



# City of Deltona

2345 Providence Blvd.  
Deltona, FL 32725

## Agenda

### Special City Commission Meeting

*Mayor Avila*  
*Vice Mayor Heriot*  
*Commissioner Avila-Vazquez*  
*Commissioner Colwell*  
*Commissioner Howington*  
*Commissioner Lulli*  
*Commissioner Santiago*

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Monday, December 23, 2024

10:00 AM

Deltona Commission Chambers

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1. CALL TO ORDER:

2. ROLL CALL – CITY CLERK:

3. PLEDGE TO THE FLAG:

4. ACTION ITEMS:

- A. [Public Hearing - Ordinance No. 02-2025, 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, at second reading.](#)

**Background:**

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.

**Attachments:**

[Live Local - Staff Report 2nd Reading](#)  
[Ordinance No 02-2025](#)  
[Exhibit A Live Local Deltona Revised](#)  
[2024-188](#)

- B. [Public Hearing - Resolution No. 2024-81, Making a contingent finding pursuant to Section 196.1978\(3\)\(o\), Florida Statutes, based on the 2024 Shimberg Center for Housing Studies Annual Report; electing to not exempt certain](#)

[property from ad valorem taxation under the Live Local Act subject to that finding, as allowed under Section 196.1978\(3\)\(o\)\(2024\).](#)

**Background:**

If the Shimberg Center for Housing Studies 2024 Annual Report shows a surplus in the Deltona-Daytona Beach-Ormond Beach, FL Metropolitan Statistical Area (MSA), than the City is eligible to adopt a Resolution to not exempt properties that would otherwise be eligible for the Live Local Property Tax Exemption by a two-thirds majority vote. In order to make the statutory deadline, the Resolution makes a finding contingent upon the results of the 2024 Annual Report.

**Attachments:**

[Opt Out Live Local - Staff Report Rev](#)

[Resolution 2024-81](#)

[Chapter 2024-158 Section 16](#)

[2024 Shimberg Center for Housing Studies 36-37](#)

**5. CITY MANAGER COMMENTS:**

**6. 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.*

DECORUM POLICY: The City of Deltona has a significant interest in conducting orderly and efficient public meetings, which includes preventing disruption, promoting civility, and preserving decorum. To that end, behavior which disrupts or impedes the efficient and orderly conduct of any public meeting, as determined by the Mayor, or presiding officer, or a majority of the City Commission, is not permitted. The Mayor, or presiding officer, or a majority of the City Commission, may interrupt, warn, or terminate a speaker's statement when that statement is too lengthy, personally directed, abusive, obscene, irrelevant, or otherwise reasonably perceived to be a disruption to the fair and orderly progress of the discussion at hand. The Mayor, or presiding officer, or a majority of the City Commission, may also interrupt any part of the meeting to warn any individual that they are being disruptive or otherwise impeding the efficient and orderly conduct of the meeting. The Mayor, or presiding officer, or a majority of the City Commission, may require any individual to leave a public meeting for its duration if that individual is unable to observe this Policy after being warned. Should an individual be required to leave a meeting for violating this Policy, that person shall be escorted from Commission Chambers by a Volusia Sheriff's Deputy.