



CITY OF DELAND
REGULAR MEETING OF THE PLANNING BOARD
AUGUST 13, 2025 AT 5:00 PM
CITY HALL, COMMISSION CHAMBERS
120 SOUTH FLORIDA AVENUE

AGENDA

CALL TO ORDER

PLEDGE OF ALLEGIANCE

ROLL CALL

VERBAL REPORT ON CITY COMMISSION MEETINGS

MINUTES

1. Approval of the April 9, 2025 revised meeting minutes.
2. Approval of the May 20, 2025 Planning Board Special Meeting - Workshop minutes.
3. Approval of the June 11, 2025 meeting minutes.
4. Approval of the July 9, 2025 meeting minutes.

VARIANCE OLD BUSINESS

VARIANCE NEW BUSINESS

PUBLIC PARTICIPATION PROCEEDINGS

PLANNING - OLD BUSINESS

PLANNING - NEW BUSINESS

1. Applicant Name: Scott Banta
Project Number: Z25-115
Project Location: Northwest corner of S. Blue Lake Ave. & E. Beresford Ave.
Project Description: Rezoning request from Volusia County R-3 (Residential) to City of DeLand R-1A (Residential)
Project Planner: Kendall Story
2. Applicant Name: Tim Exner
Project Number: SMLU25-118
Project Location: 955 W New York Ave
Project Description: To amend the land use designation from Mixed Office/Residential to Mixed Commercial and retain the existing Historic Core Overlay-Downtown Design District Overlay
Project Planner: Belinda Williams-Collins
3. Applicant Name: Tim Exner
Project Number: Z25-119

Project Location: 955 W New York Ave

Project Description: Rezone ±1.3 Acres Of Property From P-1 (Professional-Residential) To C-1 (Neighborhood Commercial)

Project Planner: Belinda Williams-Collins

4. **RECEIVED REQUEST TO CONTINUE TO SEPTEMBER 10, 2025 MEETING**

Applicant Name: Corey D. Brown, Esq., Storch Law Firm

Project Number: AN25-082 - DeLand Reserve

Project Location: 210 North Ridgewood Avenue

Project Description: Annexation of +/-20.13 acres into the City of DeLand

Project Planner: Emily Kunkel

5. **RECEIVED REQUEST TO CONTINUE TO SEPTEMBER 10, 2025 MEETING**

Applicant Name: Corey D. Brown, Esq., Storch Law Firm

Project Number: SMLU25-083 - DeLand Reserve

Project Location: 210 North Ridgewood Avenue

Project Description: To amend the land use designation from Volusia County Rural to City of DeLand Medium-Density Residential (MDR)

Project Planner: Emily Kunkel

6. **RECEIVED REQUEST TO CONTINUE TO SEPTEMBER 10, 2025 MEETING**

Applicant Name: Corey D. Brown, Esq., Storch Law Firm

Project Number: Z25-084 - Rezoning for DeLand Reserve

Project Location: 210 North Ridgewood Avenue

Project Description: Rezone ±20.13 acres from Volusia County A-3C (Transitional Agricultural) to DeLand Reserve Planned Development, a Residential Townhome Development

Project Planner: Emily Kunkel

OTHER BUSINESS

1. Housing Options - Virtual Tour

ADJOURNMENT