

# Agenda



Commission Chambers, City Hall  
301 South Ridgewood Avenue  
Daytona Beach, Florida

## SPECIAL MAGISTRATE PROCEEDING

CITY OF  
DAYTONA BEACH

**NOTICE** – Pursuant to Section 286.0105, Florida Statutes, if any person decides to appeal any decision made by this Board at this public meeting, such person will need a record of the proceedings and, for that purpose, such person 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. The City does not prepare or provide such a record. Any discussion or contact outside the Special Magistrate hearing with the Special Magistrate concerning any quasi-judicial matter which is, or will come, before the Special Magistrate for a decision are to be disclosed and made part of the record prior to or at the hearing on the matter.

Robert J. Riggio, Special Magistrate

	For special accommodations, please notify the City Clerk's Office at least 72 hours in advance. (386) 671-8023		Help for the hearing impaired is available through the Assistive Listening System. Receivers can be obtained from the City Clerk's Office.
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In accordance with the Americans with Disabilities Act (ADA), persons with a disability needing a special accommodation to participate in the Board meeting should contact the City Clerk's Office, 301 S. Ridgewood Ave, Room 210, Daytona Beach, FL 32114, Ph: (386) 671-8023, Email: clerk@codb.us not later than 72 hours prior to the proceedings. If you are hearing or voice impaired contact the relay operator at 1-800-955-9771.

## September 28, 2021 Rental Program

1. Call to Order – 9:00 a.m. (morning session)
2. Announcements
3. Approval of August 24, 2021 Meeting Minutes
4. Hearing of Cases

## NEW CASES:

**CASE # 1 - RTL 09-21-197 - HSAHP LLC** is cited for failure to correct violations of City Code Ch. 26 Sec. 26-294, at **104 Claire Terrace**.  
Violation(s) – **Failure to obtain Rental License (RTL)**.  
First Notified – 7/13/2021.

*ACTION TO BE TAKEN:* Compliance or Non-Compliance

DISPOSITION \_\_\_\_\_  
**(LaWanda Tomengo)**

**CASE # 2 - RTL 09-21-207 - Donald R & Annette M Emery** is cited for failure to correct violations of City Code Ch. 26 Sec. 26-294, at **116 Sunrise Blvd & 2049 Blais Ave (Parcel ID 5316-18-00-1320)**.  
Violation(s) – **Failure to obtain Rental License (RTL)**.  
First Notified – 5/19/2021.

*ACTION TO BE TAKEN:* Compliance or Non-Compliance

DISPOSITION \_\_\_\_\_  
**(LaWanda Tomengo)**

**CASE # 3 - RTL 09-21-208 - Kinsey Whaley** is cited for failure to correct violations of City Code Ch. 26 Sec. 26-294, at **432 Marion St**.  
Violation(s) – **Failure to obtain Rental License (RTL)**.  
First Notified – 11/18/2020.

*ACTION TO BE TAKEN:* Compliance or Non-Compliance

DISPOSITION \_\_\_\_\_  
**(LaWanda Tomengo)**

**CASE # 4 - RTL 09-21-209 - Harold V Lucas Jr TR** is cited for failure to correct violations of City Code Ch. 26 Sec. 26-294, at **1053 Peter Rd**.  
Violation(s) – **Failure to obtain Rental License (RTL)**.  
First Notified – 5/22/2020.

*ACTION TO BE TAKEN:* Compliance or Non-Compliance

DISPOSITION \_\_\_\_\_  
**(Steven R. Cole)**

**CASE # 5 - RTL 09-21-211 - CRM Properties LLC TR & Springwood Land Trust** is cited for failure to correct violations of City Code Ch. 26 Sec. 26-294, at **938 W Millard Ct.**  
Violation(s) – **Failure to obtain Rental License (RTL).**  
First Notified – 5/29/2020.

*ACTION TO BE TAKEN:* Compliance or Non-Compliance

DISPOSITION \_\_\_\_\_  
**(Steven R. Cole)**

**CASE # 6 - RTL 09-21-212 - CRM Properties LLC** is cited for failure to correct violations of City Code Ch. 26 Sec. 26-294, at **952 E Millard Ct.**  
Violation(s) – **Failure to obtain Rental License (RTL).**  
First Notified – 5/29/2020.

