



Ocala City Council Synopsis

Tuesday, August 1, 2017

1. Call to Order

a. Opening Ceremony

1. Invocation - Council Member Matthew Wardell
2. Pledge of Allegiance

b. Welcome and Roll Call

Attendee Name	Title	Status	Arrived
Reuben Kent Guinn	Mayor	Present	
Matthew Wardell	Pro Tem	Present	
James P. Hilty Sr.	Council Member	Present	
Jay A. Musleh	Council Member	Present	
Mary Sue Rich	Council Member	Present	
Brent R. Malever	Council President	Present	

c. New Employees

Randall Bridgeman - Internal Audit

Eva Martinez - Internal Audit

2. Public Notice

Public Notice for the August 1, 2017 City Council Regular Meeting was posted on June 7, 2017 and all legal advertisement requirements have been met.

3. Awards & Presentations

4. Public Comments

Richard Black 1124 NE 2nd Street expressed his concern of tax payers' rights.

Karen King 2150 NE 175th Street Road expressed concerns of treatment by management of the Ocala Downtown Farmer's Market.

Luzette Musen also expressed her concerns of the management of the Ocala Downtown Farmer's Market. The Chamber & Economic Partnership (CEP) should be focused on business retention, business attraction and business creation.

Timothy Cochran 1770 NE 37th Street spoke about his concern of management of the Ocala Downtown Farmer's Market.

Joshua Joscelyn 1752 SW 107th Lane, Unit 2 expressed his concern of the City's Noise Ordinance. He requested Council look into amending the Noise Ordinance.

Daniel Fogel 1321 NE 23rd Street discussed his concerns of drug activity at an empty house next door.

5. Public Hearings

6. Second and Final Reading of Ordinances

- a. Adopted 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) POSTPONED FROM JUNE 20, 2017 CITY COUNCIL MEETING

Presentation by Patricia Hitchcock

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

RESULT:	ADOPTED [UNANIMOUS]
MOVER:	Mary Sue Rich, Council Member
SECONDER:	James P. Hilty Sr., Council Member
AYES:	Wardell, Hilty Sr., Musleh, Rich, Malever

- b. Adopted Ordinance 2017-60** for annexation of approximately 4.17 acres of property located at 3401 SE Lake Weir Avenue (Case ANX17-0003)

Presentation by Patricia Hitchcock

Introduced by Council Member, Mary Sue Rich July 18, 2017

RESULT:	ADOPTED [UNANIMOUS]
MOVER:	Mary Sue Rich, Council Member
SECONDER:	Matthew Wardell, Pro Tem
AYES:	Wardell, Hilty Sr., Musleh, Rich, Malever

- c. Adopted Ordinance 2017-61** for an amendment to the Future Land Use Designation from Medium Residential (County) to Low Intensity for approximately 4.17 acres of property located at 3401 SE Lake Weir Avenue (Case LUC17-0002)

Presentation by Patricia Hitchcock

Introduced by Council Member, Matthew Wardell July 18, 2017

RESULT: ADOPTED [UNANIMOUS]
MOVER: Matthew Wardell, Pro Tem
SECONDER: James P. Hilty Sr., Council Member
AYES: Wardell, Hilty Sr., Musleh, Rich, Malever

- d. Adopted Ordinance 2017-62** for a rezoning from R-1, Single Family Residential (County), to INST, Institutional, for approximately 4.17 acres of property located at 3401 SE Lake Weir Avenue (Case ZON17-0007) (Quasi Judicial)

Presentation by Patricia Hitchcock

Introduced by Council Member, Jay A. Musleh July 18, 2017

RESULT: ADOPTED [UNANIMOUS]
MOVER: Jay A. Musleh, Council Member
SECONDER: James P. Hilty Sr., Council Member
AYES: Wardell, Hilty Sr., Musleh, Rich, Malever

- e. Adopted Ordinance 2017-63** for a rezoning from M-3, Heavy Industrial to B-2, Community Business for approximately 6.3 acres of property located at 2940 West Silver Springs Boulevard (Case ZON17-0015) (Quasi Judicial)

Presentation by Patricia Hitchcock

Introduced by Council Member, Mary Sue Rich July 18, 2017

RESULT: ADOPTED [UNANIMOUS]
MOVER: Mary Sue Rich, Council Member
SECONDER: Matthew Wardell, Pro Tem
AYES: Wardell, Hilty Sr., Musleh, Rich, Malever

- f. Adopted Ordinance 2017-64** for a zoning change from OP, Office Park, to B-2, Community Business, for approximately 1.15 acres of property located in the 4700 block of SW College Road (Case ZON17-0016) (Quasi Judicial)

Presentation by Patricia Hitchcock

Introduced by Council Member, Matthew Wardell July 18, 2017

RESULT: ADOPTED [UNANIMOUS]
MOVER: Matthew Wardell, Pro Tem
SECONDER: Mary Sue Rich, Council Member
AYES: Wardell, Hilty Sr., Musleh, Rich, Malever

