

Agenda

Commission Chambers, City Hall
301 South Ridgewood Avenue
Daytona Beach, Florida

SPECIAL MAGISTRATE PROCEEDING

CITY OF
DAYTONA BEACH

NOTICE – Pursuant to Section 286.0105, Florida Statutes, if any person decides to appeal any decision made by this Board at this public meeting, such person will need a record of the proceedings and, for that purpose, such person 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. The City does not prepare or provide such a record. Any discussion or contact outside the Special Magistrate hearing with the Special Magistrate concerning any quasi-judicial matter which is, or will come, before the Special Magistrate for a decision are to be disclosed and made part of the record prior to or at the hearing on the matter.

Robert J. Riggio, Special Magistrate

	For special accommodations, please notify the City Clerk's Office at least 72 hours in advance. (386) 671-8023		Help for the hearing impaired is available through the Assistive Listening System. Receivers can be obtained from the City Clerk's Office.
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In accordance with the Americans with Disabilities Act (ADA), persons with a disability needing a special accommodation to participate in the Board meeting should contact the City Clerk's Office, 301 S. Ridgewood Ave, Room 210, Daytona Beach, FL 32114, Ph: (386) 671-8023, Email: clerk@codb.us not later than 72 hours prior to the proceedings. If you are hearing or voice impaired contact the relay operator at 1-800-955-9771.

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March 28, 2023 **Rental Program**

1. Call to Order
2. Announcements
3. Approval of the February 28, 2023 Meeting Minutes
4. Lien Reviews

LR-1

RTL 09-22-176 -707 N Grandview Ave- Jozef Krawiec & Lynn Pepe-Krawiec is cited for failure to correct violations of LDC Art. 4 Sec. 4.1.A; Art. 5 Sec. 5.2.A.2. Violation(s) – Zoning violation - the property is zoned MFR-12. Short term rentals, known as "Other Accommodations" are not a permitted use in the zoning district. First Notified – 8/18/2022. **Order of Non-Compliance, Finding of Irreparable and Irreversible violation and Imposition of Fine in the amount of Fifteen Thousand (\$15,000.00) Dollars imposed on October 25th, 2022. Amount due of \$15,000 plus \$24 recording fees plus \$119.09 interest = \$15,141.09**

DISPOSITION _____

(Clifford W. Recanzone)

LR-2

CEB 08-20-155 - 611 North St. - Anthony Ray Teel is cited for failure to correct violations of Art. 9 Sec. 9.2.A (Ref. FBC Supp. IPMC 704.2, 304.2, 304.6, 304.7, 304.13.1, 305.3, 603.1). Violation(s) – Smoke detector missing, paint fading & peeling, rotten wood, exterior siding. First Notified – 8/12/2019. **Order Imposing Fine/Lien in the amount of Two Hundred Fifty (\$250) Dollars per day to a maximum of Fifteen Thousand (\$15,000) Dollars imposed on September 10th, 2020. Amount Due of \$15,000 plus \$24 recording fees plus \$1,988.75 interest = \$17,012.75**

DISPOSITION _____

(John Stenson)

LR-3

SMG 01-20-11 - 611 North St. - Anthony Ray Teel is cited for failure to correct violations of City Code Ch. 26 Sec. 26-294. Violation(s) – **Failure to obtain Rental License (RTL)**. First Notified – 8/12/2019. **Order Imposing Fine/Lien in the amount of One Hundred (\$100) Dollars per day to a maximum of Fifteen Thousand (\$15,000) Dollars imposed on February 11th, 2020. Amount Due of \$15,000 plus \$24 recording fees plus \$2,594.67 interest = \$17,618.67**

DISPOSITION _____

(John Stenson)

4. Hearing of Cases

NEW CASES:

CASE # 1 - RTL 03-23-18 - Blue Clay Financial Services LLC is cited for failure to correct violations of City Code Ch. 26 Sec. 26-294, at **259 Jefferson St.**
Violation(s) – **Failure to obtain Rental License (RTL).**
First Notified – 12/18/2021.