*ACTION TO BE TAKEN:* Compliance or Non-Compliance

DISPOSITION \_\_\_\_\_  
**(Steven R. Cole)**

**CASE # 7 - RTL 09-21-214 - JNG Property Group LLC** is cited for failure to correct violations of City Code Ch. 26 Sec. 26-294, at **571 Fairmount Rd.**  
Violation(s) – **Failure to obtain Rental License (RTL).**  
First Notified – 4/27/2020.

*ACTION TO BE TAKEN:* Compliance or Non-Compliance

DISPOSITION \_\_\_\_\_  
**(Steven R. Cole)**

**CASE # 8 - RTL 09-21-215 - JNG Property Group LLC** is cited for failure to correct violations of City Code Ch. 26 Sec. 26-294, at **1309 3rd St.**  
Violation(s) – **Failure to obtain Rental License (RTL).**  
First Notified – 4/27/2020.

*ACTION TO BE TAKEN:* Compliance or Non-Compliance

DISPOSITION \_\_\_\_\_  
**(Steven R. Cole)**

**CASE # 9 - RTL 09-21-217 - Uzair Shuja** is cited for failure to correct violations of City Code Ch. 26 Sec. 26-294, at **1129 Hillcrest Dr.**  
Violation(s) – **Failure to obtain Rental License (RTL).**  
First Notified – 4/16/2021.

*ACTION TO BE TAKEN:* Compliance or Non-Compliance

DISPOSITION \_\_\_\_\_  
(Steven R. Cole)

**CONTINUED CASES:**

**CASE # 10 - RTL 07-21-132 - Suzette E Bertalli** is cited for failure to correct violations of City Code Ch. 26 Sec. 26-294, at **920 Berkshire Rd.**  
Violation(s) – **Failure to obtain Rental License (RTL).**  
First Notified – 1/11/2021.

*ACTION TO BE TAKEN:* Impose Fine.

DISPOSITION \_\_\_\_\_  
(Kevin D. Yates)

**CASE # 11 - RTL 07-21-151 - Central Florida Realty & Property Management LLC** is cited for failure to correct violations of City Code Ch. 26 Sec. 26-294, at **1111 Madison Ave.**  
Violation(s) – **Failure to obtain Rental License (RTL).**  
First Notified – 6/9/2020.

*ACTION TO BE TAKEN:* Impose Fine.

DISPOSITION \_\_\_\_\_  
(Kevin D. Yates)

**CASE # 12 - RTL 07-21-152 - Central Florida Realty & Property Management LLC** is cited for failure to correct violations of City Code Ch. 26 Sec. 26-294, at **635 Cannon St.**  
Violation(s) – **Failure to obtain Rental License (RTL).**  
First Notified – 5/16/2020.

*ACTION TO BE TAKEN:* Impose Fine.

DISPOSITION \_\_\_\_\_  
(Kevin D. Yates)

**CASE # 13- RTL 07-21-153 - Central Florida Realty & Property Management LLC** is cited for failure to correct violations of City Code Ch. 26 Sec. 26-294, at **508 Sandra Ave.**  
Violation(s) – **Failure to obtain Rental License (RTL).**  
First Notified – 6/3/2020.

*ACTION TO BE TAKEN:* Impose Fine.

DISPOSITION \_\_\_\_\_  
(Kevin D. Yates)

**CASE # 14 - RTL 07-21-154 - Central Florida Realty & Property Management LLC** is cited for failure to correct violations of City Code Ch. 26 Sec. 26-294, at **739 Washington St.**  
Violation(s) – **Failure to obtain Rental License (RTL).**  
First Notified – 5/13/2020.

*ACTION TO BE TAKEN:* Impose Fine.

DISPOSITION \_\_\_\_\_  
(Kevin D. Yates)

**CASE # 15 - RTL 07-21-156 - Central Florida Realty & Property Management LLC** is cited for failure to correct violations of City Code Ch. 26 Sec. 26-294, at **810 Forest Ln.**  
Violation(s) – **Failure to obtain Rental License (RTL).**  
First Notified – 6/3/2020.

*ACTION TO BE TAKEN:* Impose Fine.

DISPOSITION \_\_\_\_\_  
(Kevin D. Yates)

**CASE # 16 - RTL 07-21-155 - Central Florida Realty & Property Management LLC** is cited for failure to correct violations of City Code Ch. 26 Sec. 26-294, at **443 Jefferson St.**  
Violation(s) – **Failure to obtain Rental License (RTL).**  
First Notified – 6/3/2020.

