outside the County's control, neither party can implement the improvements under current conditions.

The Developer's proportionate share obligation totals \$32,941.14. After applying eligible credits for design and utility coordination work completed by the Developer, the resulting net payment due to Marion County is \$14,641.11.

Budget/Impact: Neutral; Revenue of \$14,641.11 (BL760344-344904 Developer Agreements).

Recommended Action: Motion to approve the Development Agreement for SE 52nd Street at US 301 C-Store and to authorize the Chairman and Clerk to execute the same.

7.4.2. Request Approval of Developer's Agreement Between Marion County and Shores Sand Mine, LLC (Budget Impact - None)

The Board accepted the following recommendation as presented by County Engineer Cohoon, OCE:

Description/Background: Emerald Village was reviewed and approved with conditions by the Development Review Committee (DRC), on July 14, 2025. The DRC granted the Developer a waiver from the requirement of Section 2.18.1 of the County Land Development Code. Section 2.18.1 requires the submittal of Improvement Plans for construction activities including public or private roads, road modifications, offsite roadway improvements, and other offsite linear construction such as utility or stormwater installations.

As a condition of granting this waiver, the DRC required the Developer to enter into this Developer's Agreement. The Agreement establishes the timing and requirements for a Traffic Impact Analysis, provides for the creation of an internal road network to facilitate cross-access consistent with County access management standards, and requires the recording of a Declaration of Covenants creating a homeowners' association responsible for shared circulation elements. These conditions allow the platting process to proceed without requiring the applicant to first submit an Improvement Plan. This agreement will ensure mobility, connectivity, and development standards will be met, while also allowing the developer to begin platting and selling tracts.

Budget/Impact: None.

Recommended Action: Motion to approve the Developer's Agreement and to authorize the Chairman and Clerk to execute the same.

7.5. Utilities:

7.5.1. Request Approval of Amended Water Main Extension Connection Agreement WME-093-O Between Pabliny LLC and Marion County Utilities (Budget Impact - None)

The Board accepted the following recommendation as presented by Utilities Director Tony Cunningham:

Description/Background: In accordance with Land Development Code section 6.14.2, developers (property owners) are required to connect to public utilities if the property being developed is within connection distance. For a single-family residence, the connection distance is 400 feet from the parcel's closest corner to the public water main. In this case, the property owner has applied for a building permit on a parcel within the 400' connection distance of public water main provided by Marion County Utilities (MCU) and is required to install the water main across the parcel's frontage, ending at the farthest corner.

After Agreement WME-093-O was approved by the Board on July 15, 2025, the Owner was unable to proceed with its originally selected contractor. As a result, the Owner selected a new contractor who offered a lower price. This Amendment is necessary to correct the resulting benefiting-lot payback share obligation as recorded in the Official Records.

Budget/Impact: None.

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Recommended Action: Motion to approve and authorize the Chairman and Clerk to repeal the originally approved WME-093-O and execute the Amended Water Main Extension Connection Agreement WME-093-O.

9. COUNTY ADMINISTRATOR:

9.1. Request for Waiver from Land Development Code Section 6.8.6 - Buffers for a Major Site Plan for Alien Engineered Products Shop Expansion, Parcel Number 14221-000-00 and 14138-000-00, Application Number 32920

The Board considered the following recommendation as presented by Building Safety Director Michael Savage, on behalf of the Development Review Committee (DRC):

Description/Background: The applicant is making improvements to their existing operation and is requesting to waive the buffer requirements for both the eastern and southern boundaries. The site has a B-5 zoning and its use for buffering is industrial. The eastern boundary is adjacent to a railroad right-of-way (ROW) that has residential homes on the other side of the railroad; Land Development Code (LDC) Section 6.8.6 requires a D-type buffer. A D-type buffer includes a wall and a 15-foot wide landscape strip. The southern boundary abuts agricultural uses; LDC Section 6.8.6 requires a B-type buffer, which includes a wall and a 20-foot wide landscape strip. For both boundaries, Staff supports a waiver to the wall requirement but believes the width of the buffer and landscaping should still be provided.

It should be noted that at such time the applicant looks to develop the southern half of their property, the buffer will be revisited based on what the proposed improvements will be.

On October 20, 2025, the Development Review Committee (DRC) denied the Waiver Request but recommended approval of waiving the wall requirement. The applicant agreed to provide an updated site plan that identifies the proposed temporary use on the southern portion of the property as well as identifying the buffers before going to the Board.

Budget/Impact: None.

Recommended Action: Motion to waive the wall requirement but maintain vegetative buffer requirements.

Growth Services Director Chuck Varadin advised that the applicant is doing a shop expansion on the property which requires them to come up to date with a Code, which also includes buffers. The applicant is requesting to waive the buffer requirements for most of the eastern and all the southern boundaries. On October 20, 2025, DRC denied the request with a recommendation to wait to bring it before the BCC. Staff agreed with waiving the wall requirements by keeping the vegetative part of the buffers. He referred to the map as shown on the overhead screens and provided a brief overview of the properties surrounding the subject site. Mr. Varadin advised that part of the property is zoned R-1 (Single Family Dwelling), noting the applicant is aware that he will need to request a zoning change should he decide to utilize that portion of the property. He clarified that the buffer requirements include a Type "C" buffer, as well as a Type "D" buffer along the residential side, which would include a wall. Mr. Varadin stated the applicant has a land survey that shows that the drainage retention area (DRA) and the fence are on his property.

Ricardo Zelaya, on behalf of Juan Giron with Alien Engineered Products, NE 21st Avenue, advised that the applicant is in the process of getting a letter from the property owner to

the south allowing for him to utilize the existing vegetation to act as a buffer. He commented on the rise in elevation on the railroad side of the property, which he opined can act as an existing buffer. Mr. Zelaya advised that the applicant wants to ensure beautification of the property to ensure the neighbors are happy, noting he is unaware of any complaints over the last 3 or 4 years since the applicant has been on the property. In response to Commissioner Stone, Mr. Varadin stated in discussion with the DRC, it was recommended to have the vegetative buffer extend to the end of the property line with a caveat that should the applicant rezone and develop the R-1 portion of the property they might have to put up a buffer or wall on the south side of the parcel.