ACTION TO BE TAKEN: Compliance or Non-Compliance

DISPOSITION _____
(LaWanda Tomengo)

CONTINUED CASES:

CASE # 2 - RTL 02-23-15 - David Jeckovich is cited for failure to correct violations of City Code Ch. 26 Sec. 26-294, at **422-420 Henry Butts Dr.**
Violation(s) – **Failure to obtain Rental License (RTL).**
First Notified – 8/12/2022.

ACTION TO BE TAKEN: Impose Fine.

DISPOSITION _____
(LaWanda Tomengo)

CASE # 3 - RTL 01-23-08 - Ambassador of Business Health Wellness & Etc. is cited for failure to correct violations of City Code Ch. 26 Sec. 26-294, at **1301 N Atlantic Ave.**
Violation(s) – **Failure to obtain Rental License (RTL).**
First Notified – 5/16/2022.

ACTION TO BE TAKEN: Impose Fine.

DISPOSITION _____
(Clifford W. Recanzone)

CASE # 4 - RTL 01-23-03 - Anil Maharaj & Ugindr Maharaj is cited for failure to correct violations of City Code Ch. 26 Sec. 26-294, at **331 Taylor Ave.**

Violation(s) – **Failure to obtain Rental License (RTL).**

First Notified – 10/7/2022.

ACTION TO BE TAKEN: Impose Fine.

DISPOSITION _____
(Clifford W. Recanzone)

IRREPARABLE/IRREVERSIBLE

CASE # 5 - RTL 03-23-17 - Luis & Zoila Panora is cited for failure to correct violations of LDC Art. 4 Sec. 4.1.A; Art. 5 Sec. 5.2.A.2, at **215 N Seneca St.**

Violation(s) – **Zoning violation - the property is zoned SFR-5. Short term rentals, known as "Other Accommodations" are not a permitted use in the zoning district.**

First Notified – 2/16/2023.

ACTION TO BE TAKEN: Impose Fine Irreparable/Irreversible

DISPOSITION _____
(Kevin Yates)

CASE # 6 - RTL 03-23-20 - SHAWN CHRISTOPHER & NANCY BALLOU is cited for failure to correct violations of LDC Art. 4 Sec. 4.1.A; Art. 5 Sec. 5.2.A.2, at **130 PONCE DE LEON BLVD.,**

Violation(s) – **Zoning violation - the property is zoned SFR-5. Short term rentals, known as "Other Accommodations" are not a permitted use in the zoning district.**

First Notified – 3/2/2023.

ACTION TO BE TAKEN: Impose Fine Irreparable/Irreversible

DISPOSITION _____
(Kevin Yates)

CASE # 7 - RTL 03-23-21 - NALINI & ARUN KARAMCHANDANI is cited for failure to correct violations of LDC Art. 4 Sec. 4.1.A; Art. 5 Sec. 5.2.A.2, at **582 REVILO BLVD.**

Violation(s) – **Zoning violation - the property is zoned SFR-5. Short term rentals, known as "Other Accommodations" are not a permitted use in the zoning district.**

First Notified – 3/2/2023.

ACTION TO BE TAKEN: Impose Fine Irreparable/Irreversible

DISPOSITION _____
(Kevin Yates)

CASE # 8 - RTL 03-23-22 - STOZA INC is cited for failure to correct violations of LDC Art. 4 Sec. 4.1.A; Art. 5 Sec. 5.2.A.2, at **932 Pelican Bay Dr.**

Violation(s) – **Zoning violation - the property is zoned PD-G. Short term rentals, known as "Other Accommodations" are not a permitted use in the zoning district.**

First Notified – 3/1/2023.

ACTION TO BE TAKEN: Impose Fine Irreparable/Irreversible

DISPOSITION _____
(Kevin Yates)

5. **Miscellaneous Business**

6. **Adjournment**