



City of Deltona

2345 Providence Blvd.
Deltona, FL 32725

Agenda - Final

Special Magistrate

Member Dana Johnson
Member Mark Gibson
Member Richard Lovett
Member Charles Cino

Tuesday, November 24, 2015

5:30 PM

Council Chambers

1. CALL TO ORDER:
2. PLEDGE TO THE FLAG:
3. ROLL CALL:
4. SPECIAL MAGISTRATE STATEMENT:
5. DISCLOSURE OF EX PARTE COMMUNICATIONS:
6. APPROVAL OF AGENDA & MINUTES:
Meeting Minutes of October 28, 2015
7. ANNOUNCEMENTS:
8. SWEARING IN OF OFFICERS AND WITNESSES:
9. OLD BUSINESS:

A. DEL-15-214

Iris D. & Wilbert E. Moore

2917 Glenridge Terr., Deltona, Florida 32738

Property Address: 2917 Glenridge Terr., Deltona, Florida 32738

Parcel No.: 30-18-31-32-55-0200

Violation: City of Deltona Ordinance, Section 48-3. - Sexual offenders and sexual predators residence prohibition; exceptions; penalties; violation; application. It is unlawful for any person who is a restricted sexual offender or a designated sexual predator, where the victim is a minor, to establish or maintain a permanent, temporary or transient residence within 2,500 feet of any public or private school, day care center, park, playground or other place where children regularly congregate. (Officer Julie Hughes)

B. DEL-15-222

George & Carmen Green

2379 Academy Ave., Deltona, Florida 32738

Property Address: 2379 Academy Ave., Deltona, Florida 32738

Parcel No.: 30-18-31-32-07-0100

Violation: City of Deltona Ordinance, Section 18-3, adopting the latest edition of the Florida Building Code, Section 105.1, which states that any owner, authorized agent, who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the Building Official and obtain the required permit - permit for wood & tarp structure. (Officer Steve Braukhoff)

C. DEL-15-232

Nancy Harmon

578 S. Anchor Dr., Deltona, Florida 32725

Property Address: 1476 Argo Ct., Deltona, Florida 32725

Parcel No.: 30-18-31-30-07-0160

Violation: City of Deltona Ordinance, Section 18-5, adopting the latest edition of the International Property Maintenance Code, Section 304.13, which states that every window, skylight, door and frame shall be kept in sound condition, good repair and weather tight. (Officer Heather Murray)

D. DEL-15-233

Nancy Harmon

578 S. Anchor Dr., Deltona, Florida 32725

Property Address: 1476 Argo Ct., Deltona, Florida 32725

Parcel No.: 30-18-31-30-07-0160

Violation: City of Deltona Ordinance, Section 18-3, adopting the latest edition of the Florida Building Code, Section 105.1, which states that any owner, authorized agent, who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the Building Official and obtain the required permit - permit for electrical. (Officer Heather Murray)

E. DEL-15-247

Kayli Hancock

2219 Howland Blvd., Deltona, Florida 32738

Property Address: 2219 Howland Blvd., Deltona, Florida 32738

Parcel No.: 30-18-31-74-59-0050

Violation: City of Deltona Ordinance, Section 66-18 (e), which states that no vehicles may be parked or stored in the front yard forward of the edge of the principal dwelling except on the approved driveway or driveway extension. (Officer Julie Hughes)

F. DEL-15-253

Griselda & Jesus X. Nunez

1411 E. Lombardy Dr., Deltona, Florida 32725

Property Address: 1411 E. Lombardy Dr., Deltona, Florida 32725

Parcel No.: 30-18-31-30-12-0110

Violation: City of Deltona Ordinance, Section 38-110 (1), which states that weeds, where the greater portion of weeds on the lot exceeds 12 inches in height, are declared to be a nuisance and must be abated in their entirety. (Officer Lonnie Wilson)

G. DEL-15-254

Griselda & Jesus X. Nunez

1411 E. Lombardy Dr., Deltona, Florida 32725

Property Address: 1411 E. Lombardy Dr., Deltona, Florida 32725

Parcel No.: 30-18-31-30-12-0110

Violation: City of Deltona Ordinance, Section 18-5, which adopting the latest edition of the International Property Maintenance Code, Section 302.7, which states all accessory structures, including detached garages, fences and walls, shall be maintained and kept in good repair and sound structural condition. (Officer Lonnie Wilson)

