

**City of South Daytona**  
**Office of the City Manager**

1672 S. Ridgewood Avenue • South Daytona, FL 32119 • 386/322-3014



## Business Impact Estimate Form

This Business Impact Estimate Form is provided to document compliance with and exemption from the requirements of Sec. 166.041(4), Fla. Stat. If one or more boxes are checked below under “Applicable Exemptions”, this indicates that the City has determined that Sec. 166.041(4), Fla. Stat., does not apply to the proposed ordinance and that a business impact estimate is not required by law. If no exemption is identified, a business impact estimate required by Sec. 166.041(4), Fla. Stat. will be provided in the “Business Impact Estimate” section below. In addition, even if one or more exemptions are identified, the City may nevertheless choose to provide information concerning the proposed ordinance in the “Business Impact Estimate” section below. This Business Impact Estimate Form may be revised following its initial posting.

**Proposed ordinance’s title/reference:**

Ordinance No. 2024-04

AN ORDINANCE OF THE CITY OF SOUTH DAYTONA, FLORIDA, AMENDING SECTION 5-189 OF THE CITY OF SOUTH DAYTONA CODE OF ORDINANCES TO ADOPT THE 2024 EDITION OF THE INTERNATIONAL PROPERTY MAINTENANCE CODE; PROVIDING CERTAIN AMENDMENTS THERETO TO CONFORM TO FLORIDA LAW AND THE CITY’S EXISTING CODE OF ORDINANCES BY REMOVING 2021 CODE REFERENCES WHICH HAVE BEEN REMOVED OR UPDATED; UPDATING CORRESPONDING CODE REFERENCES; ADDING MINIMUM STANDARDS FOR EXTERIOR STRUCTURES; AS SET FORTH IN THE 2024 EDITION OF THE INTERNATIONAL PROPERTY MAINTENANCE CODE; PROVIDING FOR CODIFICATION, CONFLICTS, SEVERABILITY, APPLICABILITY, AND AN EFFECTIVE DATE.

**Applicable Exemptions:**

- ☐ The proposed ordinance is required for compliance with Federal or State law or regulation;
- ☐ The proposed ordinance relates to the issuance or refinancing of debt;
- ☐ The proposed ordinance relates to the adoption of budgets or budget amendments, including revenue sources necessary to fund the budget;

- ☐ The proposed ordinance is required to implement a contract or an agreement, including, but not limited to, any Federal, State, local, or private grant, or other financial assistance accepted by the municipal government;
- ☐ The proposed ordinance is an emergency ordinance;
- ☐ The ordinance relates to procurement; or
- ☐ The proposed ordinance is enacted to implement the following:
  - ☐ Part II of Chapter 163, Florida Statutes, relating to growth policy, county and municipal planning, and land development regulation, including zoning, development orders, development agreements, and development permits;
  - ☐ Sections 190.005 and 190.046, Florida Statutes, regarding community development districts;
  - ☐ Section 553.73, Florida Statutes, relating to the Florida Building Code; or
  - ☐ Section 633.202, Florida Statutes, relating to the Florida Fire Prevention Code.

**Business Impact Estimate:**

**The City hereby publishes the following information:**

- 1. A summary of the proposed ordinance (must include a statement of the public purpose, such as serving the public health, safety, morals and welfare):**

The proposed Ordinance amends the City Code to adopt the 2024 International Property Maintenance Code, as modified therein, which adopts property maintenance standards for all property located in the City of South Daytona, including residential, commercial, and industrial land. The City previously adopted the 2021 International Property Maintenance Code.

- 2. An estimate of the direct economic impact of the proposed ordinance on private, for-profit businesses in the municipality, including the following, if any:**

- (a) An estimate of direct compliance costs that businesses may reasonably incur if the ordinance is enacted:**

No additional costs will be incurred.

The ordinance updates the property maintenance standards in South Daytona from the previously-adopted 2021 International Property Maintenance Code (IPMC) to the 2024 International Property Maintenance Code, recommended by the International Code Council to best protect the public health, safety and welfare. The International Property Maintenance Code addresses topics such as maintenance of exterior surfaces (e.g., roofs, walls, soffits, windows); swimming pools; weed growth; and sidewalks in a clean, safe, and sanitary condition and in a proper state of repair. Only businesses maintaining their property as nuisances will be directly affected by potential code enforcement liens

or nuisance abatement liens, as determined by the City's Special Master or a court of law. If a property maintenance violation exists, direct compliance costs will vary depending on the scope of the nuisance and the repair and restoration work necessary to correct the violation to restore the property into a clean, safe, and sanitary condition as required by the IPMC. Therefore, direct compliance costs cannot be generally determined at this time. However, overall, businesses in South Daytona will benefit from enforcement of uniform property maintenance standards that will protect the public health, safety, welfare, and aesthetics of the surrounding community.

**(b) Identification of any new charge or fee on businesses subject to the proposed ordinance, or for which businesses will be financially responsible:**

None.

**(c) An estimate of the municipality's regulatory costs, including an estimate of revenues from any new charges or fees that will be imposed on businesses to cover such costs:**

The City of South Daytona will continue to utilize its Code Compliance Officers, Building Official and Fire Marshal to enforce the property maintenance standards and issue notices of violation or notices to abate nuisances, as applicable. No new regulatory costs are anticipated. No new charges or fees are anticipated to business owners.

**3. A good faith estimate of the number of businesses likely to be impacted by the ordinance:**

All businesses within the City of South Daytona will be impacted.

**4. Additional information the governing body determines may be useful (if any):**

None

**Note:** The City's provision of information in the Business Impact Estimate section above, notwithstanding an applicable exemption, shall not constitute a waiver of the exemption or an admission that a business impact estimate is required by law for the proposed ordinance. The City's failure to check one or more exemptions below shall not constitute a waiver of the omitted exemption or an admission that the omitted exemption does not apply to the proposed ordinance under Sec. 166.041(4), Fla. Stat., Sec. 166.0411, Fla. Stat., or any other relevant provision of law.