



City of Deltona

FOURTH QUARTER (4TH) 2024 PLANNING AND ZONING BOARD REPORT

MEETING DATES:

The Board met on October 16, 2024, November 21, 2024, and December 18, 2024

ITEMS HEARD AT THE PLANNING AND ZONING BOARD MEETINGS:

A. October 16, 2024

- 1) The Board heard a presentation from Mr. Hatch on Resolution No. 2024-58- Granting a variance to allow for an approximate 4,462 square foot existing office building to encroach within the side and rear setback at 1670 Providence Boulevard, within the C-1, Retail Commercial Zoning classification. The Planning and Zoning Board unanimously recommended the City Commission approve Resolution No. 2024-58.
- 2) The Board heard a presentation from Ms. Entiwistle on Ordinance No. 17-2024 amending Section 110-806 "Fence, Walls and Hedges" of Article VIII, "Supplementary Regulations" of Chapter 110 "Zoning" of the Land Development Code of the City of Deltona. Planning and Zoning Board unanimously recommended the City Commission approve Ordinance No. 17-2024.
- 3) Attorney Mark Watts, Cobb Cole requested to table Ordinance No. 16-2024- amending the Official Zoning Map to rezone 14.43 acres of land located at 2830,2846 and 2855 Lake Helen Osteen Road from Residential Estate One (RE-1) to Mixed-Use Planned Unit Development (MPUD) to the Board.

B. November 21, 2024

- 1) The Board heard a presentation from Mr. Knight on Resolution No. 2024-57- granting a Variance to permit the development of a single- family dwelling on an existing 50-foot-wide lot with an area of 5,000 square feet within the R1, single-family zoning district located at 3394 St. James Avenue. The Planning and Zoning Board unanimously recommended the City Commission approve Resolution No. 2024-57.
- 2) The Board heard a presentation from Mr. Hatch on Resolution No. 2024-65- granting a variance to allow for an increase in maximum lot coverage to accommodate a approximate 798 square foot in-ground pool, deck, and screen enclosure on an approximate 7, 209 square foot lot within the R1, Single-Family Residential Zoning Classification, located at Berkshire Terrace. Planning and Zoning Board unanimously recommended the City Commission approve Resolution No. 2024-65.

- 3) The Board heard from Ms. Entiwistle on Resolution No. 2024-42- granting a Conditional Use to permit a quick service oil change facility, within the C-1, retail commercial district for a property located at 3150 Howland Boulevard. Planning and Zoning Board unanimously recommended the City Commission approve Resolution No. 2024-42.
- 4) The Board heard from Mr. Smith on Ordinance No. 18-2024, amending the zoning code, Chapter 70, of General Provision, amending Section 70-30 Definitions, and other terms use in Section 110-310, RM-1 Multiple Family Residential and Section 110-311, RM-2 Multiple Family Residential, to include additional standards, amending Chapter 76 Affordable Housing of Land Development Code, relating to Affordable Housing Regulations and The Live Local Act. Planning and Zoning Board unanimously recommended the City Commission approve Ordinance No. 18-2024.

C. December 18, 2024

- 1) Meeting has been cancelled.