General discussion ensued.

Mr. Varadin referred to the updated site plan (included in the Agenda packet) and advised that the applicant has also proposed some outside storage, which would require an 8 foot (ft) opaque screening around that storage area.

In response to Commissioner Bryant, Mr. Zelaya stated the applicant will be improving the parking lot and the DRA as part of Phase 1 of the project. He advised that the applicant understood that if he does not receive a consent letter from the adjoining property owner to be able to utilize their existing vegetative buffer, then the applicant would proceed with Code requirements for his own vegetative buffer. Mr. Zelaya stated the applicant would also have an 8 ft opaque screening around the outside storage.

General discussion resumed.

A motion was made by Commissioner Bryant, seconded by Commissioner Stone, to waive the wall requirement on the eastside and southside of the property, but to maintain vegetative buffer requirements. The motion was unanimously approved by the Board (5-0).

9.2. Present Update for Grants Provided to Humane Society of Marion County, Inc., Sheltering Hands, Inc., and Voices of Change Animal League, Inc.

ACA Roussel, Administration, presented the following recommendation:

Description/Background: For the past two years, Marion County has provided grant funding to support animal services through three local organizations: Humane Society of Marion County, Inc., Sheltering Hands, Inc., and Voices of Change Animal League, Inc. (VOCAL). These services include Spay and Neuter surgeries, vaccinations and micro-chipping.

Humane Society of Marion County, Inc., is a non-profit shelter dedicated to caring for and protecting animals in Marion County. They have been serving homeless and neglected animals for over 55 years. Since January 2025, a total of 350 surgeries have been performed and all funds have been exhausted.

Sheltering Hands, Inc., is a 501(c)(3) nonprofit located in Ocala, comprised mainly of dedicated volunteers. Their mission is to improve the lives of cats through humane care, low-cost spay/neuter surgery, comprehensive cat adoption programs, education, and support services for the community. A total of 545 surgeries have been performed and all funds have been exhausted as of October 31, 2025. Each cat also received vaccines and a dose of flea control along with the surgery.

VOCAL's mission is to solve the homeless pet problem through prevention, community outreach, adoption and collaboration. VOCAL's Community Clinic and Resource Center stands ready to provide practical support to "good Samaritans" who find stray animals and take them into their home and off the street. Spay and

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neuter services were provided to 436 cats and dogs of low-income families. These pets also received rabies and distemper vaccines and microchips.

Due to the success with this partnership, staff is recommending to replenish the grant funding for each organization to continue these programs.

Budget/Impact: None.

Recommended Action: For informational purposes.

ACA Angel Roussel advised that at the last Board meeting, there were some conversations related to the grants that the Board has previously approved for the last couple years for three different organizations to help out Marion County Animal Services (MCAS), noting these grants went to VOCAL, Marion County Humane Society and Sheltering Hands. He stated representatives from these 3 organizations are present today to provide the Board with updates and to answer any questions. Mr. Roussel noted before the representatives come up to speak, he would like to advise the Board that the veterinarians at MCAS performed 7,944 spay and neuter surgeries this past fiscal year (FY).

Executive Director of the Humane Society of Marion County Eddie Leedy, NW 14th Road, expressed his appreciation to the Board for the opportunity to come forward this morning and explain a little bit about what this grant meant to not only the Humane Society, but to pet owners of Marion County. He provided a brief history on how the grant was started and advised that in 2023, Commissioner Bryant, Commissioner Stone, and ACA Roussel met with some of the County's local rescues to discuss the overpopulation of shelters, including the County's Animal Shelter. Mr. Leedy advised that it has been said numerous times that the community cannot adopt or euthanize its way out of this overpopulation, noting the only way it can be done is to prevent the births of these animals. He stated with the last grant the Humane Society received, it was able to perform 358 procedures, as well as the opportunity to vaccinate these animals and give them their rabies shot. Mr. Leedy opined that a lot of people in Marion County are not against spay/ neuter, they just cannot afford it due to the rising cost. He expressed his appreciation to staff at the Humane Society, VOCAL and Sheltering Hands, for being able to produce these numbers at a low cost. This grant afforded the Humane Society the opportunity to get people in that otherwise would not be able to get those animals fixed and this grant has provided an opportunity to reduce the clientele out there by the thousands. The County also has an aggressive Trap, Neuter and Release (TNR) program for cats that the Humane Society and VOCAL and Sheltering Hands have been working on last year and are starting to see some results from that program. In 2024, at the peak of kitten season there were close to 230 kittens in foster care and last year the organization reduced that by about 50%.

In response to Chairman Zalak, Mr. Leedy stated last year, the Humane Society performed 358 spay and neuter procedures with the grant money it received.

Commissioner Bryant expressed her appreciation to all 3 organizations, noting they provide a valuable service to the community and opined that they are an extension of MCAS. She commented on the need to promote responsible pet ownership.

Sheltering Hands Partnership Director Bronson Mosley presented a brief video of the activities and procedures performed by Sheltering Hands. He advised that through the funding provided by the Marion County grant, Sheltering Hands is able to provide free (Spay, Neuter, Release) SNR services for un-homed cats in Marion County. In the last calendar year, Sheltering Hands performed 545 sterilization surgeries on community cats using the Marion County grant funds. These are community cats roaming the wild, forming colonies, breeding relentlessly, multiplying exponentially and subject to extensive illness

and injury all the while. Mr. Mosley stated by offering free spay and neuter services exclusively for these cats, the organization is able to empower the rescue community to go out and secure these animals without the burden of cost. He advised that the ones that receive care under this program receive more than just surgery. In addition to this procedure and their rabies vaccine, they receive the Feline Viral Rhinotracheitis (FHV-1), Calicivirus (FCV), and Panleukopenia (FVRCP) vaccine, flea medicine, dewormer, additional wound care, and then in the direst of cases, additional medical surgeries. Mr. Mosley noted a female cat can reproduce over 100 kittens in a lifetime. Over a period of seven years, one unspayed female cat and her offspring could theoretically give birth and be responsible for hundreds and thousands of kittens. He commented on the partnership with MCAS, noting this partnership means less trauma showing up at their door. It means a reduced strain on a community already struggling uphill to protect its wildlife. Mr. Mosley opined that spay and neuter is the most humane and ethical way to control cat overpopulation and with the support of Marion County's grant, Sheltering Hands can say "yes" more to the cats that need saving and to the people that want to help make a difference. He expressed his appreciation to the Board for the grants the organization has received.