H. DEL-15-255

Joyce Reid Capital LLC

2816 Kilgore St., Orlando, Florida 32803

Property Address: 1417 E. Lombardy Dr., Deltona, Florida 32725

Parcel No.: 30-18-31-30-12-0120

Violation: City of Deltona Ordinance, Section 38-110 (2), which states that accumulations of waste, yard trash, rubble and/or debris are declared to be a nuisance and must be abated in their entirety. (Officer Lonnie Wilson)

I. DEL-15-256

Joyce Reid Capital LLC

2816 Kilgore St., Orlando, Florida 32803

Property Address: 1417 E. Lombardy Dr., Deltona, Florida 32725

Parcel No.: 30-18-31-30-12-0120

Violation: City of Deltona Ordinance, Section 18-5, which adopting the latest edition of the International Property Maintenance Code, Section 302.7, which states all accessory structures, including detached garages, fences and walls, shall be maintained and kept in good repair and sound structural condition. (Officer Lonnie Wilson)

J. DEL-15-257

Joyce Reid Capital LLC

2816 Kilgore St., Orlando, Florida 32803

Property Address: 1417 E. Lombardy Dr., Deltona, Florida 32725

Parcel No.: 30-18-31-30-12-0120

Violation: City of Deltona Ordinance, Section 18-5 adopting the latest edition of the International Property Maintenance Code, Section 303.1, which states that swimming pools shall be maintained in a clean and sanitary condition, and in good repair. (Officer Lonnie Wilson)

K. DEL-15-258

Donald M. Jr., & Virginia Weimer

3536 Tabb Dr., Deltona, Florida 32738

Property Address: 3536 Tabb Dr., Deltona, Florida 32738

Parcel No.: 30-18-31-62-03-0060

Violation: City of Deltona Ordinance, Section 18-5, adopting the latest edition of the International Property Maintenance Code, Section 304.7, which states that the roof and flashing shall be sound, tight and not have defects that admit rain. Roof drainage shall be adequate to prevent dampness or deterioration in the walls or interior portion of the structure. (Officer Thomas Ruddy)

L. DEL-15-262

Deutsche Bank

1761 E. St. Andrew Pl., Santa Ana, CA 92705

Property Address: 2487 Lackland Dr., Deltona, Florida 32738

Parcel No.: 30-18-31-32-18-0100

Violation: City of Deltona Ordinance, Section 37-8. - Security requirements. (c)
If a distressed property shows evidence of vacancy, or the property is blighted, the property manager designated by the mortgagee shall perform the work necessary to bring the property into compliance with the applicable codes, and the property manager must perform regular exterior inspections, no less often than every 30 days, to verify compliance with the requirements of this chapter, and any other applicable laws. (Officer Steve Braukhoff)

M. DEL-15-264

Michael J. Lapointe

3161 Crest Terr., Deltona, Florida 32738

Property Address: 3161 Crest Terr., Deltona, Florida 32738

Parcel No.: 30-18-31-44-29-0320

Violation: City of Deltona Ordinance, Section 18-5, adopting the latest edition of the International Property Maintenance Code, Section 304.7, which states that the roof and flashing shall be sound, tight and not have defects that admit rain. Roof drainage shall be adequate to prevent dampness or deterioration in the walls or interior portion of the structure. (Officer Thomas Ruddy)

N. DEL-15-265

JHR Investments LLC

1708 Cofield Dr., Deltona, Florida 32738

Property Address: 1708 Cofield Dr., Deltona, Florida 32738

Parcel No.: 30-18-31-43-28-0110

Violation: City of Deltona Ordinance, Section 18-5, adopting the latest edition of the International Property Maintenance Code, Section 304.7, which states that the roof and flashing shall be sound, tight and not have defects that admit rain. Roof drainage shall be adequate to prevent dampness or deterioration in the walls or interior portion of the structure. (Officer Thomas Ruddy)

O. DEL-15-266

Freddy Dyer

1369 Woodbine Ave., Deltona, Florida 32725

Property Address: 1369 Woodbine Ave., Deltona, Florida 32725

Parcel No.: 30-18-31-07-75-0060

Violation: City of Deltona Ordinance, Section 18-5, adopting the latest edition of the International Property Maintenance Code, Section 604.3, which states; Where it is found that the electrical system in a structure constitutes a hazard to the occupants or the structure by reason of inadequate service, improper fusing, insufficient receptacle and lighting outlets, improper wiring or installation, deterioration or damage, or for similar reasons, the code official shall require the defects to be corrected to eliminate the hazard. (Officer Heather Murray)

