



# Ocala City Council Synopsis

Tuesday, April 2, 2019

## 1. Call to Order

### a. Opening Ceremony

1. Invocation - Chaplain Altheria Lennon
2. Pledge of Allegiance

### b. Welcome and Roll Call

Attendee Name	Title	Status	Arrived
Reuben Kent Guinn	Mayor	Present	
Jay A. Musleh	Pro Tem	Present	
Justin Grabelle	Council Member	Present	
Brent R. Malever	Council Member	Present	
Matthew Wardell	Council Member	Present	
Mary S. Rich	Council President	Present	

### c. New Employees

**Pamela Omichinski - City Clerk's Office**

**Romello Duke - Electric Department**

**Jeremy Billmeier - IT Department**

**Ryan Filipkowski - Public Works**

**Jason Knight - Public Works**

**Patrick Gilman - Recreation & Parks Department**

**Amanda McWilliams-May - Recreation & Parks Department**

**Joel Martinez-Torres - Water Resources**

## 2. Public Notice

**Public Notice for the April 2nd, 2019 City Council Regular Meeting was posted on March 1, 2019**

## 3. Proclamations & Awards

- a. Proclamation - Water Conservation Month - Water & Sewer staff, James Troiano and Frank Gargano

- b. Proclamation - Confederate Memorial Day - Nancy Bowden and Judy Delk
- c. 2019 Election Proclamation

**4. Presentations**

**5. Public Comments**

**Bert Perkins read a statement into record from the Bridges Projects Ocala/Marion County in opposition of the Confederate Memorial Day Proclamation**

**Steven Vasquez 218 SE 32nd Avenue requesting Council consider an ordinance for yard chickens**

**Sara Clifton 1271 NE 11th Circle spoke in opposition of the Confederate Memorial Day Proclamation**

**Jerome Gamble 2350 SE 110th Street spoke in opposition of the Confederate Memorial Day Proclamation**

**6. Public Hearings**

**7. Second and Final Reading of Ordinances**

**8. General Business**

- a. **Approved** utilizing a Tohopekaliga Water Authority contract for in-flow abatement services with USSI, LLC. having an estimated expenditure of \$369,845

Presentation by Sean Lanier

<b>RESULT:</b>	<b>APPROVED [UNANIMOUS]</b>
<b>MOVER:</b>	Justin Grabelle, Council Member
<b>SECONDER:</b>	Brent R. Malever, Council Member
<b>AYES:</b>	Musleh, Grabelle, Malever, Wardell, Rich

- b. **Approved** contract for airport hangar site utility installations using Hartman Civil Construction Co. Inc. with a bid of \$233,700

Presentation by Sean Lanier

**RESULT:** APPROVED [UNANIMOUS]  
**MOVER:** Justin Grabelle, Council Member  
**SECONDER:** Jay A. Musleh, Pro Tem  
**AYES:** Musleh, Grabelle, Malever, Wardell, Rich

- c. **Approved** award of contract to Commercial Industrial Corp. for the Southwood Villas sewer expansion with a bid of \$1,138,228.52 plus 10% contingency for a total not to exceed \$1,252,051.52

Presentation by Sean Lanier

**RESULT:** APPROVED [UNANIMOUS]  
**MOVER:** Matthew Wardell, Council Member  
**SECONDER:** Jay A. Musleh, Pro Tem  
**AYES:** Musleh, Grabelle, Malever, Wardell, Rich

- d. **Adopted Resolution 2019-23** to rename the former Royal Oak property (24.28 acres) to Reed Place in honor of Mrs. Ruth E. Reed

Presentation by Tye Chighizola

**RESULT:** ADOPTED [UNANIMOUS]  
**MOVER:** Brent R. Malever, Council Member  
**SECONDER:** Matthew Wardell, Council Member  
**AYES:** Musleh, Grabelle, Malever, Wardell, Rich

- e. **Approved** development of an ordinance to institute a revised Fire User and Impact Fee rate structure

Presentation by Tammi Haslam

**RESULT:** APPROVED [UNANIMOUS]  
**MOVER:** Jay A. Musleh, Pro Tem  
**SECONDER:** Brent R. Malever, Council Member  
**AYES:** Musleh, Grabelle, Malever, Wardell, Rich

