



Revised - Ocala City Council Agenda
Tuesday, June 20, 2017
Added items 7e. & 8f. – Deleted 14c.

Meeting Information

Location

Ocala City Hall
110 SE Watula Avenue
Second Floor - Council Chambers
Ocala, Florida

Time

4:00 PM

Council Members

Brent R. Malever, Council President
Matthew Wardell, Pro Tem
James P. Hilty Sr.
Jay A. Musleh
Mary Sue Rich

Mayor

Reuben Kent Guinn

City Manager

John Zabler

Mission Statement

The City of Ocala provides fiscally responsible services consistent with the community's current and future expectations.

**City Council's
Strategic Priorities**

Priority 1: Economic hub

Priority 2: Fiscally sustainable

Priority 3: Operational excellence

Priority 4: Quality of place

WELCOME!

Citizens are encouraged to participate in City of Ocala meetings. Speaker cards should be filled out in advance and submitted to the City Clerk. Speakers will be limited to 3 (three) minutes. Additional time may be granted by the Council President. When recognized, state name and address. Citizen groups are asked to name a spokesperson.

The City of Ocala encourages civility in public discourse and requests that speakers limit their comments to specific motions and direct their comments to the Council. Cell phones should be turned off or set to vibrate.

The order of agenda items may be changed if deemed appropriate by City Council.

Citizens are encouraged to provide comments in writing to the City Clerk before meetings for inclusion into the public record. Citizens may also provide input to individual council members via office visits, phone calls, letters and e-mail that will become public record. In some instances, i.e., Quasi-Judicial Hearings, these particular contacts may be prohibited.

APPEALS

Any person who desires to appeal any decision at this meeting will need a record of the proceedings and for this purpose may need to ensure that a verbatim record of the proceedings is made that includes the testimony and evidence upon which the appeal is made.

ADA COMPLIANCE

If reasonable accommodations are needed for you to participate in this meeting, please call the City Manager's Office at 352-629-8401 at least 48 hours in advance so arrangements can be made.

1. Call to Order

- a. Opening Ceremony
 1. Invocation - Chaplain Altheria Lenon
 2. Pledge of Allegiance
- b. Welcome and Roll Call
- c. New Employees

Jesse Finch - Engineering Intern

Mason Proco - Engineering Intern

Drashti Patel - Water Resources Intern

Brianna Wilson - Water Resources Intern

2. Public Notice

3. Awards & Presentations

- a. Service Award - Johnny Wade, Jr. - 20 Years
- b. Proclamation - Parks & Recreation Month - Recreation & Parks Staff
- c. Combined Communications Center Report to City Council

4. Public Comments

5. Public Hearings

- a. Adopt Ordinance 2017-51 defining a medical marijuana treatment center and allow the use as a permitted use in the B-2 (Community Business), B-4 (General Business) and B-5 (Wholesale Business) zoning districts subject to criteria. REQUEST TO POSTPONE THE ORDINANCE UNTIL JULY 18, 2017
Introduced by Council Member Mary Sue Rich on June 6, 2017
Presentation by Patricia Hitchcock
- b. Approve to add the sale of beer and wine for on-premises consumption outside of an enclosed building to an existing alcoholic beverage location permit for Casa Verde Mexican Grill, LLC d/b/a Molly Maguire's of Ocala located at 17 and 19 SW 1st Avenue (Quasi Judicial)
Presentation by Patricia Hitchcock
- c. Adopt Resolution 2017-41 for a public hearing as required by Section 163.361(2), Florida Statutes to amend the West Ocala Community Redevelopment Plan Amendment to include expansion area
Presentation by Gus Gianikas

6. Second and Final Reading of Ordinances

(All are Public Hearings)

- a. Adopt Ordinance 2017-52 for an amendment to the Future Land Use Designation from Urban Residential (County), High Residential (County), and Medium Residential (County) to Low Intensity for approximately 446.42 acres located at 7411 SW 60th Avenue (Case LUC16-0004)

Introduced by Council Member Mary Sue Rich on June 6, 2017

Presentation by David Boston

- b. Adopt Ordinance 2017-53 for a land use policy amendment associated with the large scale land use map amendment for approximately 446.42 acres located at 7411 SW 60th Avenue (Case FLUP17-0002)

Introduced by Council Member James P. Hilty Sr. on June 6, 2017

Presentation by David Boston

- c. Adopt Ordinance 2017-54 for a rezoning from MH, Mobile Home Park, and B-3C, Community Redevelopment Area Mixed Use 2, to G-U, Governmental Use, for approximately 16.81 acres located at parcels 26103-000-00 and 28237-007-00 (Case ZON17-0010) (Quasi Judicial)

Introduced by Council Member Matthew Wardell on June 6, 2017

Presentation by Patricia Hitchcock

- d. Adopt Ordinance 2017-55 for zoning as GU, Governmental Use, approximately 4.52 acres of property located at 885 SE 31st Street (Case ZON17-0011) (Quasi Judicial)

Introduced by Council Member Jay A. Musleh on June 6, 2017

Presentation by Patricia Hitchcock

- e. Adopt Ordinance 2017-56 for a rezoning from R-3, Multi-Family Residential and B-1, Neighborhood Business, to GU, Governmental Use for approximately 2.3 acres of property located west of NE 8th Avenue and south of NE 4th Street (Cases ZON17-0012 & ZON17-0017) (Quasi Judicial) REQUEST TO POSTPONE UNTIL AUGUST 1, 2017