Co-Founder and Executive Director of VOCAL Kate Rengel, SW 50th Circle, advised that last year VOCAL performed 528 surgeries with the grant funding it received from Marion County, noting this year the organization has performed 438 so far with approximately \$3,000.00 in funding left. These funds are going to be used for upcoming appointments by the end of December. She opined that the gift of spay/neuter is not just handling overpopulation, it is also giving a gift of healthier pets in the community. Ms. Rengel commented on the number of animals that the organization sees on a regular basis that will never see a vet in their lifetime, noting when those animals are in their care, they want to be able to give them as much health as possible by vaccinating them. She advised that a very common virus in the community is the parvovirus, which is very deadly to puppies, noting there is also a lot of feline distemper that has been seen this year as well. The funding not only allows the organization to spay/neuter through this grant, but also provides vaccinations to protect the community's pet health in general. Ms. Rengel noted the organization also has a food bank that distributed 85,000 pounds of pet food this year. She advised that VOCAL had a partnership this summer with Bissell Pet Foundation to provide a veterinarian for free, with the requirement that the organization had to offer those services at an extremely low cost, so VOCAL was able to put this grant with that partnership and had almost three months of free spay/neuter services. Ms. Rengel commented on a recent partnership with MCAS when a gentleman who had over 40 dogs in his care contacted them and was very overwhelmed. He lived in Ocklawaha in an area where a lot of animals were dumped so VOCAL partnered with MCAS who neutered all of the male dogs and VOCAL who spayed all of the female dogs using their grant funding. She stated VOCAL was also able to take in 15 puppies that had parvo and were able to treat them, noting they all survived and have since been adopted. Ms. Rengel advised of another situation that involved a man who had over 50 cats and so far, 27 of those have been fixed and he has more appointments for the future to bring the rest of his animals to VOCAL, noting this was all made possible by the grant funding from the County. She stated she is honored to work regularly with the Humane Society, Sheltering Hands, and MCAS.

Commissioner Curry expressed his appreciation to all 3 organizations for their public/private partnership with Marion County.

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Commissioner Stone requested Board consensus to direct MCAS staff to place these grants as a line item in their budget going forward. Mr. Bouyounes stated it will be done. Commissioner Stone noted it will still give the Board the opportunity to review the matter every year during the budget process. It was the general consensus of the Board to concur.

Commissioner McClain requested the organizations come back before the BCC to do this similar type of presentation annually, noting it is important for the community to know not only what the organizations are doing, but also that the BCC are good stewards of taxpayer dollars and to ensure that these grants are actually being used in a way that is going to be beneficial to County citizens.

10. COMMITTEE ITEMS:

10.1. Marion Oaks Municipal Services Taxing Unit for Recreation Services & Facilities - Request to Declare Seat Vacant and Authorize the Advertisement of One (1) Member Position for an Unexpired Term Ending September 2029

The Board considered the following recommendation as presented by Executive Assistant Gennifer Medina, Commission Office:

Description/Background: Ms. Joanne Coast was last reappointed as a member of the Marion Oaks MSTU for Recreation and Facilities Advisory Council on March 18, 2025, to serve a new term ending September 2029.

Ms. Coast has been a valued member of this board since first appointed to her role in February 2021; however, due to ongoing attendance challenges, it has been deemed necessary to move forward with declaring her seat vacant in order to appoint a new member and ensure the board remains active, engaged, and effective.

Pursuant to Commission Policy 22-01 for Citizen Advisory Boards, Section II, B. Attendance Requirements for Citizen Advisory Board Members, all advisory board members are required to faithfully attend meetings on a regular basis. If any member fails to attend three successive meetings without prior approval of the chairman of such board, or if any member fails to attend forty percent (40%) or more of all meetings within any calendar year, such fact shall be reported to the Board of County Commissioners (BCC). The BCC may declare the seat held by such member to be vacant and may appoint a new member without notice.

Budget/Impact: None.

Recommended Action: Motion to declare Joanne Coast's seat vacant on the Marion Oaks MSTU for Recreation and Facilities Advisory Council and authorize the advertisement of one (1) member position for an unexpired term ending September 2029.

A motion was made by Commissioner Bryant, seconded by Commissioner Stone, to declare Joanne Coast's seat vacant on the Marion Oaks MSTU for Recreation and Facilities Advisory Council and authorize the advertisement of one (1) member position for an unexpired term ending September 2029. The motion was unanimously approved by the Board (5-0).

11. NOTATION FOR ACTION:

11.1. Request Approval to Schedule the Budget Strategic Planning Workshop on Thursday, January 29, 2026 at 9:00 a.m. in the McPherson Governmental Campus Auditorium

The Board considered the following recommendation as presented by County Administrator Bouyounes, Administration:

Description/Background: The annual Budget Strategic Planning Workshop is an opportunity for the Board to establish the County's future goals, initiatives, and appropriate budget planning. Staff has proposed the date for the workshop to be Thursday, January 29, 2026 at 9:00 a.m. in the McPherson Governmental Campus Auditorium.

Budget/Impact: None.

Recommended Action: Motion to schedule the Strategic Planning Workshop on Thursday, January 29, 2026 at 9:00 a.m. in the McPherson Governmental Campus Auditorium.

A motion was made by Commissioner Stone, seconded by Commissioner Bryant, to schedule the Strategic Planning Workshop on Thursday, January 29, 2026 at 9:00 a.m. in the McPherson Governmental Campus Auditorium. The motion was unanimously approved by the Board (5-0).