P. DEL-15-269

Griselda & Jesus X. Nunez

1411 E. Lombardy Dr., Deltona, Florida 32725

Property Address: 1411 E. Lombardy Dr., Deltona, Florida 32725

Parcel No.: 30-18-31-30-12-0110

Violation: City of Deltona Ordinance, Section 18-5 adopting the latest edition of the International Property Maintenance Code, Section 303.1, which states that swimming pools shall be maintained in a clean and sanitary condition, and in good repair. (Officer Lonnie Wilson)

10. NEW BUSINESS:**A. DEL-15-270**

Juan Segovia

8115 White Pelican St., Winter Garden, Florida 34787

Property Address: 1312 Swiss Ln., Deltona, Florida 32738

Parcel No.: 30-18-31-38-12-0320

Violation: City of Deltona Ordinance, Section 18-5, which adopting the latest edition of the International Property Maintenance Code, Section 302.7, which states all accessory structures, including detached garages, fences and walls, shall be maintained and kept in good repair and sound structural condition. (Officer Thomas Ruddy)

B. DEL-15-271

Candice M. Shoemaker

3208 Fieldcrest Terrace, Deltona, Florida 32725-3049

Property Address: 3208 Fieldcrest Terrace, Deltona, Florida 32725

Parcel No.: 05-18-31-18-00-0790

Violation: City of Deltona Ordinance, Section 18-3, adopting the latest edition of the Florida Building Code, Section 105.1, which states that any owner, authorized agent, who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the Building Official and obtain the required permit. (Officer Danny Ron)

C. DEL-15-272

Justine Gill

942 Tulip St., Deltona, Florida 32725

Property Address: 942 Tulip St., Deltona, Florida 32725

Parcel No.: 30-18-31-03-45-0020

Violation: City of Deltona Ordinance, Section 38-114, which states that furniture outside must be designed to be placed outdoors or stored inside a covered structure. In addition, storage of materials relating to residential use, children's play toys, firewood, brush, logs or any other material intended to be used in fireplaces or other permitted burning facilities, shall be permitted only in the rear yard to the rear wall of the home. (Officer Danny Ron)

D. DEL-15-274

Huamei Lin

140 Fig Tree Run, Longwood, Florida 32750

Property Address: 649 Nardello Dr., Deltona, Florida 32725

Parcel No.: 30-18-31-20-04-0050

Violation: City of Deltona Ordinance, Section 18-5, adopting the latest edition of the International Property Maintenance Code, Section 304.3, which states that all buildings will have approved address numbers placed in a position to be plainly legible and visible from the street or road fronting the property. These numbers shall be Arabic numerals or alphabet letters. Numbers shall be a minimum of 4 inches high with a minimum stroke width of 0.5 inch. (Officer Heather Murray)

E. DEL-15-275

Coley Brown, Jr.

480 Saxon Blvd., Deltona, Florida 32725

Property Address: 1033 Fountainhead Dr., Deltona, Florida 32725

Parcel No.: 30-18-31-10-12-0070

Violation: City of Deltona Ordinance, Section 18-5, adopting the latest edition of the International Property Maintenance Code, Section 304.2 Protective treatment. All exterior surfaces, including but not limited to, doors, door and window frames, cornices, porches, trim, balconies, decks and fences, shall be maintained in good condition. Exterior wood surfaces, other than decay-resistant woods, shall be protected from the elements and decay by painting or other protective covering or treatment. Peeling, flaking and chipped paint shall be eliminated and surfaces repainted. All siding and masonry joints, as well as those between the building envelope and the perimeter of windows, doors and skylights, shall be maintained weather resistant and water tight. All metal surfaces subject to rust or corrosion shall be coated to inhibit such rust and corrosion, and all surfaces with rust or corrosion shall be stabilized and coated to inhibit future rust and corrosion. Oxidation stains shall be removed. (Officer Heather Murray)

F. DEL-15-277

Wendy Jean Fish

PO Box 3209, Deland, Florida 32721

Property Address: 998 Eleanor Ave., Deltona, Florida 32725

Parcel No.: 30-18-31-10-14-0170

Violation: City of Deltona Ordinance, Section 18-5, adopting the latest edition of the International Property Maintenance Code, Section 304.2 Protective treatment. All exterior surfaces, including but not limited to, doors, door and window frames, cornices, porches, trim, balconies, decks and fences, shall be maintained in good condition. Exterior wood surfaces, other than decay-resistant woods, shall be protected from the elements and decay by painting or other protective covering or treatment. Peeling, flaking and chipped paint shall be eliminated and surfaces repainted. All siding and masonry joints, as well as those between the building envelope and the perimeter of windows, doors and skylights, shall be maintained weather resistant and water tight. All metal surfaces subject to rust or corrosion shall be coated to inhibit such rust and corrosion, and all surfaces with rust or corrosion shall be stabilized and coated to inhibit future rust and corrosion. Oxidation stains shall be removed from exterior surfaces. Surfaces designed for stabilization by oxidation are exempt from this requirement. (Officer Heather Murray)

