

MARION OAKS GENERAL SERVICES MSTU ADVISORY BOARD MEETING
MARION OAKS COMMUNITY CENTER ANNEX
November 16, 2016 3:00 PM

Attending: Rose Levengood, Chairman
Doug Rebillot, Member
Henry Munoz, Member
Marvin Dooley, Member
Sherry Sloan, Marion Oaks Highway Supt.
Shawn Hubbuck, MSTU Director
Michael Levengood, 17179 SW. 35th Ave. Rd.
Theda Lachcik, 306 Marion Oaks Golf Road, Ocala, Fl. 34473
Kari Coates, Marion Oaks Recreation MSTU
Richard Dennison, 16325 SW 48th Circle, Ocala, Fl 34473
Baz Potier, 4762 SW 136th Street, Ocala, Fl. 34473

Angel Stowe, MSBU Roads, Assessment Proj. Coord. was absent
Nicholas Lauer, Board Member, was absent

Rose Levengood, Chairman, called the meeting to order promptly at 3PM with a Salute to the Flag. The flag was missing from the meeting room and someone was called to deliver it to the room. Chairman Levengood did a roll call. Chairman Levengood asked all in the audience to hold their questions and comments until the "Public Comment" period of the meeting.

Chairman Levengood asked for a motion to accept the minutes. Henry Munoz asked for one correction and the correction was noted. Motion by Doug Rebillot, seconded by Henry Munoz, all voted in favor of the minutes for the meeting of October 26, 2016.

Chairman Levengood asked Sherry Sloan, Marion Oaks Highway Supt, to please give her report. Sherry reported that her crew finished mowing Unit 1 and all weed eating has been completed. The Course is being worked on now. Sherry Sloan advised that she attended a meeting on November 2, 2016 with Mike Sims and Shawn Hubbuck with three (3) gentlemen to discuss the continuing trash within Marion Oaks. The gentlemen were Reggie Wilson, Alfred Butler and Tyrone Johnson from Marion Oaks. She is working with them as a witness to open up the trash to find out who is dumping trash along the roadway in Marion Oaks. She has offered her time to go to court if necessary. Sherry also advised that the crew is putting up a Christmas tree with lights only at the waterfall and there are four (4) wreaths for the walls. The new flower plantings have also been completed. Henry Munoz asked about the lights on the roads being completed and Sherry advised that the power company is still working on them.

Doug Rebillot asked about the trash. He commented that, "let's say I am driving to my house and see trash; who do I call?" Sherry Sloan told him to call Solid Waste; they will investigate and get names and information from the bags. They have gloves and necessary materials to open the bags;

they mark them after they are opened and then the crew will pick up and put in the dumpster. Chairman Levensgood asked for the phone number again that people should call and Sherry provided 671-8465. Chairman Levensgood complimented Sherry on a job well done.

Chairman Levensgood provided Shawn Hubbuck with a copy of the proposed meeting dates for their MSTU Board for 2017. She also commented that Angel was not there today to give a report. Shawn Hubbuck provided a report in Angel's place...he commented that the Unit 4 asphalt overlay will begin around December 14, 2016 and will be ongoing until completed. Chairman Levensgood thanked Shawn for his report.

Chairman Levensgood asked for Public Comment at this point in the meeting.

Theda Lachcik appeared and commented that she and her husband were on the Blvd. this morning and saw trash being thrown from a black SUV from the passenger side. Sherry Sloan asked her if she got a license number and Ms. Lechcik indicated that she did. Sherry told Ms. Lechcik to contact Solid Waste with the information. Ms. Lechcik indicated the area is beautiful and people continue to throw trash. Sherry Sloan indicated that there is a program available to adopt a road. The Solid Waste department will provide gloves, bags, etc. every 3 months if anyone is interested in doing this program.

Kari Coates, Recreation Dept., Marion Oaks Rec. MSTU, asked to be able to hang signs on the two (2) walls at the entrance to Marion Oaks for a community yard sale that the Community Center will be having. The signs will be 4', 6' or 8'..one will go on each side by the waterfall to get people to come to the event off of CR484 into the community. Signs would be up approximately 3 to 4 days total. Doug Rebillot indicated that this was not a yard sale per se' and therefore, he had no problem with it. Sherry Sloan commented at this point that if the Board was allowing one group to do this then you need to allow all others as well. She stated that she is still pulling signs out of the ground from other events that are displayed around the community. Where the signs are being proposed would jeopardize the new plantings that have just been done where people would be trampling them and damaging the ground cover.

Marvin Dooley saw no problem with them putting up signs off of CR 484 but not in the wall or waterfall area and he agrees with Sherry Sloan.

Chairman Levensgood commented that she also agrees with Sherry Sloan and Marvin Dooley but told Sherry to try to coordinate with Kari Coates to find a place to put up signs but she does not want to break the existing rules that are in place for the waterfall and wall area and are included in the policy manual for the General Services MSTU. Chairman Levensgood asked if there should be a motion and there was a comment of No. Marvin Dooley spoke up about this time and stated that he wants something in the minutes to reflect whether they approved Ms. Coates' request or not. Marvin Dooley made the motion to approve not putting up signs on walls or

near waterfall for any event; seconded by Doug Rebillot, all voted in favor.

Chairman Levengood at this time commented on the proposed Amendment for the Waterfall property previously tabled. She indicated that Shawn Hubbuck had taken the proposed amendment to the County Attorney for comments and suggestions and Chairman Levengood read into the record the comments by the County Attorney regarding the proposed amendment. Chairman Levengood indicated that she also added some more language because the County Attorney believed there should be a diagram of the area in question around the waterfall and wall areas so there is no question about the area to be included in the amendment. The County Attorney also suggested that language be included such as "if the board wants to eliminate activities at waterfall and wall areas, they should add that there are other areas within Marion Oaks that could be used for activities." The Chair stated that she has complied with what the County Attorney wanted done and indicated that existing Page 5 of the existing policy be replaced with a new Page 5 that would have the amendment included if the Board agrees. Chairman Levengood commented to Shawn Hubbuck that the approved proposed amendment would be passed on to him when the advisory board decides what they want to do.