In response to Commissioner Stone, Chairman Zalak advised that Vice-Chairman McClain will be overseeing the Budget Strategic Planning Workshop process.

11.2. WALK ON: Attendance Boundary Advisory Committee - Request to Appoint One Voting Member

A motion was made by Commissioner Stone, seconded by Commissioner Curry, to consider the Walk-On Item. The motion was unanimously approved by the Board (5-0).

The Board considered the following recommendation as presented by County Administrator Bouyounes, Administration:

Description/Background: This item is to share Marion County School Board Resolution 25-15 establishing the Attendance Boundary Advisory Committee (ABAC) and to appoint a voting member as specified in the resolution. Also attached is the agenda from their first meeting which was held on November 21, 2025.

Budget/Impact: None.

Recommended Action: Motion to appoint a voting member to the School Board ABAC.

ACA Tracy Straub advised that the week before Thanksgiving, staff received notice from the Marion County School Board (MCSB) of a Resolution that they adopted (Resolution 25-15), establishing the Attendance Boundary Advisory Committee that will be comprised of 13 voting members. The Committee has already held their first meeting and have two meetings scheduled for next week and the week thereafter. There are expected to be future meetings after that. One of the 13 voting members is requested to be appointed by the County Commission, and is seeking a staff appointment.

Commissioner Bryant expressed concern that there was no discussion with the BCC prior to a Resolution being passed from the MCSB from their dais at a meeting, appointing a member from the County Commission to attend a meeting for a Committee that they decided they needed to create. She stated County staff are pretty busy, and she is not quite sure of the why for the County. Commissioner Bryant opined that if the School Board needs updates as to what is going on within the County while they are trying to figure out how they are going to rezone and do all this, the BCC could certainly send somebody to do a presentation at one of these Committee meetings. She reiterated her concern about having County staff on a Committee that Commissioners were not even talked to about.

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Commissioner Curry opined that the County would probably be in a better position to go ahead and have someone attend those meetings and decide down the road if it is worth their time, if it is something that pays dividends for the County to be represented. He stated it probably would have been better if the MCSB had done some one-on-ones with the County Administrator or somebody from Administration to see what is going on here. Commissioner Curry noted he did not want to pass up the opportunity to be represented until it is determined that the BCC is not needed.

Commissioner McClain concurred with Commissioner Curry, noting he did not want to pass up an opportunity to be represented.

General discussion ensued.

Commissioner Stone stated it is her understanding that ABAC is being tasked to establish a school attendance boundary for new schools to ensure balancing of student enrollment at existing ones.

General discussion resumed.

Commissioner Curry suggested the Board send Legislative Manager Matthew Cretul to attend enough of those meetings to determine whether or not the BCC should be involved.

Commissioner McClain concurred.

Commissioner Stone suggested it be made clear that the County will have an attendee at the meeting, but the attendee will not be a voting member on this Committee.

General discussion resumed.

A motion was made by Commissioner Stone, seconded by Commissioner Bryant, to decline the MCSB request to have a voting member appointed to the School Board ABAC.

The motion passed 4-1 with Commissioner Curry dissenting.

(Ed. Note: This matter was addressed again later in the meeting.)

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 Authorize Use of the Uniform Method for the Levy, Collection, and Enforcement of Non-Ad Valorem Assessments as Set Forth in Section 197.3632, F.S. and Adopt the Attached Resolutions

Municipal Services (MS) Director Chad Wicker presented the following recommendation:

Description/Background: The purpose of this Public Hearing is to authorize use of the Uniform Collection Method for Non-Ad Valorem Assessments and adopt the attached Resolutions.

The procedures for levying these assessments are set forth in Section 197.3632, F.S., Uniform Method for Levy, Collection and Enforcement of Non-Ad Valorem Assessments. The assessments are to be placed on the tax bills of affected property owners residing in the areas listed below upon certification of the proposed assessment roll.

These resolutions are required because either the non-ad valorem assessment is being levied for the first time, the assessment is being increased beyond the maximum rate, the boundary of the area has changed, or there is a change in the purpose for such assessment.

- BAHIA OAKS UNIT NO. THREE AKA WEST WIND TRAILS
- BAHIA VILLA MUNICIPAL SERVICES BENEFIT UNIT (MSBU) FOR GENERAL MAINTENANCE AND CAPITAL IMPROVEMENTS

- BASELINE VILLAS MSBU FOR GENERAL MAINTENANCE AND CAPITAL IMPROVEMENTS
- BEAR LAKE ACRES MSBU FOR GENERAL MAINTENANCE AND CAPITAL IMPROVEMENTS
- BECKET PLANTATION - SE 29th AVE
- BEL LAGO WEST HAMLET MSBU FOR GENERAL MAINTENANCE AND CAPITAL IMPROVEMENTS
- BELLEVIEW HEIGHTS ESTATES UNIT 4
- BELLEVIEW HEIGHTS ESTATES UNIT NO. 5
- BELLEVIEW HEIGHTS ESTATES UNIT 8 - SE 44th AVE
- BELLEVIEW HILLS
- BELMAR ESTATES
- BRADFORD FARMS MSBU FOR GENERAL MAINTENANCE AND CAPITAL IMPROVEMENTS
- BROOKHAVEN PHASE 1 MSBU FOR GENERAL MAINTENANCE AND CAPITAL IMPROVEMENTS
- BROOKHAVEN PHASE 2 MSBU FOR GENERAL MAINTENANCE AND CAPITAL IMPROVEMENTS
- CEDAR VILLAS MSBU FOR GENERAL MAINTENANCE AND CAPITAL IMPROVEMENTS
- CHERRYWOOD PRESERVE PHASE 1 MSBU FOR GENERAL MAINTENANCE AND CAPITAL IMPROVEMENTS
- CLEARLAKE RANCHES HAMLET SUBDIVISION MSBU FOR GENERAL MAINTENANCE AND CAPITAL IMPROVEMENTS
- COUNTRY GAITE
- COUNTRY GARDENS
- DALTON WOODS-DALTON WOODS 1st ADDITION
- DEER PATH NORTH MSBU FOR ROAD MAINTENANCE
- DEER PATH NORTH PHASE 2 MSBU FOR GENERAL MAINTENANCE AND CAPITAL IMPROVEMENTS
- DERBY FARMS MSBU
- DOUBLEGATE MSBU FOR STREET LIGHTING
- DUNNELLON OAKS
- EAST LAKE - WOODMAR - SE 143rd STREET AND PORTION OF SE 145th AVE.
- EDGEWATER ESTATES REPLAT
- EDWARD M REEVES - SE 126th PL.
- EL DORADO DRAINAGE MSBU
- FLORIDA HIGHLANDS COMMERCIAL
- FORE ACRES FIRST ADDITION
- FORESTS' EDGE
- FOUNTAIN VILLAS MSBU FOR GENERAL MAINTENANCE AND CAPITAL IMPROVEMENTS
- FREEDOM CROSSINGS PRESERVE PHASE 1 & PHASE 2 MSBU FOR GENERAL MAINTENANCE AND CAPITAL IMPROVEMENTS
- GREY OAKS MSBU FOR ROAD MAINTENANCE