- g. Denied Ordinance 2017-65** for a zoning change from M-3, Heavy Industrial, to M-2, Medium Industrial, for approximately 3.00 acres of property located at 1836 NW 21st Street (Case ZON17-0009) (Quasi Judicial)

Presentation by Patricia Hitchcock

Introduced by Council Member, Jay A. Musleh July 18, 2017

RESULT: DENIED [0 TO 5]
MOVER: Jay A. Musleh, Council Member
SECONDER: James P. Hilty Sr., Council Member
NAYS: Wardell, Hilty Sr., Musleh, Rich, Malever

Approved pursuant to section 122-134, Ocala Code of Ordinance, waiver of the one year time limit on consideration of rezoning of the property

RESULT: APPROVED [UNANIMOUS]
MOVER: Jay A. Musleh, Council Member
SECONDER: James P. Hilty Sr., Council Member
AYES: Wardell, Hilty Sr., Musleh, Rich, Malever

h. Adopted Ordinance 2017-66 revising valet parking service requirements (COD17-0008)

Presentation by Tye Chighizola

Introduced by Council Member, Mary Sue Rich July 18, 2017

RESULT: ADOPTED [UNANIMOUS]
MOVER: Mary Sue Rich, Council Member
SECONDER: Matthew Wardell, Pro Tem
AYES: Wardell, Hilty Sr., Musleh, Rich, Malever

7. General Business

a. Adopted Resolution 2017-45 authorizing the installation of street lighting within Ocala Electric's service territory outside of the Ocala city limits

Presentation by Michael Poucher

RESULT: ADOPTED [4 TO 0]
MOVER: James P. Hilty Sr., Council Member
SECONDER: Jay A. Musleh, Council Member
AYES: Wardell, Hilty Sr., Rich, Malever
AWAY: Musleh

b. Approved award of contract for a chemical resistant coating system at Water Treatment Plant #1 to Tri-State Painting, LLC for the sum of \$348,752

Presentation by Rusella Bowes-Johnson

RESULT: APPROVED [UNANIMOUS]
MOVER: Mary Sue Rich, Council Member
SECONDER: Matthew Wardell, Pro Tem
AYES: Wardell, Hilty Sr., Musleh, Rich, Malever

- c. **Approved as amended** award of contract for a centrifuge dewatering system to Hiller Separation & Process, LLC., for the sum of \$488,400

Presentation by Rusella Bowes-Johnson

RESULT: APPROVED [UNANIMOUS]
MOVER: Jay A. Musleh, Council Member
SECONDER: Mary Sue Rich, Council Member
AYES: Wardell, Hilty Sr., Musleh, Rich, Malever

- d. **Approved** awarding a 28-month contract for Recreation and Parks grounds maintenance - Section B, to Southern Lawn Care Mid Florida, Inc., in the amount of \$240,240

Presentation by William Rodriguez

RESULT: APPROVED [UNANIMOUS]
MOVER: Matthew Wardell, Pro Tem
SECONDER: James P. Hilty Sr., Council Member
AYES: Wardell, Hilty Sr., Musleh, Rich, Malever

8. Consent Agenda

RESULT: ADOPTED [UNANIMOUS]
MOVER: Jay A. Musleh, Council Member
SECONDER: Matthew Wardell, Pro Tem
AYES: Wardell, Hilty Sr., Musleh, Rich, Malever

- a. **Adopted Budget Resolution 2017-145** amending the Fiscal Year 2016 - 2017 Budget to appropriate funds for the City of Ocala's State Housing Initiatives Partnership Program (SHIP) in the amount of \$43,492

Presentation by Cindy Kelley

- b. (see section 9)

- c. **Adopted Budget Resolution 2017-147** amending the Fiscal Year 2016 - 2017 Budget to appropriate funds for the purchase of surveillance equipment in the amount of \$29,350

Presentation by Cindy Kelley

- d. **Adopted Resolution 2017-46** adopting new Pre-Treatment Local Limits

Presentation by Rusella Bowes-Johnson

- e. **Adopted Resolution 2017-47** for the 36th Avenue Rail Overpass - OFF System Project Agreement between FDOT and City of Ocala

Presentation by Oscar Tovar

- f. **Approved** one-year contract for sidewalk trip hazard concrete repairs by Precision Sidewalk Safety Corp in the amount of \$75,000

Presentation by Darren Park

- g. **Approved** Small Business Investment Program Agreement with Shade Systems, Inc. with a City investment not to exceed \$24,750

Presentation by Lisa Walsh

- h. **Approved** the 2017 - 2018 Community Development Block Grant Annual Action Plan and designating the City Manager to execute associated documents

Presentation by Melanie Gaboardi

- i. **Approved** the continued treatment of invasive exotic plants by Rockhopper Services, Inc., with additional contract expenditure not-to-exceed \$23,056