*ACTION TO BE TAKEN:* Impose Fine.

DISPOSITION \_\_\_\_\_  
(Kevin D. Yates)

**CASE # 17 - RTL 07-21-150 - Caroline Daytona Properties** is cited for failure to correct violations of City Code Ch. 26 Sec. 26-294, at **629 Tucker St.**  
Violation(s) – **Failure to obtain Rental License (RTL).**  
First Notified – 5/11/2020.

*ACTION TO BE TAKEN:* Impose Fine.

DISPOSITION \_\_\_\_\_  
(Kevin D. Yates)

**CASE # 18 - RTL 07-21-174 - Caroline Daytona Properties LLC** is cited for failure to correct violations of City Code Ch. 26 Sec. 26-294, at **1304 Idlewild Dr.**  
Violation(s) – **Failure to obtain Rental License (RTL).**  
First Notified – 4/29/2020.

*ACTION TO BE TAKEN:* Impose Fine.

DISPOSITION \_\_\_\_\_  
(Steven R. Cole)

**CASE # 19 - RTL 07-21-157 - JKM ECM Properties LLC** is cited for failure to correct violations of City Code Ch. 26 Sec. 26-294, at **528 Tomoka Rd.**  
Violation(s) – **Failure to obtain Rental License (RTL).**  
First Notified – 4/25/2020.

*ACTION TO BE TAKEN:* Impose Fine.

DISPOSITION \_\_\_\_\_  
(Steven R. Cole)

**CASE # 20 - RTL 03-21-52 - Stemmler Properties LLC** is cited for failure to correct violations of City Code Ch. 26 Sec. 26-294, at **902 Lewis Dr.**  
Violation(s) – **Failure to obtain Rental License (RTL).**  
First Notified – 1/28/2020.

*ACTION TO BE TAKEN:* Impose Fine.

DISPOSITION \_\_\_\_\_  
(Steven R. Cole)

**CASE # 21 - RTL 07-21-159 - Barbara H Lamb** is cited for failure to correct violations of City Code Ch. 26 Sec. 26-294, at **1049 Imperial Dr.**  
Violation(s) – **Failure to obtain Rental License (RTL).**  
First Notified – 6/9/2020.

*ACTION TO BE TAKEN:* Impose Fine.

DISPOSITION \_\_\_\_\_  
(Steven R. Cole)

**CASE # 22 - RTL 03-21-66 - John L Dunbar** is cited for failure to correct violations of City Code Ch. 26 Sec. 26-294, at **732 Edwards St.**  
Violation(s) – **Failure to obtain Rental License (RTL).**  
First Notified – 4/15/2020.

*ACTION TO BE TAKEN:* Impose Fine.

DISPOSITION \_\_\_\_\_  
(Steven R. Cole)

**CASE # 23 - RTL 08-21-181 - Alexander Contreras** is cited for failure to correct violations of City Code Ch. 26 Sec. 26-294, at **518 Cannon.**  
Violation(s) – **Failure to obtain Rental License (RTL).**  
First Notified – 6/10/2021.

*ACTION TO BE TAKEN:* Impose Fine.

DISPOSITION \_\_\_\_\_  
(Steven R. Cole)

**CASE # 24 - RTL 08-21-182 - Cash Flow Links Florida LLC** is cited for failure to correct violations of City Code Ch. 26 Sec. 26-294, at **854 Derbyshire Rd.**  
Violation(s) – **Failure to obtain Rental License (RTL).**  
First Notified – 5/12/2020.

*ACTION TO BE TAKEN:* Impose Fine.

DISPOSITION \_\_\_\_\_  
(Steven R. Cole)

**CASE # 25 - RTL 07-21-165 - Bonnie Boyd, as Trustee of the Boyd Family Trust** is cited for failure to correct violations of City Code Ch. 26 Sec. 26-294, at **575 White St.**  
Violation(s) – **Failure to obtain Rental License (RTL).**  
First Notified – 5/16/2020.

*ACTION TO BE TAKEN:* Impose Fine.