Introduced by Council Member Mary Sue Rich on June 6, 2017

Presentation by Patricia Hitchcock

- f. Adopt Ordinance 2017-57 for rezoning from R-3, Multi-Family Residential to RO, Residential Office, for approximately .53 acres of property located at 1027 SE Fort King Street (Case No. ZON17-0014) (Quasi Judicial)

Introduced by Council Member Matthew Wardell on June 6, 2017

Presentation by Patricia Hitchcock

- g. Adopt Ordinance 2017-58 requiring building and site plans to be submitted electronically (COD17-0006)

Introduced by Council Member James P. Hilty Sr. on June 6, 2017

Presentation by Patricia Hitchcock

7. General Business

- a. Approve award of contract to Kenyon & Partners, Inc., for the installation of new HVAC units throughout City facilities, and the City Hall/CSO chiller control upgrade in the amount of \$152,560
Presentation by Chris Dobbs
- b. Approve selection of final conceptual design scheme for the Ocala International Airport Terminal
Presentation by Matt Grow
- c. Approve a contract for sale and purchase with Dunse, Inc. for \$25,000 for (13.13 acres) of property located at SW 20th Court and SW 10th Street (Tract C)
Presentation by John Zobler
- d. Approve 16-month contract with Risk Management Associates, Inc., for agent-of-record and insurance consulting services for a cost of \$126,666
Presentation by Tiffany Kimball
- e. Approve Interlocal Agreement with the School Board of Marion County for the School Resource Program for Fiscal Year 2017 - 2018 in the amount of \$461, 902
Presentation by Greg Graham

8. Consent Agenda

Consent Agenda items are considered to be routine and will be enacted by one roll call vote. There will be no separate discussion of these items unless members of Council or the public request specific items to be removed for separate discussion and action.

- a. Adopt Budget Resolution 2017-137 amending the Fiscal Year 2016 - 2017 Budget to appropriate \$8,364 for the City of Ocala's State Housing Initiatives Partnership Program (SHIP) Fund
Presentation by Cindy Kelley
- b. Adopt Budget Resolution 2017-138 to appropriate funds for repairs to the Temple Beth Shalom Cemetery in the amount of \$10,000
Presentation by Cindy Kelley
- c. Approve Amendment No. 1 for Grant Agreement No. SC623 with the Florida Division of Historical Resources to extend the construction completion task end date for the Fort King Reconstruction project
Presentation by Kathy Crile
- d. Approve execution of agreements with FDOT for subordinating easements
Presentation by Sean Lanier

- e. Approve acceptance of Deed and Grant of Easement, and City execution of Terminations
Presentation by Tony Salerno
- f. Approve an easement to 40 Magnolia, LLC for the construction of an overhang balcony, including support columns and foundation located at 40 South Magnolia Avenue
Presentation by Sean Lanier
- g. City Attorney invoices for the month of May 2017 in the amount of \$59,638.14
Presentation by Patrick G. Gilligan
- h. Approve Regular Meeting City Council Minutes for Tuesday, June 06, 2017
Presentation by Angel Jacobs

9. Consent Agenda Items Held for Discussion

Should any items be removed from the Consent Agenda for discussion, they will be discussed at this time.

10. Introduction and First Reading of Ordinances

(Second and Final Reading - July 18, 2017)

- a. Introduce Ordinance 2017-59 revising the definition of a pharmacy to include a medical marijuana treatment center that is licensed and operated under Florida law

11. Utility Report - None

12. Internal Auditor's Report - None

13. Public Communication Report - None

14. City Manager's Report

- a. Quarterly Capital Improvement Project Updates - Sean Lanier
- b. Recycling Education Campaign Update - Darren Park
- c. Levitt-Amp Concert Series Update - Jennifer Normoyle
- d. Request for an August Workshop for Customer Service Office and Permitting Operations - City Manager
- e. Annual Reports - City Manager

15. Mayor's/Police Department Report

- a. Voluntary Cooperation/Operational Assistance Agreement between Ocala Police Department and Dunnellon Police Department for 2017-2018 (execution authorized by Resolution 2011-41)
Presentation by Greg Graham

16. City Attorney's Report

17. Informational Items

a. Calendaring Items

1. Joint City/County Work Session - Thursday, June 22, 2017 - 1:00 pm - 3:00 pm - Concerning Homelessness - Marion County Growth Services - Training Room - 2710 E. Silver Springs Blvd.
2. City Council Budget Work Shop - Tuesday, June 27, 2017 - 11:30 am - Capital Projects & Replacement/Renewal Fund - City Hall - Council Chamber - Second Floor
3. Cancelled - City Council Meeting - Tuesday, July 4, 2017
4. City Council Budget Work Shop - Tuesday, July 11, 2017 - 11:30 am - General Fund & Millage Presentation - City Hall - Council Chamber - Second Floor
5. City Council Budget Work Shop - Tuesday, July 25, 2017 - 11:30 am - Enterprise Fund - City Hall - Council Chamber - Second Floor

b. Comments by Mayor

c. Comments by Council Members

d. Informational

1. Marion County Affordable Housing Advisory Committee (AHAC) Annual Report June 2016 - June 2017
2. Ocala Municipal Arts Commission 2017 Annual Report
3. Ocala Historic Preservation Board (OHPAB) Annual Report for June 1, 2016 to May 31, 2017
4. Executed Contracts Under \$50,000.00

18. Adjournment