Chairman Levengood asked for input from the board members. Doug Rebillot commented that this subject was discussed last month. We are not restricting anyone's ability to do anything only in the small area around waterfall and walls that we are responsible for. Henry Munoz does not see need for any of this at all; if prohibiting first amendment freedom. Safe travel is the responsibility of drivers and safety of pedestrians is the responsibility of the pedestrians. Our responsibility is to allow liberty. Henry Munoz commented that he will not sign this proposed amendment and continued to debate it.

Marvin Dooley indicated he is torn between persons' rights and safety of individuals in area. If we want to get around this then require a permit to use the area. If the individuals cannot get a permit, that alleviates the MSTU board from responsibility for any safety violations. Deltona deeded the property over to the Marion Oaks MSTU for General Services.

Rick Dennison commented Deltona deeded the property subject to stipulations. Chairman Levengood provided copy of deed for Marvin to read.

Doug Rebillot commented that we are talking dollars and cents just to put the waterfall back together..grass, flowers, sprinklers, pumps, etc. that cost a lot of money. Anyone using the walls, etc. will be trampling on flowers, etc. and causing damage. Last year the Board did discuss this and agreed not to permit weddings or gatherings of any kind in the waterfall and wall area. Henry Munoz commented "we did not prohibit, only not allow gatherings". Sherry Sloan commented that the people get right into traffic and cause accidents. Henry Munoz stated it was still the drivers' fault.

Big signs of any kind there cause traffic problems. Chairman Levensgood commented that if they wanted to hold signs go into the median and hold signs; we are trying to protect the waterfall and the money invested into it. If you allow it for one you must allow it for all. Chairman Levensgood asked if there was further discussion about just trying to keep people off of private property.

Henry Munoz stated this property is not private property. It is community property under this MSTU's care. Sherry Sloan commented that Marion Oaks waterfall is going good for us. Our funds are limited and we need to keep it in good shape.

Henry Munoz doesn't think so with only one occurrence at this location causing a problem. He is not talking about accidents-only occurrences and not accidents.

Chairman Levensgood wanted to hear comments from the Board and then from the public. Henry Munoz wanted to hear from the public so Chairman Levensgood opened the floor to the public again. Mike Levensgood commented that about 6 months ago people there were 2 men holding signs out front and almost in the traffic of CR 484; they were located in one of the wall areas. Rick Dennison spoke again - if you vote for this it will be an issue. Put some small signs there like "Keep Out". You are never ever going to prohibit people from being on this property. He indicated that the Civic Assoc. did work with the Highway Patrol some time ago and this area was #1 area for accidents not because people standing there just because of where it is located. He does not like Board telling the people of Marion Oaks that this is the MSTU's waterfall. He commented on the constitution and what is allowed by constitution. He stated that the Board needs to do more education such as a town hall meeting. He is totally against what the Board is trying to do. Sherry Sloan commented that all gatherings should be stopped in this area. The public does not watch where they are walking or what they are doing. Further comments made by Baz Potier regarding the proposed amendment.

Chairman Levensgood provided deed information to law enforcement after they had a discussion about picketing done by people in waterfall area earlier this year.

Doug Rebillot indicated that we don't have a majority today so let it drop and if a vehicle goes into the waterfall and someone is hurt, well, that is his opinion. Chairman Levensgood questioned what the procedure is if there is a tie vote? According to Roberts Rules of Order she believed it would pass. The Chair asked Shawn Hubbuck and he indicated that he believed the vote failed but he is not an expert on Roberts Rules of Order. He indicated that they could table the subject until the next board meeting when all members are there.

Chairman Levensgood asked Marvin Dooley his opinion. Marvin indicated that he had concerns that Henry does not want to prohibit anyone; he understands about damage.

Sherry Sloan indicated we could put up signs "no trespassing" but gathering is different and that is what we want to stop. Henry wants to look at last year's meeting when this was discussed and approved and compare wording to what is proposed now.

The Marion Oaks General Services policy book was approved by the Board of County Commissioners on January 22, 2014. It was determined to table this discussion until next month.

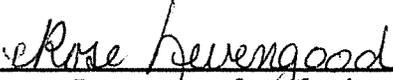
Henry Munoz questioned why meetings were held on the 3rd Wednesday of the month. Chairman Levensgood will bring this up at the next meeting in December when full board is in place. Shawn Hubbuck commented that he was flexible but sometimes has other meetings he must attend. He already has night meetings for 2 different MSTU boards now; Board of County Commission meetings are held 1st and 3rd Tuesday of each month at 9am unless there is something special.

Marvin Dooley asked if anyone knew what happened with the Huntington Golf Club...Henry Munoz said yes and explained as much as he knew.

Chairman Levensgood asked if there was anything for the next agenda. Henry Munoz indicated the meeting dates and times and this was so noted.

Chairman Levensgood read a letter of resignation into the record that stated as of 12/31/2016 she will be resigning her position due to health problems.

The next Marion Oaks General Services MSTU Meeting is December 21, 2016 at 3pm. Motion to adjourn the meeting by Marvin Dooley, seconded by Henry Munoz, all agreed. Meeting adjourned at 4:05 pm.



Rose Levensgood, Chairman

Since the last meeting of this board, Board Member Nicholas Lauer passed away on November 21, 2016.