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- GREYSTONE HILLS PHASE ONE & PHASE 2 MSBU FOR GENERAL MAINTENANCE AND CAPITAL IMPROVEMENTS
- HEATHER ISLAND MARKET CENTER MSBU FOR GENERAL MAINTENANCE AND CAPITAL IMPROVEMENTS
- HEATHER ISLAND MARKET CENTER PARTIAL REPLAT
- HENDERSON'S YELLOW BLUFF
- HUNTINGTON/HUNTINGTON FIRST ADDITION/HUNTINGTON REVISED PORTION
- INDIAN MEADOWS MSBU FOR STREET LIGHTING
- INDUSTRIAL 35
- JB RANCH SUBDIVISION PHASE 2A MSBU FOR GENERAL MAINTENANCE AND CAPITAL IMPROVEMENTS
- JOG ACRES
- JOG ACRES FIRST ADDITION
- KINGSLAND COUNTRY ESTATES FOREST GLENN - SW 64th COURT
- LANDFAIR UNIT 1
- LAUREL COMMONS MSBU FOR GENERAL MAINTENANCE AND CAPITAL IMPROVEMENTS
- LEONARDO ESTATES – 2nd LOOP, 47th – 50th CT.
- LIBERTY VILLAGE PHASE 1 MSBU FOR GENERAL MAINTENANCE AND CAPITAL IMPROVEMENTS
- LIBERTY VILLAGE PHASE 2 MSBU FOR GENERAL MAINTENANCE AND CAPITAL IMPROVEMENTS
- LONG LAKE HEIGHTS EXTENSION MSBU FOR GENERAL MAINTENANCE AND CAPITAL IMPROVEMENTS
- MARICAMP MARKET CENTRE MUNICIPAL SERVICE BENEFIT UNIT FOR GENERAL MAINTENANCE AND CAPITAL IMPROVEMENTS
- MARICAMP MARKET CENTRE REPLAT PHASE 1 & PHASE 2 MSBU FOR GENERAL MAINTENANCE AND CAPITAL IMPROVEMENTS
- MARION COUNTY MUNICIPAL SERVICE BENEFIT UNIT FOR FIRE RESCUE SERVICES
- MARION COUNTY MUNICIPAL SERVICE BENEFIT UNIT FOR RESIDENTIAL SOLID WASTE SERVICES
- MARION OAKS MUNICIPAL SERVICES TAXING UNIT (MSTU) FOR GENERAL SERVICES
- MARION RANCH PHASE 1 & PHASE 2 MSBU FOR GENERAL MAINTENANCE AND CAPITAL IMPROVEMENTS
- MILLWOOD ESTATES MSBU FOR GENERAL MAINTENANCE AND CAPITAL IMPROVEMENTS
- NICHOLAS ESTATES
- OAK HAMMOCK PRESERVE MSBU FOR GENERAL MAINTENANCE AND CAPITAL IMPROVEMENTS
- OAKS AT OCALA CROSSINGS SOUTH PHASE ONE AND PHASE TWO MSBU FOR GENERAL MAINTENANCE AND CAPITAL IMPROVEMENTS
- OCALA CROSSINGS SOUTH PHASE ONE MSBU FOR GENERAL MAINTENANCE AND CAPITAL IMPROVEMENTS

- OCALA HIGHLANDS ESTATES/OCALA HIGHLANDS ESTATES 1st ADDITION STREET LIGHTS MUNICIPLE SERVICE BENEFIT UNIT
- UNIT ONE OF OCALA OAKS
- OCALA OAKS UNIT NO. 2
- OCALA RANCHETTES
- OCALA RIDGE (BILTMORE PARK UNIT NO. 7 NO. 10 NO. 11 - NW 52nd AVENUE
- PEPPER TREE VILLAGE
- PINE RIDGE ESTATES
- PINE RUN ESTATES
- PIONEER RANCH PHASE 1 MSBU FOR GENERAL MAINTENANCE AND CAPITAL IMPROVEMENTS
- ADDITION TO PONDEROSA SUBDIVISION
- PONDEROSA "TALL PINES"
- QUAIL CREEK
- RAINBOW LAKES ESTATES MSTU FOR ROAD IMPROVEMENTS
- RIVERS' ACRES - SE 27th ST. - SE 28th ST.
- ROLLING HILLS UNIT 2 - SW 73rd STREET
- ROLLING HILLS UNIT ONE 1-A, UNIT TWO, REPLAT OF A PORTION OF ROLLING HILLS UNIT 2-A, UNIT THREE, UNIT FOUR, UNIT FIVE
- ROOSEVELT VILLAGE UNIT 1
- SHERWOOD HILLS ESTATES DRAINAGE MSBU
- SILVER CREEK
- SILVER SPRINGS ACRES
- SILVER SPRINGS SHORES - UNITS 31, 35, 36, 37, 38, 42, 44 MSBU FOR GENERAL MAINTENANCE AND CAPITAL IMPROVEMENTS
- SLEEPY HOLLOW
- STONE HILL
- STORMWATER SERVICES AND STORMWATER MANAGEMENT PROGRAM
- SUGAR HILL ESTATES
- SUGAR PLUM ESTATES
- SUN COUNTRY ESTATES
- SUN RAY ESTATES
- SUN TREE
- SUNSET HILLS PHASE 1 MSBU FOR GENERAL MAINTENANCE AND CAPITAL IMPROVEMENTS
- THOROUGHbred ACRES MSBU
- TOMPKINS & GEORGES ADDITION TO DUNNELLON MSTU
- TRADE WINDS VILLAGE
- WEST MARION FARMS

Budget/Impact: None.