- f. **Pulled** agreement with Enterprise Holdings for rental car space at the new Ocala International Airport terminal with annual gross revenues of approximately \$139,232

Presentation by Matt Grow

**RESULT:** PULLED

- g. **Approved Subject to Legal Review** Redevelopment Agreement with TA2019, LLC for downtown residential housing units, pending final legal review with a total cost of \$251,050

Presentation by Melanie Gaboardi

**RESULT:** APPROVED SUBJECT TO LEGAL REVIEW [UNANIMOUS]  
**MOVER:** Jay A. Musleh, Pro Tem  
**SECONDER:** Matthew Wardell, Council Member  
**AYES:** Musleh, Grabelle, Malever, Wardell, Rich

- h. Approved** utilizing State of Florida contract for the purchase of tires, tubes, and services with an estimated annual expenditure of \$184,000

Presentation by Kimraj Sammy

**RESULT:** APPROVED [UNANIMOUS]  
**MOVER:** Justin Grabelle, Council Member  
**SECONDER:** Jay A. Musleh, Pro Tem  
**AYES:** Musleh, Grabelle, Malever, Wardell, Rich

## 9. Consent Agenda

**RESULT:** APPROVED [UNANIMOUS]  
**MOVER:** Jay A. Musleh, Pro Tem  
**SECONDER:** Brent R. Malever, Council Member  
**AYES:** Musleh, Grabelle, Malever, Wardell, Rich

- a. Approved** contract with A&A Trucking and Excavation for demolition of seven structures located in the 2500 block of SW 27th Avenue in Ocala at a cost of \$61,588

Presentation by Tye Chighizola

- b. Approved** appointment of Robert Davis to the Firefighters' Pension Board of Trustees for an unexpired two-year term expiring October 4, 2020

Presentation by Angel Jacobs

- c. Approved** Regular Meeting City Council Minutes for Tuesday, March 19, 2019

Presentation by Angel Jacobs

## 10. Consent Agenda Items Held for Discussion

## 11. Introduction and First Reading of Ordinances

- a. Introduced Ordinance 2019-29** annexation of approximately 2.00 acres of property located at 3000 N. Pine Avenue (Case No. ANX19-0001)

**Introduced by Council Member, Justin Grabelle**

<b>RESULT:</b>	<b>INTRODUCED</b>	<b>Next: 4/16/2019 4:00 PM</b>
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- b. Introduced Ordinance 2019-30** land use change from Employment Center (Marion County) to Low Intensity for approximately 2.00 acres of property located at 3000 N. Pine Avenue (Case LUC19-0002)

**Introduced by Council Member, Matthew Wardell**

<b>RESULT:</b>	<b>INTRODUCED</b>	<b>Next: 4/16/2019 4:00 PM</b>
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- c. Introduced Ordinance 2019-31** a zoning change from M-1, Light Industrial (Marion County), to M-1, Light Industrial, for approximately 2.00 acres of property located at 3000 N. Pine Avenue (Case ZON19-0011) (Quasi-Judicial)

**Introduced by Council Member, Jay A. Musleh**

<b>RESULT:</b>	<b>INTRODUCED</b>	<b>Next: 4/16/2019 4:00 PM</b>
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- d. Introduced Ordinance 2019-32** a zoning change from GU, Governmental Use to R-3, Multi-family residential for approximately 1.06 acres of property located in the 300 block of NE Sanchez Avenue (Case ZON19-0007) (Quasi-Judicial)

**Introduced by Council Member, Brent Malever**

<b>RESULT:</b>	<b>INTRODUCED</b>	<b>Next: 4/16/2019 4:00 PM</b>
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- e. Introduced Ordinance 2019-33** a zoning change from R-3, Multiple Family Residential, to GU, Governmental Use, for approximately 3.71 acres of property located in the 500 block of NW Martin Luther King Avenue (Case ZON19-0008) (Quasi-Judicial)

**Introduced by Council Member, Justin Grabelle**

<b>RESULT:</b>	<b>INTRODUCED</b>	<b>Next: 4/16/2019 4:00 PM</b>
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- f. Introduced Ordinance 2019-34** a zoning change from M-1, Light Industrial, to M-2, Medium Industrial, for approximately 6.26 acres of property located at 3082 NE 24th Street (Case ZON19-0009) (Quasi-Judicial)

