



City of Deltona

FIRST QUARTER (1ST) 2025 PLANNING AND ZONING BOARD REPORT

MEETING DATES:

The Board met on January 15, 2025, February 19, 2025, and March 19, 2025.

ITEMS HEARD AT THE PLANNING AND ZONING BOARD MEETINGS:

A. January 15, 2025.

1. Mr. Smith and staff requested to table Ordinance No. 04-2025 due to changes requested by City Commission at the workshop held on January 13, 2025, amending the zoning code, Chapter 74, "Administration," to include review procedures, eliminate review durations, and update public notice requirements; amending Chapter 76, 106, and 110 by removing procedures regulated in Chapter 74 of the Land Development Code of the City of Deltona.
2. The Board heard a presentation from Mr. Smith on Ordinance No. 05-2025, amending section 110-319, "PUD, Planned Unit Development," to update application requirements to include enhanced architectural, landscaping, and environmental standards in the Land Development Code of the City of Deltona. The Board unanimously recommended the City Commission approve Ordinance No. 05-2025.
3. Mr. Smith and staff requested to table Ordinance No. 13-2024 due to changes requested by City Commission at the workshop held on January 13, 2025, amending sections 110-300 to 110-320, of Article III, "Establishment of Classifications and Official Zoning Map," to include zoning regulation updates of the Land Development Code of the City of Deltona.

B. February 19, 2025

1. Mr. Smith introduced Alexis Crespo a RVI consultant in which the board heard a presentation for Ordinance No. 04-2025- amending the zoning code, Chapter 74 "Administration," to include review procedures, eliminating review duration, and updated public notice requirements, amending Chapter 75, 106, and 110 by removing procedures regulation in

Chapter 74 of the Land Development Code of the City of Deltona. The Planning and Zoning Board unanimously recommended the City Commission approve Ordinance No. 04-2025.

2. The Board heard a presentation from Ms. Entwistle on Ordinance No. 13-2024, amending sections 110-300 to 110-320 of Article III, "Establishment of Classification and Official Zoning Map," to include zoning regulation updates, of the Land Development Code of the City of Deltona. The Board unanimously recommended the City Commission approve Ordinance No. 13-2024.
3. The Board heard a presentation from Mr. Smith on Ordinance No. 14-2024, amending Section 110-810 "Driveways-Residential," of Article VIII, "Supplementary Regulations" to include regulation updates, of the Land Development Code of the City of Deltona. The Board unanimously recommended the City Commission approve Ordinance No. 14-2024.

C. March 19, 2025

1. The Board voted for new officers naming Andrea Cardo as Chairperson, Tara D'Errico as Vice Chair and reelecting Rachel Amoroso as Board Secretary.
2. The Board heard a presentation from Mr. Knight on Ordinance No. 07-2025, Amending the zoning code, Article XIV, "Medical Marijuana Dispensaries" by updating the title to "Pharmacies, Drugstores, and Medical Marijuana," to align with the Florida Statue, and include provisions for purpose, location standards, and approval process, providing for conflicts, codification, severability, and an effective date. The Board unanimously recommended the City Commission approve Ordinance No. 07-2025.
3. The Board heard a presentation from Mr. Smith on Ordinance No. 06-2025, Amending the zoning code, chapter 110-807 "Home Occupations" by updating the title to "Home based businesses" to align with Florida Statues and include provisions related to employees, traffic generation limits, and agricultural home businesses, providing for conflicts, codification, severability, and an effective date. The Board recommended the City Commission approve Ordinance No. 06-2025.
4. City Attorney Torcivia presented Florida Sunshine Laws and Public Records.