Recommended Action: Motion to adopt the Resolutions required by Section 197.3632, F.S. and authorize the Chairman and Clerk to execute the same.

Deputy Clerk Thornton presented proof of publication of Legal ad No. 11782033 entitled, "Notice of Intent to Use the Uniform Method of Collection of Non-Ad Valorem

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Assessments” published in the Star Banner newspaper on November 4, 11, 18 and 25, 2025. The Notice states the Board will consider the adoption of Resolutions authorizing the Board of County Commissioners to use the uniform method of collecting non-ad valorem assessments within the below-listed assessment areas as provided in section 197.3632, Florida Statutes (FS).

MS Director Chad Wicker advised that today’s public hearing is to authorize use of the uniform collection of non-ad valorem assessments and adopt the associated Resolutions. He stated FS section 197.3632 requires this public hearing and adoption of Resolutions for assessments that are: 1) being levied for the first time; 2) increasing beyond the maximum rate; 3) the boundaries of the areas are changing; or 4) there is a change in the purpose for such assessment. Mr. Wicker advised that the following Municipal Service Benefit Units (MSBUs) and road improvement areas are being proposed, potentially created, or modified this year, noting today’s public hearing is the first step in considering the establishment or potential changes in these assessments. He stated this public hearing does not establish or change the actual assessments; noting those will be considered at a later date during separate public hearings. There is a total of 43 MSBUs and 46 potential road improvements. Also included are the Countywide assessments, which are the MSBUs for Fire Rescue Services, Residential Solid Waste Services and Stormwater Services and Stormwater Management program. Staff are requesting that the Board consider adoption of the Resolutions required by FS and authorize the Chairman and Clerk to execute the same.

Chairman Zalak opened the floor to public comment.

There being none, Chairman Zalak advised that public comment is now closed.

A motion was made by Commissioner McClain, seconded by Commissioner Curry, to adopt Resolutions 25-R-519 through 25-R-616 (as noted below), authorizing the use of the uniform collection method for non-ad valorem assessments. The motion was unanimously approved by the Board (5-0).

- 25-R-519 – BAHIA OAKS UNIT NO. THREE AKA WEST WIND TRAILS
- 25-R-520 – BAHIA VILLA MUNICIPAL SERVICES BENEFIT UNIT (MSBU) FOR GENERAL MAINTENANCE AND CAPITAL IMPROVEMENTS
- 25-R-521 – BASELINE VILLAS MSBU FOR GENERAL MAINTENANCE AND CAPITAL IMPROVEMENTS
- 25-R-522 – BEAR LAKE ACRES MSBU FOR GENERAL MAINTENANCE AND CAPITAL IMPROVEMENTS
- 25-R-523 – BECKET PLANTATION – SE 29th AVE
- 25-R-524 – BEL LAGO WEST HAMLET MSBU FOR GENERAL MAINTENANCE AND CAPITAL IMPROVEMENTS
- 25-R-525 – BELLEVIEW HEIGHTS ESTATES UNIT 4
- 25-R-526 – BELLEVIEW HEIGHTS ESTATES UNIT NO. 5
- 25-R-527 – BELLEVIEW HEIGHTS ESTATES UNIT 8 - SE 44th AVE
- 25-R-528 – BELLEVIEW HILLS
- 25-R-529 – BELMAR ESTATES
- 25-R-530 – BRADFORD FARMS MSBU FOR GENERAL MAINTENANCE AND CAPITAL IMPROVEMENTS
- 25-R-531 – BROOKHAVEN PHASE 1 MSBU FOR GENERAL MAINTENANCE AND CAPITAL IMPROVEMENTS

- 25-R-532 – BROOKHAVEN PHASE 2 MSBU FOR GENERAL MAINTENANCE AND CAPITAL IMPROVEMENTS
- 25-R-533 – CEDAR VILLAS MSBU FOR GENERAL MAINTENANCE AND CAPITAL IMPROVEMENTS
- 25-R-534 – CHERRYWOOD PRESERVE PHASE 1 MSBU FOR GENERAL MAINTENANCE AND CAPITAL IMPROVEMENTS
- 25-R-535 – CLEARLAKE RANCHES HAMLET SUBDIVISION MSBU FOR GENERAL MAINTENANCE AND CAPITAL IMPROVEMENTS
- 25-R-536 – COUNTRY GAITE
- 25-R-537 – COUNTRY GARDENS
- 25-R-538 – DALTON WOODS-DALTON WOODS 1st ADDITION
- 25-R-539 – DEER PATH NORTH MSBU FOR ROAD MAINTENANCE
- 25-R-540 – DEER PATH NORTH PHASE 2 MSBU FOR GENERAL MAINTENANCE AND CAPITAL IMPROVEMENTS
- 25-R-541 – DERBY FARMS MSBU
- 25-R-542 – DOUBLEGATE MSBU FOR STREET LIGHTING
- 25-R-543 – DUNNELON OAKS
- 25-R-544 – EAST LAKE - WOODMAR - SE 143rd STREET AND PORTION OF SE 145th AVE.
- 25-R-545 – EDGEWATER ESTATES REPLAT
- 25-R-546 – EDWARD M REEVES - SE 126th PL.
- 25-R-547 – EL DORADO DRAINAGE MSBU
- 25-R-548 – FLORIDA HIGHLANDS COMMERCIAL
- 25-R-549 – FORE ACRES FIRST ADDITION
- 25-R-550 – FORESTS' EDGE
- 25-R-551 – FOUNTAIN VILLAS MSBU FOR GENERAL MAINTENANCE AND CAPITAL IMPROVEMENTS
- 25-R-552 – FREEDOM CROSSINGS PRESERVE PHASE 1 & PHASE 2 MSBU FOR GENERAL MAINTENANCE AND CAPITAL IMPROVEMENTS
- 25-R-553 – GREY OAKS MSBU FOR ROAD MAINTENANCE
- 25-R-554 – GREYSTONE HILLS PHASE ONE & PHASE 2 MSBU FOR GENERAL MAINTENANCE AND CAPITAL IMPROVEMENTS
- 25-R-555 – HEATHER ISLAND MARKET CENTER MSBU FOR GENERAL MAINTENANCE AND CAPITAL IMPROVEMENTS
- 25-R-556 – HEATHER ISLAND MARKET CENTER PARTIAL REPLAT
- 25-R-557 – HENDERSON'S YELLOW BLUFF
- 25-R-558 – HUNTINGTON/HUNTINGTON FIRST ADDITION/HUNTINGTON REVISED PORTION
- 25-R-559 – INDIAN MEADOWS MSBU FOR STREET LIGHTING
- 25-R-560 – INDUSTRIAL 35 PHASE 1
- 25-R-561 – INDUSTRIAL 35 PHASE 2
- 25-R-562 – JB RANCH SUBDIVISION PHASE 2A MSBU FOR GENERAL MAINTENANCE AND CAPITAL IMPROVEMENTS
- 25-R-563 – JOG ACRES
- 25-R-564 – JOG ACRES FIRST ADDITION

