

City of DeLand



Code Enforcement Special Magistrate

L. Johnson..... Special Magistrate

February 24, 2022

5:00 P.M.

Hearing Agenda

DeLand City Hall
City Commission Chambers
120 S. Florida Avenue DeLand, Florida

- A. CALL TO ORDER
- B. PLEDGE OF ALLEGIANCE
- C. FORMAT FOR PROCEEDINGS
- D. APPROVAL OF MINUTES

January 27, 2022

- E. SWEARING IN OF WITNESSES
- F. OLD BUSINESS

I. LIEN REDUCTION

No Action Items

II. CONTINUED CASES

No Action Items

III. ORDER IMPOSING FINE HEARING

Case # CE21-0078

(Tab 3)

Location: 507 W Hogle Ave

Description: Several junked or abandoned vehicles and vehicles parked on the grass

Violation: City of DeLand Code of Ordinances; Chapter 21, Section 21-01, Abandoned, Junked, Discarded Personal Property. (2) Keeping, Storing, etc., Prohibited and Chapter 33, Section 33-91.03, Number and Type of Parking Spaces Required

Parcel ID: 700804050050

Zoning: R-1A

Status: Non-compliance

Order Imposing Fine/Lien

Case # CE22-0014

(Tab 4)

Location: 917 Marlboro Dr

Description: Storing junked, dismantled, partly dismantled or discarded personal property

Violation: City of DeLand Code of Ordinances; Chapter 21, Section 01, Abandoned, Junked, Discarded Personal Property. (2) Keeping, Storing, etc., Prohibited

Parcel ID: 700305000050
Status: Non-compliance
Order Imposing Fine/Lien

Zoning: R-2

Case # CE22-0050

(Tab 5)

Location: 135 S Chandler Av

Description: The property has waste, yard trash, rubble, debris, and discarded personal property all throughout, and garbage containers are being kept by the curbside

Violation: City of DeLand Code of Ordinances; Chapter 21, Section 01, Abandoned, Junked, Discarded Personal Property. (2) Keeping, Storing, etc., Prohibited, Chapter 16, Section 30, Lot Maintenance, (3) Nuisance Declared, and Chapter 15, Section 4.2, Placing garbage cans, garbage containers, recycling containers and yard trash at curbside

Parcel ID: 701502000150

Zoning: R-1

Status: Non-compliance

Order Imposing Fine/Lien

G. NEW BUSINESS

I. FINDINGS OF FACT, CONCLUSIONS OF LAW AND ORDER

Case # CE21-0319

(Tab 6)

Location: 111 W Beresford AV

Description: The structure is unsafe and unfit for human occupancy due to electrical hazards

Violation: City of DeLand Code of Ordinances; International Property Maintenance Code, as adopted and amended by Ordinance 2019-02, 108.1.3, Structure unfit for human occupancy, Section 601.2, Responsibility, Section 604.1, Facilities required, and Section 605.1, Installation

Parcel ID: 701638000120

Zoning: R-1

Status: Non-compliance

Findings of Fact, Conclusions of Law and Order

Case # CE21-0338

(Tab 7)

Location: 301 S Woodland Blvd

Description: Businesses operating without a Business Tax Receipt

Violation: City of DeLand Code of Ordinances; Chapter 17, Licenses Section 1001, Required

Parcel ID: 701601140060

Zoning: C-2

Status: Non-compliance

Findings of Fact, Conclusions of Law and Order

Case # CE22-0034

(Tab 8)

Location: 111 W Beresford AV

Description: The property does not have water service

Violation: City of DeLand Code of Ordinances; International Property Maintenance Code, as adopted and amended by Ordinance 2019-02, 501.2, Responsibility and Chapter 505.1, General

Parcel ID: 701638000120

Zoning: R-1

Status: Non-compliance

Findings of Fact, Conclusions of Law and Order

Case # CE22-0052

(Tab 9)

Location: 301 S Woodland Blvd

Description: Prohibited signs are being used on the property

Violation: City of DeLand Code of Ordinances; Chapter 33, Section 73, Prohibited signs

Parcel ID: 701601140060

Zoning: C-2

Status: Non-compliance

Findings of Fact, Conclusions of Law and Order

Case # CE22-0054

(Tab 10)

Location: 301 S Woodland Blvd

Description: The property does not have city approval for vehicle rental

Violation: City of DeLand Code of Ordinances; Chapter 33, Section 18, Special Exceptions

Parcel ID: 701601140060

Zoning: C-2

Status: Non-compliance

Findings of Fact, Conclusions of Law and Order

Case # CE22-0005

(Tab 11)

Location: 111 W Beresford AV

Description: The property contains accumulations of waste, yard trash, rubble, debris, and garbage containers are being stored on the curbside

Violation: City of DeLand Code of Ordinances; Chapter 16, Section 30, Lot Maintenance, (3) Nuisance Declared, Chapter 21, Section 01, Abandoned, Junked, Discarded Personal Property, (2) Keeping, Storing, etc., Prohibited, Chapter 15, Garbage, Section 4.1, Storage of garbage cans, garbage containers,

recycling containers, yard trash, and Section 4.2, Placing garbage cans, garbage containers, recycling containers and yard trash at curbside

Parcel ID: 701638000120

Zoning: R-1

Status: Non-compliance

Findings of Fact, Conclusions of Law and Order

II. ORDER OF COMPLIANCE

Case # CE21-0328

Location: 507 W Hogle Av

Description: The property has a fence installed without obtaining the required permit

Violation: City of DeLand Code of Ordinances; Chapter 7, Section 2, Local Supplement to the Florida Building Code, Administration, Section 105, Permits, Subsection 105.1, Required

Parcel ID: 700804050050

Zoning: R-1A

Compliance

Case # CE21-0278

Location: 135 S Chandler Av

Description: The property contains accumulations of waste, yard trash, or rubble, debris, dismantled, partly dismantled, nonoperative, discarded personal property and multiple waste containers by the road

Violation: City of DeLand Code of Ordinances; Chapter 21, Section 01, Abandoned, Junked, Discarded Personal Property. (2) Keeping, Storing, etc., Prohibited, Chapter 16, Section 30, Lot Maintenance, (3) Nuisance Declared, and Chapter 15, Section 4.2, Placing garbage cans, garbage containers, recycling containers and yard trash at curbside; hours permitted

Parcel ID: 701502000150

Zoning: R-1

Compliance

H. NEXT MEETING

March 24, 2022

I. ADJOURNMENT