G. DEL-15-278

Wendy Jean Fish

PO Box 3209, Deland, Florida 32721

Property Address: 998 Eleanor Ave., Deltona, Florida 32725

Parcel No.: 30-18-31-10-14-0170

Violation: City of Deltona Ordinance, Section 38-110 (1), which states that weeds, where the greater portion of weeds on the lot exceeds 12 inches in height, are declared to be a nuisance and must be abated in their entirety. (Officer Heather Murray)

H. DEL-15-279

G Squared Assoc. LLC

656 San Pablo Ave., Casselberry, Florida 32707

Property Address: 2841 Beal St., Deltona, Florida 32738

Parcel No.: 30-18-31-32-25-0210

Violation: City of Deltona Ordinance, Section 66-56, which prohibits all vehicles that are inoperable, wrecked, partially dismantled or otherwise mechanically incapable of being operated in their present condition, or are without a current state license tag if required, unless parked in a fully enclosed garage. (Officer Steve Braukhoff)

I. DEL-15-280

Barbara McNamara

914 Lotus Vista Dr., Altamonte Springs, Florida 32714

Property Address: 2720 Sanger Terr., Deltona, Florida 32738

Parcel No.: 30-18-31-33-13-0220

Violation: City of Deltona Ordinance, Section 18-3, adopting the latest edition of the Florida Building Code, Section 105.1, which states that any owner, authorized agent, who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the Building Official and obtain the required permit. (Officer Steve Braukhoff)

J. DEL-15-281

Cianela Alvarez

2247 Rabenton Rd., Deltona, Florida 32738

Property Address: 2247 Rabenton Rd., Deltona, Florida 32738

Parcel No.: 30-18-31-58-05-0030

Violation: City of Deltona Ordinance, Section 18-3, adopting the latest edition of the Florida Building Code, Section 105.1, which states that any owner, authorized agent, who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the Building Official and obtain the required permit. (Officer Steve Braukhoff)

K. DEL-15-282

Robert Nieves

2838 Howland Blvd., Deltona, Florida 32725

Property Address: 2838 Howland Blvd., Deltona, Florida 32738

Parcel No.: 30-18-31-39-09-0070

Violation: City of Deltona Ordinance, Section 18-5, adopting the latest edition of the International Property Maintenance Code, Section 304.13, which states that every window, skylight, door and frame shall be kept in sound condition, good repair and weather tight. (Officer Dennis Mues)

L. DEL-15-283

Robert Nieves

2838 Howland Blvd., Deltona, Florida 32725

Property Address: 2838 Howland Blvd., Deltona, Florida 32738

Parcel No.: 30-18-31-39-09-0070

Violation: City of Deltona Ordinance, Section 18-5, reference to 304.6, adopting the latest edition of the International Property Maintenance Code, which states that exterior walls shall be free from holes, breaks, loose or rotting surfaces and the surface properly coated where required to prevent deterioration. (Officer Dennis Mues)

11. OTHER AND REPEAT BUSINESS:

- A.** DEL-15-276 Repeat of DEL-14-201
Brian K. Bromagen
1195 Acorn Ct., Deltona, Florida 32725
Property Address: 1197 Acorn Ct., Deltona, Florida 32725
Parcel No.: 30-18-31-02-20-0270

Violation: City of Deltona Ordinance, Section 18-3, adopting the latest edition of the Florida Building Code, Section 105.1, which states that any owner, authorized agent, who intends to construct, enlarge, alter, repair, move, demolish, or change the occupancy of a building or structure, or to erect, install, enlarge, alter, repair, remove, convert or replace any electrical, gas, mechanical or plumbing system, the installation of which is regulated by this code, or to cause any such work to be done, shall first make application to the Building Official and obtain the required permit. (Officer Heather Murray)

12. DISCUSSION:

13. ADJOURNMENT:

NOTE: If any person decides to appeal any decision made by the City Commission with respect to any matter considered at this meeting or hearing, he/she will need a record of the proceedings, and for such purpose he/she may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based (F.S. 286.0105).

Individuals with disabilities needing assistance to participate in any of these proceedings should contact the City Clerk, Joyce Raftery 48 hours in advance of the meeting date and time at (386) 878-8500.