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- 25-R-565 – KINGSLAND COUNTRY ESTATES FOREST GLENN - SW 64th COURT
- 25-R-566 – LANDFAIR UNIT 1
- 25-R-567 – LAUREL COMMONS MSBU FOR GENERAL MAINTENANCE AND CAPITAL IMPROVEMENTS
- 25-R-568 – LEONARDO ESTATES – 2nd LOOP, 47th – 50th CT.
- 25-R-569 – LIBERTY VILLAGE PHASE 1 MSBU FOR GENERAL MAINTENANCE AND CAPITAL IMPROVEMENTS
- 25-R-570 – LIBERTY VILLAGE PHASE 2 MSBU FOR GENERAL MAINTENANCE AND CAPITAL IMPROVEMENTS
- 25-R-571 – LONG LAKE HEIGHTS EXTENSION MSBU FOR GENERAL MAINTENANCE AND CAPITAL IMPROVEMENTS
- 25-R-572 – MARICAMP MARKET CENTRE MUNICIPAL SERVICE BENEFIT UNIT FOR GENERAL MAINTENANCE AND CAPITAL IMPROVEMENTS
- 25-R-573 – MARICAMP MARKET CENTRE REPLAT PHASE 1 & PHASE 2 MSBU FOR GENERAL MAINTENANCE AND CAPITAL IMPROVEMENTS
- 25-R-574 – MARION COUNTY MUNICIPAL SERVICE BENEFIT UNIT FOR FIRE RESCUE SERVICES
- 25-R-575 – MARION COUNTY MUNICIPAL SERVICE BENEFIT UNIT FOR RESIDENTIAL SOLID WASTE SERVICES
- 25-R-576 – MARION OAKS MUNICIPAL SERVICES TAXING UNIT (MSTU) FOR GENERAL SERVICES
- 25-R-577 – MARION RANCH PHASE 1 & PHASE 2 MSBU FOR GENERAL MAINTENANCE AND CAPITAL IMPROVEMENTS
- 25-R-578 – MILLWOOD ESTATES MSBU FOR GENERAL MAINTENANCE AND CAPITAL IMPROVEMENTS
- 25-R-579 – NICHOLAS ESTATES
- 25-R-580 – OAK HAMMOCK PRESERVE MSBU FOR GENERAL MAINTENANCE AND CAPITAL IMPROVEMENTS
- 25-R-581 – OAKS AT OCALA CROSSINGS SOUTH PHASE ONE AND PHASE TWO MSBU FOR GENERAL MAINTENANCE AND CAPITAL IMPROVEMENTS
- 25-R-582 – OCALA CROSSINGS SOUTH PHASE ONE MSBU FOR GENERAL MAINTENANCE AND CAPITAL IMPROVEMENTS
- 25-R-583 – OCALA HIGHLANDS ESTATES/OCALA HIGHLANDS ESTATES 1st ADDITION STREET LIGHTS MUNICIPAL SERVICE BENEFIT UNIT
- 25-R-584 – UNIT ONE OF OCALA OAKS
- 25-R-585 – OCALA OAKS UNIT NO. 2
- 25-R-586 – OCALA RANCHETTES
- 25-R-587 – OCALA RIDGE (BILTMORE PARK UNIT NO. 7 NO. 10 NO. 11 – NW 52nd AVENUE
- 25-R-588 – PEPPER TREE VILLAGE
- 25-R-589 – PINE RIDGE ESTATES