Presentation by William Rodriguez

- j. **Approved** acquiring two additional parcels for the proposed NE 8th Avenue First Responder Campus for \$95,000

Presentation by Tracy Taylor

- k. **Approved** selling a vacant parcel from the surplus property list to Mr. Wandell Hubbard, for \$1,136.80

Presentation by Tracy Taylor

- l. **Approved** purchase of a 2017 trailer-mounted four drum puller, model DP-10-4H, from TSE International Inc., in the amount of \$51,243

Presentation by John King

- m. **Approved** a one-year contract with Clardy Oil Company to provide bulk plant rack fuel supply and tank wagon fuel deliveries with an estimated expenditure of \$47,500

Presentation by John King

- n. **Approved** adding Roth IRA and loan provisions to the TIAA-CREF 457(b) Plan Adoption Agreements

Presentation by Jared Sorensen

- o. **Approved** Work Session City Council Minutes for Tuesday, July 11, 2017

Presentation by Angel Jacobs

p. Approved Regular Meeting City Council Minutes for Tuesday, July 18, 2017

Presentation by Angel Jacobs

9. Consent Agenda Items Held for Discussion

8b. Adopted Budget Resolution 2017-146 amending the Fiscal Year 2016 - 2017 Budget to appropriate funds to purchase Narcan from Adapt Pharma in the amount of \$1,815

Presentation by Cindy Kelley

RESULT:	ADOPTED [UNANIMOUS]
MOVER:	Matthew Wardell, Pro Tem
SECONDER:	Mary Sue Rich, Council Member
AYES:	Wardell, Hilty Sr., Musleh, Rich, Malever

10. Introduction and First Reading of Ordinances

- a. Introduced Ordinance 2017-67** a text amendment to the Comprehensive Plan to amend a Future Land Use Policy 18.21, concerning the removal of approximately 2.971 acres of a 34.42 acre property located in the 2400 block of SE Maricamp Road and revising the policy for the remaining acreage (Case No. FLUP17-0001)

Introduced by Council Member, Matthew Wardell

RESULT:	INTRODUCED	Next: 8/15/2017 4:00 PM
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11. Utility Report - None

12. Internal Auditor's Report - None

13. Public Communication Report - None

14. City Manager's Report

- a. Recommendation for TIF reduction in the Community Redevelopment Area's East and West Ocala Subareas**

- b. Information update and color selection for the new fire and police stations.**

Reschedule the William James Trail dedication

Council Members Rich & Wardell will be attending the Florida League of Cities Conference – Council Member Rich to serve as the voting member at the conference

Ocala/Marion County Housing Summit scheduled for Tuesday, August 29, 2017 - 8:30 am to 3:00 pm at the Southeastern Livestock Pavilion - Council's presence requested at the Conference

15. Mayor's/Police Department Report

Mayor Guinn had a 24 hour visit at Fire Station #1, which was very educational.

Mayor Guinn discussed the aggressive panhandling downtown.

16. City Attorney's Report

17. Informational Items

a. Calendaring Items

- 1. City Council Budget Work Shop - Tuesday, August 8, 2017 - 11:30 am - Enterprise Fund - City Hall - Council Chamber - Second Floor**
- 2. Attorney Client Session - Tuesday, August 22, 2017 - 10:30 am - City Hall - City Manager's Conference Room - Second Floor**
- 3. City Council Budget Work Shop - Tuesday, August 22, 2017 - 11:30 am - Preliminary Budget Presentation - City Hall - Council Chamber - Second Floor**

b. Comments by Mayor

Mayor Guinn stated a representative from Bloomberg, New York will visit Ocala to discuss the Bloomberg Challenge

Mayor Guinn commented the Levitt Amp Concerts were very successful

Mayor Guinn discussed his concerns of overgrown grass in the medians of the State's right of ways

c. Comments by Council Members

Council Member Hilty reported on information from his successful trip to Washington D.C.

Council Member Wardell requested Council's thoughts on changing the zoning of where Pharmacies are allowed

Council Member Wardell requested a public forum or work session on the 5 year plan on the Fire Station

Council Member Rich requested that security stay after 5:00 p.m. during Council meetings

Council Member Rich stated she would like to recognize the Special Olympic Athletes selected to go to London

Council President Malever congratulated City Manager Zobler on the new addition of a grandson to his family

Council President Malever spoke about his passion for the Fire Department and Police Department in the City

d. Informational

1. Monthly Budget to Actual Report as of June 30, 2017 and Capital Improvement Project Status Report
2. Labor Attorney Invoices for the month of June 2017 in the amount of \$1,150.15
3. City of Ocala Golf Advisory Board 2017 Annual Report
4. Annual pension plan report for the Fire Fighters' Pension Plan, General Employees' Pension Plan and Police Officers' Pension Plan
5. Executed Contracts Under \$50,000.00

18. Adjournment

Adjourned at 6:35 p.m.