



**CITY OF SOUTH DAYTONA
SPECIAL MASTER CODE ENFORCEMENT
AGENDA**

Thursday, March 9, 2023 at 9:00 AM

**CITY COUNCIL CHAMBERS
1672 S. Ridgewood Avenue, South Daytona, Florida**

Notice is hereby given that the City of South Daytona's Special Master Hearing will hold a Public Hearing at the CITY COUNCIL CHAMBERS, 1672 S. Ridgewood Avenue, South Daytona, Florida at 9:00 a.m., to hear the following subjects:

AGENDA ITEM:

- I. CALL TO ORDER**
- II. PLEDGE OF ALLEGIANCE**
- III. OATHS OF THE CITY OFFICIAL, RESPONDENTS AND WITNESSES**
- IV. APPROVAL OF MINUTES FOR: February 9, 2023**

OFFICIAL BUSINESS:

V. NEW BUSINESS:

Case # 23-000001 Owner: SPACE CONCEPTS INC
Location: 2281 CARMEN DR, SOUTH DAYTONA FL 32119

VIOLATION(S):

- 1. City of South Daytona Code of Ordinances 5-217 (7), Minimum standards: Neat and fresh appearance

Comments: EXTERIOR WALLS NEED PRESSURE WASHED AND PAINTED

- 2. City of South Daytona Code of Ordinances 5-217 (8), Minimum standards: Parking areas and Vacant lots

Comments: PARKING LOT SHOULD BE MAINTAINED AND BE FREE OF POTHOLES AND BROKEN PAVEMENT

Status: Non-compliance

Findings of Fact, Conclusions of Law and Order

Case # 23-000020 Owner: ELSOBKY AMR M
Location: 2938 OAK LEA DR , SOUTH DAYTONA FL 32119

VIOLATION(S):

- 1. International Property Maintenance Code 302.7, Accessory structures

Comments: remove dilapidated structure

Status: Non-compliance

Findings of Fact, Conclusions of Law and Order

Case # 23-000031 Owner: BBKD LLC
Location: 1952 S RIDGEWOOD AVE, SOUTH DAYTONA FL 32119

VIOLATION(S):

- 1. South Daytona Code of Ordinances 5-12, Permit Required For Restriping

Comments: Permit and Site Plan Required for Parking lot repairs and enhancements

Status: Non-compliance

Findings of Fact, Conclusions of Law and Order

Case # 23-000033 Owner: BARNETTE PAUL E
Location: 2640 ANASTASIA DR, SOUTH DAYTONA FL 32119

VIOLATION(S):

1. International Property Maintenance Code 302.1, Sanitation
Comments: outside of home is stained and does not reflect a fresh and neat appearance
2. International Property Maintenance Code 305.3, Interior surfaces
Comments: interior surfaces shall be maintained in a good, clean and sanitary condition
3. City of South Daytona Code of Ordinances 16-19(13)(a), Rental dwellings BTR required
Comments: RENTAL LICENSE REQUIRED TO RENT PROPERTY

Status: Non-compliance Findings of Fact, Conclusions of Law and Order

Case # 23-000035 Owner: FIGGINS SCOT ALAN
Location: 608 RIDGE BLVD , SOUTH DAYTONA FL 32119

VIOLATION(S):

1. International Property Maintenance Code 302.4, Weeds
Comments: GRASS MUST BE MOWED, EDGED, AND TRIMMED. BUSHES AND VEGETATION MUST BE TRIMMED BACK
2. International Property Maintenance Code 302.8, Motor vehicles
Comments: VEHICLE MUST BE REGISTERED WITH A VALID TAG
3. City of South Daytona Code of Ordinances 4-47, Animal License
Comments: ANIMALS ON PROPERTY MUST REGISTERED WITH THE CITY

Status: Non-compliance Findings of Fact, Conclusions of Law and Order

VI. OLD BUSINESS:

Case # 23-000003 Owner: GASCON DAVID A
Location: 2261 KENILWORTH , SOUTH DAYTONA FL 32119

VIOLATION(S):

1. City of South Daytona Code of Ordinances 4-47, Animal License
Comments: dog(s) on premises must be licensed by visiting the South Daytona Police Department to begin the process
2. International Property Maintenance Code 302.1, Sanitation
Comments: PROPERTY SHOULD BE CLEAR OF JUNK, DEBRIS AND TRASH. EXTERIOR PROPERTY SHOULD REFLECT A NEAT AND FRESH APPEARANCE.

Status: Request Order of Imposing Fine/Lien

Case # 23-000014 Owner: MCCUSKEY GEORGE H
Location: 625 AURORA ST , SOUTH DAYTONA FL 32119

VIOLATION(S):

1. VIOLATION: Section: International Property Maintenance Code 302.1, Sanitation
Comments: EXTERIOR OF PROPERTY SHALL BE PAINTED AND CLEANED TO PRESENT A FRESH APPEARANCE.

Status: Request Order of Imposing Fine/Lien

Case # 23-000018 Owner: PATEL SHAKUNTALA
Location: 2033 ANASTASIA DR , SOUTH DAYTONA FL 32119

VIOLATION(S):

1. City of South Daytona Code of Ordinances 16-11, Business Tax Receipt required
Comments: OPERATING A BUSINESS WITHOUT A LICENSE

Status: Request Order of Imposing Fine/Lien

Case # 23-000019 Owner: MOUNT DOME APARTMENTS LLC
Location: 2018 S. Ridgewood Avenue, South Daytona, FL 32119

VIOLATION(S):

1. City of South Daytona Code of Ordinances 5-217 - The minimum standards for the maintenance of commercial properties (2) All parts of any building and/or structure shall be structurally sound. Rotten or weakened sections shall be repaired, replaced, or removed.

Status: Request Order of Imposing Fine/Lien

Case # 21-000377 Owner: NSTONEWORLD LLC
Location: 2014 Graham Street, South Daytona

VIOLATION(S):

1. City of South Daytona, Code of Ordinances, Article II. Building Code, Section 5-20, Adopting the Florida Building Code. Florida Building Code 105.1, Permit Required.
Comments: No permit for renovation work

Status: Request Order of Compliance

VII. NEXT MEETING: April 13, 2023

VIII. ADJOURNMENT

Pursuant to Section 286.0105, Florida Statutes, if a person decides to appeal any decision made by the board, agency, or council with respect to any matter considered at such meeting or hearing, the person will need a record of the proceedings and, for such purposes, may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which the appeal is to be based. The City does not prepare or provide a verbatim record of the proceedings.

In accordance with the Americans with Disabilities Act and Section 286.26, Florida Statutes, persons with a disability needing a special accommodation to participate in the meeting should contact the Deputy City Clerk's Office no later than 72 hours prior to the proceedings. The Deputy City Clerk can be reached by mail at 1672 S. Ridgewood Avenue, South Daytona, Florida 32119 or by telephone at (386) 322-3011 or by email at bwitte@southdaytona.org.