**Introduced by Council Member, Matthew Wardell**

<b>RESULT:</b>	<b>INTRODUCED</b>	<b>Next: 4/16/2019 4:00 PM</b>
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- g. Introduced Ordinance 2019-35** for a zoning change or land use change from B-4, General Business, to M-1, Light Industrial, for approximately 1.32 acres of property located at 1865 NE Jacksonville Rd and 1882 NE 2nd Ave (Case ZON19-0010) (Quasi-Judicial)

**Introduced by Council Member, Jay A. Musleh**

<b>RESULT:</b>	<b>INTRODUCED</b>	<b>Next: 4/16/2019 4:00 PM</b>
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- h. Introduced Ordinance 2019-36** to comprehensively update the Shopping Center ordinance by streamlining the review process, improving integration between the Shopping Center ordinance and the site plan review process, and clarifying or updating design requirements (Case COD18-0011)

**Introduced by Council Member, Brent Malever**

<b>RESULT:</b>	<b>INTRODUCED</b>	<b>Next: 4/16/2019 4:00 PM</b>
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- i. Introduced Ordinance 2019-37** to comprehensively update the site plan review article by changing the requirements for projects to be processed as a minor site plan, updating unclear or outdated language, and adding design and plan content requirements (Case COD18-0012)

**Introduced by Council Member, Justin Grabelle**

<b>RESULT:</b>	<b>INTRODUCED</b>	<b>Next: 4/16/2019 4:00 PM</b>
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- j. Introduced Ordinance 2019-38** amending Sections 2-272 through 2-273, providing for a single internal auditor in an internal auditor's office and for City Council direction as to the single employed internal auditor

**Introduced by Council Member, Jay A. Musleh**

<b>RESULT:</b>	<b>INTRODUCED</b>	<b>Next: 4/16/2019 4:00 PM</b>
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## **12. Internal Auditor's Report**

- a. Audit Report Issued**

## **13. City Manager's Report**

**Request for Special City Council Meeting on Tuesday April 23rd at 6:00 p.m. to discuss the Pine Oaks Redevelopment Agreement**

## **14. Police and Fire Department Report**

**Police Chief Greg Graham – Opioid Report**

**Fire Chief Shane Alexander – Opioid Report**

## **15. Mayor's Report**

**Mayor Guinn requested that staff continue to encourage the City's Legislative Lobbyist to support Home Rule**

**Mayor Guinn spoke about the Amnesty Program and other Cities that are looking to implement the program**

**Mayor Guinn is still working on the 150th Anniversary Celebration**

**Mayor Guinn will be going on a tour of the Closet Maid facility**

**A local farm has donated a dog to the Ocala Police Department**

## **16. City Attorney's Report**

- a. **Approved** agreement with Office of Criminal Conflict and Civil Regional Counsel to defend Noticeable Ordinance Cases pursuant to Florida Statute 27.54

<b>RESULT:</b>	<b>APPROVED [UNANIMOUS]</b>
<b>MOVER:</b>	Jay A. Musleh, Pro Tem
<b>SECONDER:</b>	Brent R. Malever, Council Member
<b>AYES:</b>	Musleh, Grabelle, Malever, Wardell, Rich

## **17. Informational Items**

### **a. Calendaring Items**

1. Audit Committee Meeting - Tuesday, April 16, 2019 - 3:30 pm - City Hall - Council Chamber - Second Floor
2. Community Redevelopment Area (CRA) Agency Meeting - Tuesday, May 7, 2019 - 3:45 pm - City Hall - Second Floor - Council Chamber

### **b. Comments by Mayor**

**Mayor Guinn expressed his continued support for City Manager Zobler's efforts with negotiation of the Interlocal Agreement for Emergency Services**

### **c. Comments by Council Members**

**Council Member Wardell commented all public comments received were well taken and deserved.**

**Council President Rich expressed her opposition to the Confederate Memorial Day Proclamation**

### **d. Informational**

1. Power Cost Adjustment Report - February 2019
2. Executed Contracts Under \$50,000

**18. Adjournment**

**Adjourned at 5:16 p.m.**