

City of DeLand



Code Enforcement Special Magistrate

L. Johnson Special Magistrate

June 23, 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**
May 26, 2022
- E. **SWEARING IN OF WITNESSES**
- F. **OLD BUSINESS**

- I. **LIEN REDUCTION**

- No Action Items

- II. **CONTINUED CASES**

- Case # CE21-0070

- (Tab 3)

- Location: Bennett Dr

- Description: Equipment, supplies, and personal property being stored

- Violation: City of DeLand Code of Ordinances; Chapter 33, Section 27.04, Outdoor storage or display of personal property in various zoning districts. (a) General requirements

- Parcel ID: 603311000480

- Zoning: M-1

- Status: Non-compliance

- AMENDED Order Continuing Hearing**

- III. **ORDER IMPOSING FINE HEARING**

- Case # CE22-0113

- (Tab 4)

- Location: 230 N Woodland Blvd

- Description: Repairs were made to the standpipe system by an unlicensed contractor. The system does not meet 2017 edition of NFPA 25

- Violation: City of DeLand Code of Ordinances; Chapter 12, Section 1, Florida Fire Prevention Code Adopted by reference, specifically as found in the 7th edition Florida Fire Prevention Code, FL statute 633.34 shall be certified under FL 633.318, NFPA 25, 2017 edition, Section 6.2.4.2

- Parcel ID: 700901090010

- Zoning: C-2A

- Status: Non-compliance

- Order Imposing Fine/Lien**

Case # CE22-0149

(Tab 5)

Location: 641 N Orange Av

Description: Work was conducted on the property without 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: 700811000080

Zoning: R-1B

Status: Non-compliance

Order Imposing Fine/Lien

Case # CE22-0163

(Tab 6)

Location: 630 E New York Av

Description: The property is uncleanly, unsanitary or unsightly by reason of unmowed grass, growth of weeds, accumulations or deposits of refuse, garbage, waste, yard trash, rubble, debris or noxious matter

Violation: City of DeLand Code of Ordinances; Chapter 16, Section 5, Unsanitary lots declared nuisance and Chapter 16, Section 30, Lot Maintenance, (3) Nuisance Declared

Parcel ID: 701646000010

Zoning: C-1

Status: Non-compliance

Order Imposing Fine/Lien

G. NEW BUSINESS

H. FINDINGS OF FACT, CONCLUSIONS OF LAW AND ORDER

Case # CE21-0013

(Tab 7)

Location: 407 S Stone St

Description: A structure was built on the property without 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: 701715000220

Zoning: R-1A

Status: Non-compliance

Findings of Fact, Conclusions of Law and Order

Case # CE22-0057

(Tab 8)

Location: 146 S Chandler Av

Description: The property contains accumulations of waste, yard trash, rubble, debris and the grass or weeds are in excess of 12 inches tall

Violation: City of DeLand Code of Ordinances; Chapter 16, Section 30, Lot Maintenance, (3) Nuisance Declared

Parcel ID: 701502000150

Zoning: R1

Status: Non-compliance

Findings of Fact, Conclusions of Law and Order

Case # CE22-0174

(Tab 9)

Location: 209 Brinkley Dr

Description: The property contains trash, debris and the grass or weeds are in excess of 12 inches tall

Violation: City of DeLand Code of Ordinances; Chapter 16, Section 30, Lot Maintenance, (3) Nuisance Declared

Parcel ID: 701616120071

Zoning: C-2

Status: Non-compliance

Findings of Fact, Conclusions of Law and Order

Case # CE22-0177

(Tab 10)

Location: 697 Preakness Cir

Description: A fence was installed on the property without 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: 702211001790

Zoning: PD

Status: Non-compliance

Findings of Fact, Conclusions of Law and Order

II. ORDER OF COMPLIANCE

Case # 19-0907

(Tab 11)

Location: 701 S Parsons Av

Description: An addition to the home and roof work without a 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: 701739010470

Zoning: R-1B

Compliance (No fine due)

Case # CE21-0319

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

Compliance (Fines Due \$10,800.00)

Case # CE22-0054

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

Compliance (Fines Due \$11,600.00)

H. NEXT MEETING

July 28, 2022

I. ADJOURNMENT