

MARION OAKS CIVIC ASSOCIATION
294 MARION OAKS LANE
OCALA, FL 34474

General MO Membership Meeting

Date: November 13, 2025

Established Quorum (59) members in attendance plus 8 guests

Call to Order: Florence Charbonneau, President at 7:05pm.

Pledge of Allegiance followed by prayer by Florence Charbonneau

President's Report: Florence Charbonneau

Florence thanked all the veterans in attendance for their service to our country.

Train show was phenomenal due to the efforts of Stella Owen's coordination efforts and the local train enthusiasts that provided their knowledge and expertise with trains. There were over 600 people that attended the show this year. Lee Welch stated that the next show will be November 14th & 15th 2026.

All county commissioners denied the proposal for a new warehouse which was planned to be behind the community center.

Florence and the board of directors worked tirelessly to make the Christmas parade happen this year. However, the deck was stacked against us for the following reasons:

1. The insurance company that we work with kept moving the date that the specialty insurance would be available to us. It ended when the insurance availability was not until 30 days from the date of the event. We could not proceed with the event as we would still need county commissioner's approval.
2. The Dunnellon Parade was scheduled for the same day & time that we were planning our parade. This conflict provided a problem with the ability to have the proper security (sheriff's) available for the event.
3. Lastly, we received such great feedback from the local business that wanted to participate in the parade that we did not have the proper staging area needed for them.

We are thankful for all the support for this parade and are very disappointed that we were not able to hold this event in 2025. However, knowing that residents and businesses are excited about the parade we will be diligently looking into procuring the specialty insurance needed, staging and assigning a date that does not have conflicts so that 2026 will see the parade back in Marion Oaks.

A question was asked prior to the meeting: Is Marion Oaks ever going to become an HOA? Florence stated that due to the Articles of Incorporation we will always be a deed restricted community as we have a legal contract.

Some have questioned us becoming our own town and again the answer is no. We do not meet the criteria to become a town. To become a town, you need the following: a town hall, post office, police and fire, and a road department. We do not have any of those items and if we were to start them our taxes would increase tremendously.

The Marion Oaks extension with flyover is 2 years from development as the county needs to acquire property. This will be through eminent domain and 1 year for final approval.

The SW 49th Ave Court Road project will be starting in December.

Discussions are being held regarding the possibility of putting a roundabout at the intersection of Marion Oaks Manor and Marion Oaks Blvd. This will help with traffic flow once Marion Oaks Manor becomes a four-lane road.

Questions were asked regarding a possible light at 484 and Dollar General. Florence stated it would be a future project.

The new high school in Marion Oaks will be named South Marion High School and the school mascot will be "The Bears". The school will be 1 of 26 in the country that will be Space Force affiliated. There will be college classes offered that are more AI/Technology related to help students build a better future. We will be one of the first to be exposed to these programs. NASA awarded \$260,000 grant to the school.

Safety Report: Lt. Rosa – No report given

Guest Speaker: None

Treasurer Report: Nora Burch as of 10/31/25 Bal. MOCA \$ 9,695.39
10/31/25 Bal. Bingo \$ 9,371.78

Bingo Report: Linda Goles	Total bingo deposit	\$1,812.00
	Total concession deposit	\$ 398.00
	Average attendance:	75

Deed Restriction Report: Carmen Reyes
New Violation – 20 Violations Closed – 8 New permits – 54 Closed permits – 17
Estoppels – 25 Letters – 26 Phone Calls – 235

Member Report at this meeting: Attendees – 62, New members – 5 Renewals - 4
Guests – 8

Parks & Rec Report: Dave Pierce

Eva stated that she had been promoted to the new Recreation Supervisor position. She stated that they received good feedback from the surveys collected last meeting and that more of the programs requested were geared toward retired individuals.

Volunteers are needed with the requirement that you must be 18 or older.

The recreation department is requesting suggestions regarding family friendly events that may be interesting for all.

MSTU Report: Henry Munoz

Henry stated that they are still looking for a new board member. Board members will attend 5 meetings and 1 budget meeting throughout the year.

Election

The election for a new director and for the president position was held. Mike Miller was voted in as the newest board member and Florence Charbonneau maintained her position as the MOCA president.

December 10th – Bingo – this will be the only Bingo being held the month of December due to the Christmas Holiday. We will be back in 2026 on January 7th.

There was a 50/50 drawing for \$28.00. Congratulations to the winner of the 50/50.

Acceptance of last month's minutes: Motion by Craig Benson and 2nd by Elen Chestnut. Motion approved.

Adjournment of Meeting: Motion by Ray Charbonneau and 2nd by Craig Benson. Motion carried and meeting adjourned at 7:40pm.