



# City of Deltona

2345 Providence Blvd.  
Deltona, FL 32725

## Minutes

### Special City Commission Meeting

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Tuesday, January 20, 2026

5:00 PM

2nd Floor Conference Room

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#### Executive Session

#### 1. CALL TO ORDER:

The meeting was called to order at 5:00 p.m. by Mayor Avila.

#### 2. ROLL CALL – CITY CLERK:

**Present:** 6 - Mayor Avila  
Vice Mayor Avila-Vazquez  
Commissioner Heriot  
Commissioner Howington  
Commissioner Nabicht  
Commissioner Santiago

**Absent:** 1 - Commissioner Colwell

#### 3. BUSINESS:

**Howland Station Partners, a Florida Limited Partnership :**  
**Presentation of Claim Pursuant to Bert J. Harris, Jr. Private Property**  
**Rights Protection Act, Section 70.001, Florida Statutes.**

**i. Mayor announces the commencement of the Executive Session with**  
**an estimated length of up to a half hour.**

The Mayor stated the estimated length of time for the Executive Session is a half hour.

**ii. Mayor announces the names of each Commissioner in attendance,**  
**the City Manager Doc Dougherty, City Attorneys Gemma Torcivia and**  
**Zack Good, Attorneys Parker Watts and Douglas Noah with DEAN,**  
**RINGERS, MORGAN & LAWTON, P.A.**

The Mayor announced the names of each Commissioner in attendance, the City Manager Doc Dougherty, and City Attorney's Gemma Torcivia.

**iii. Mayor closes the session to the public.**

The Mayor closed the Executive Session to the public at 5:02 p.m. and he asked that anyone's name he did not call to exit the room at this time.

**iv. Discussion of pending litigation.**

**v. Mayor announces the termination of the Executive Session.**

**vi. Mayor reopens the meeting.**

**4. CITY MANAGER COMMENTS:**

**5. ADJOURNMENT:**

There being no further business, the meeting adjourned at 5:31 p.m.

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Santiago Avila, Jr., MAYOR

ATTEST:

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Joyce Raftery, CMC, MMC, CITY CLERK