



# City of Deltona

2345 Providence Blvd.  
Deltona, FL 32725

## Agenda

### Planning and Zoning Board

*Chair Susan Berk*  
*Vice Chair Andrea Cardo*  
*Secretary Rachel Amoroso*  
*Member Eric Alexander*  
*Member Ron Gonzalez*  
*Member Dr. Allen Pfeffer*  
*Member Daniel Trojanowski*  
*Alternate Tara D'Errico*  
*Alternate Steven Webster*  
*Alternate Lori Warnike*  
*Alternate Jeffrey Zlatos*

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Wednesday, January 15, 2025

6:00 PM

Deltona Commission Chambers

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**1. CALL TO ORDER:**

**2. ROLL CALL**

**3. APPROVAL OF MINUTES & AGENDA:**

[Minutes of November 21, 2024](#)

**Attachments:** [Minute of November 21, 2024](#)

**4. PRESENTATIONS/AWARDS/REPORTS:**

**5. PUBLIC FORUM:** Time permitted, public comments shall be limited to items on the agenda and shall not exceed two minutes. Please be courteous and respectful of the views of others. Personal attacks on Committee/Board members, City staff or members of the public are not allowed and will be ruled out of order by the Chair.

**6. OLD BUSINESS:**

**7. NEW BUSINESS:**

[Ordinance No. 04-2025- Amending the zoning code, Chapter 74, "Administration" to include review procedures, eliminating review durations, and updating public noticing requirements; amending Chapter 76, 106, and 110 by removing procedures regulated in Chapter 74 of the Land Development Code of the City of Deltona.](#)

**Attachments:**     [Chapter 74 Staff Report](#)  
                          [Chapter 74 Amendment Ordinance No. 04-2025](#)  
                          [CH. 74 Administration Redline](#)  
                          [CH. 74 Administration Clean](#)

[Ordinance No. 05-2025- Amending section 110-319 "PUD, Planned Unit Development," updating application requirements to include enhanced architectural, landscaping, and environmental standards of the Land Development Code of the City of Deltona.](#)

**Attachments:**     [PUDs Staff Report](#)  
                          [Ordinance No. 05-2025](#)  
                          [Chapter 110 Amendment PUDs Ordinance](#)  
                          [PUD Section 110-319 Redline](#)  
                          [PUD Section 110-319 Clean](#)

[Ordinance No. 13-2024- Amending sections 110-300 to 110-320, of Article III, "Establishment of classifications and official zoning map," to include zoning regulations updates, of the Land Development Code of the City of Deltona.](#)

**Attachments:**     [Section 110 Staff Report](#)  
                          [Ordinance No. 13-2024](#)  
                          [Zoning Codes Redline](#)  
                          [Zoning Codes Clean](#)

#### 8. STAFF COMMENTS:

#### 9. BOARD/COMMITTEE MEMBERS COMMENTS:

#### 10. ADJOURNMENT:

*NOTE: If any person decides to appeal any decision made by the City Commission with respect to any matter considered at this meeting or hearing, he/she will need a record of the proceedings, and for such purpose he/she 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 (F.S. 286.0105).*

*Individuals with disabilities needing assistance to participate in any of these proceedings should contact the City Manager in writing at [CityManager@deltonafl.gov](mailto:CityManager@deltonafl.gov) or to Deltona City Hall, 2345 Providence Blvd., Deltona, FL 32725 at least 48 hours prior to the meeting at which the person*

*wishes to attend. The City is not permitted to provide the use of human physical assistance to physically handicapped persons in lieu of the construction or use of ramps or other mechanical devices in order to comply with Florida law. If proper accommodations for handicapped access cannot be made at a particular public meeting venue pursuant to a timely written request under Section 286.26 F.S., the City Manager shall change the venue of that meeting to a location where those accommodations can be provided.*