- 25-R-590 – PINE RUN ESTATES
- 25-R-591 – PIONEER RANCH PHASE 1 MSBU FOR GENERAL MAINTENANCE AND CAPITAL IMPROVEMENTS
- 25-R-592 – ADDITION TO PONDEROSA SUBDIVISION
- 25-R-593 – PONDEROSA “TALL PINES”
- 25-R-594 – QUAIL CREEK
- 25-R-595 – RAINBOW LAKES ESTATES MSTU FOR ROAD IMPROVEMENTS
- 25-R-596 – RIVERS’ ACRES - SE 27th ST. - SE 28th ST.
- 25-R-597 – ROLLING HILLS UNIT 2 - SW 73rd STREET
- 25-R-598 – ROLLING HILLS UNIT ONE 1-A, UNIT TWO, REPLAT OF A PORTION OF ROLLING HILLS UNIT 2-A, UNIT THREE, UNIT FOUR, UNIT FIVE
- 25-R-599 – ROOSEVELT VILLAGE UNIT 1
- 25-R-600 – SHERWOOD HILLS ESTATES DRAINAGE MSBU
- 25-R-601 – SILVER CREEK
- 25-R-602 – SILVER SPRINGS ACRES
- 25-R-603 – SILVER SPRINGS SHORES - UNITS 31, 35, 36, 37, 38, 42, 44 MSBU FOR GENERAL MAINTENANCE AND CAPITAL IMPROVEMENTS
- 25-R-604 – SLEEPY HOLLOW
- 25-R-605 – STONE HILL
- 25-R-606 – STORMWATER SERVICES AND STORMWATER MANAGEMENT PROGRAM
- 25-R-607 – SUGAR HILL ESTATES
- 25-R-608 – SUGAR PLUM ESTATES
- 25-R-609 – SUN COUNTRY ESTATES
- 25-R-610 – SUN RAY ESTATES
- 25-R-611 – SUN TREE
- 25-R-612 – SUNSET HILLS PHASE 1 MSBU FOR GENERAL MAINTENANCE AND CAPITAL IMPROVEMENTS
- 25-R-613 – THOROUGHbred ACRES MSBU
- 25-R-614 – TOMPKINS & GEORGES ADDITION TO DUNNELLON MSTU
- 25-R-615 – TRADE WINDS VILLAGE
- 25-R-616 – WEST MARION FARMS

6.2. PUBLIC HEARING CANCELLED for Consideration of an Ordinance to Establish the Canterwood Acres Community Development District and Request Approval to Reschedule and Authorize Advertising a Public Hearing on Tuesday, February 3, 2026, at 10:00 a.m., or soon thereafter, in the McPherson Governmental Campus Auditorium. Chairman Zalak advised that this public hearing has been cancelled.

Growth Services Director Varadin advised that staff are requesting this hearing be rescheduled to a date and time certain.

A motion was made by Commissioner Stone, seconded by Commissioner McClain, to reschedule the public hearing to consider adoption of an Ordinance to Establish the Canterwood Acres Community Development District to Tuesday, February 3, 2026 at 10:00 a.m. The motion was unanimously approved by the Board (5-0).

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11.2. WALK ON: Continued:

Commissioner Stone advised that because this Item was addressed as a Walk-On, the Board should have opened the floor to public comment.

Chairman Zalak opened the floor to public comment for anyone who wished to address the MCSB request for the BCC to appoint a voting member to the School Board ABAC.

There being none, Chairman Zalak advised that public comment is now closed.

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.

Chairman Zalak opened the floor to public comment.

Joseph Walker, SE 54th Place, Ocklawaha, addressed the Board in regard to Item 9.1. and expressed concern that there is a hole in the fence by the retention pond. He opined that it is his experience that once the BCC approves buffer changes, the property owners do not take care of those buffers. Mr. Walker advised that the property is located near a school zone and expressed concern about the traffic that will be created by allowing that applicant to expand his business.

Chairman Zalak advised that public comment is now closed.

13. COMMISSIONER ITEMS:

13.1. Commission Comments

Commissioner Stone referred to the banner as seen on the overhead screens and addressed the upcoming "Run for the Springs" event to be held on Saturday, February 28, 2026 at Silver Springs State Park. She advised that the registration fees go towards educating the public on how to improve waterways and protect the springs.

Commissioner Bryant reminded everyone about the upcoming "Bring the Harvest Home" food drive this Friday December 5, 2025 to be held at the downtown square from 7:30 a.m. to 1:00 p.m. She stated all donations stay locally and are distributed between The Salvation Army, Brother's Keeper, Veterans Helping Veterans, and Interfaith Emergency Services.

Commissioner Curry advised that he had nothing further to add.

Commissioner McClain advised that he had nothing further to add.

Chairman Zalak stated hoped everyone had a Happy Thanksgiving with family and friends.

13.2. Commission Calendar

13.2.1. Present Commission Calendar

The Chairman acknowledged receipt of the Commission calendar covering the period of December 2, 2025 through December 17, 2025.

14.1. County Administrator Informational Items:

14.1.1. Present Letter Dated November 10, 2025, Regarding Docket No. 20250137; Application for an Increase in Water and Wastewater Rates in Charlotte, Highlands, Lake, Lee, Marion, Orange, Pasco, Pinellas, Polk and Seminole Counties

14.2. Present Walk-On Items From Previous BCC Meeting: NONE

14.3. Clerk of the Court:

14.3.1. Present Report No. PC2025-06 Municipal Services Department Sun Ray Estates (NE 34th PI, NE 22nd Ct, NE 32nd St, NE 23rd Ave, NE 32nd PI, NE 23rd Ct, NE 24th Ter) Road Improvements Petition Count

14.3.2. Present Administrative Budget Transfer Report for FY 2025-26

14.3.3. Present Certificates Certifying There Has Been No Election in Marion County Resulting in a Recall of the Racing Permits Held by OBS Real Estate Holdings, LLC doing business as, Ocala Gainesville Poker & Jai Alai, Ocala Breeders' Sales Co., Inc., Ocala Thoroughbred Racing, Inc., and South Marion Real Estate Holdings, LLC Facilities DBA Oxford Downs

14.3.4. Present Regular Report of Utilization for Reserve for Contingencies

14.3.5. Present Memorandum from Gregory C. Harrell, Clerk of the Circuit Court and Comptroller, Regarding the Filing of Ordinance 25-42 (Corrected) with the Secretary of State's Office

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

14.4.1. Land Development Regulation Commission - October 1, 2025

14.4.2. Local Mitigation Strategy Steering Committee - November 1, 2023, and July 17, 2024

14.4.3. Tourist Development Council - October 23, 2025

14.5. General Informational Items:

14.5.1. Marion County Health Department – For the Latest health news and information, Visit the Website at <http://marion.floridahealth.gov/>

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

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

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

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

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There being no further business to come before the Board, the meeting thereupon adjourned at 10:14 a.m.

Carl Zalak, III, Chairman

Attest:

Gregory C. Harrell, Clerk

DRAFT