DISPOSITION \_\_\_\_\_  
(Steven R. Cole)

**CASE # 26 - RTL 07-21-166 - Bonnie Boyd, as Trustee of the Boyd Family Trust** is cited for failure to correct violations of City Code Ch. 26 Sec. 26-294, at **149 Oakwood Dr.**  
Violation(s) – **Failure to obtain Rental License (RTL).**  
First Notified – 5/16/2020.

*ACTION TO BE TAKEN:* Impose Fine.

DISPOSITION \_\_\_\_\_  
(Steven R. Cole)

**CASE # 27 - RTL 07-21-167 - Bonnie Boyd, as Trustee of the Boyd Family Trust** is cited for failure to correct violations of City Code Ch. 26 Sec. 26-294, at **921 E Millard Ct.**  
Violation(s) – **Failure to obtain Rental License (RTL).**  
First Notified – 5/16/2020.

*ACTION TO BE TAKEN:* Impose Fine.

DISPOSITION \_\_\_\_\_  
(Steven R. Cole)

**CASE # 28 - RTL 07-21-168 - Bonnie Boyd, as Trustee of the Boyd Family Trust** is cited for failure to correct violations of City Code Ch. 26 Sec. 26-294, at **915 E Millard Ct.**  
Violation(s) – **Failure to obtain Rental License (RTL).**  
First Notified – 5/16/2020.

*ACTION TO BE TAKEN:* Impose Fine.

DISPOSITION \_\_\_\_\_  
(Steven R. Cole)



**CASE # 29 - RTL 08-21-188 - JNG Property Group LLC** is cited for failure to correct violations of City Code Ch. 26 Sec. 26-294, at **815 Marion St.**  
Violation(s) – **Failure to obtain Rental License (RTL).**  
First Notified – 11/18/2020.

*ACTION TO BE TAKEN:* Impose Fine.

DISPOSITION \_\_\_\_\_  
(LaWanda Tomengo)

**CASE # 30 - RTL 06-21-120 - Nanette G Singler TR** is cited for failure to correct violations of City Code Ch. 26 Sec. 26-294, at **332 Bartley Rd.**  
Violation(s) – **Failure to obtain Rental License (RTL).**  
First Notified – 11/2/2020.

*ACTION TO BE TAKEN:* Impose Fine.

DISPOSITION \_\_\_\_\_  
(LaWanda Tomengo)

**CASE # 31 - RTL 08-21-190 - GEA Seaside Investments Inc** is cited for failure to correct violations of City Code Ch. 26 Sec. 26-294, at **509-511 Harvey Ave.**  
Violation(s) – **Failure to obtain Rental License (RTL).**  
First Notified – 7/7/2020.

*ACTION TO BE TAKEN:* Impose Fine.

DISPOSITION \_\_\_\_\_  
(LaWanda Tomengo)

**CASE # 32 - RTL 08-21-183 - Harpreet Kaur Sodhi & Harbans Kalra** is cited for failure to correct violations of City Code Ch. 26 Sec. 26-294, at **433 Pelican Bay Dr.**  
Violation(s) – **Failure to obtain Rental License (RTL).**  
First Notified – 3/2/2021.

*ACTION TO BE TAKEN:* Impose Fine.

DISPOSITION \_\_\_\_\_  
(LaWanda Tomengo)

**CASE # 33 - RTL 06-21-121 - Margaret W Pyke EST & Thomas J Willis EST & Sue Willis**

is cited for failure to correct violations of City Code Ch. 26 Sec. 26-294, at **712 Clark St.**

Violation(s) – **Failure to obtain Rental License (RTL).**

First Notified – 3/21/2020.

*ACTION TO BE TAKEN:* Impose Fine.

DISPOSITION \_\_\_\_\_

**(LaWanda Tomengo)**

**CASE # 34 - RTL 05-21-117 - Point Capital LLC** is cited for failure to correct violations of

City Code Ch. 26 Sec. 26-294, at **128 Boynton Blvd.**

Violation(s) – **Failure to obtain Rental License (RTL).**

First Notified – 2/19/2021.

***Compliance 9-22-2021***

**CASE # 35 - RTL 07-21-178 - Christopher Jude Keating** is cited for failure to correct

violations of City Code Ch. 26 Sec. 26-294, at **600 S Lanvale Ave.**

Violation(s) – **Failure to obtain Rental License (RTL).**

First Notified – 5/7/2020.

*ACTION TO BE TAKEN:* Impose Fine.

DISPOSITION \_\_\_\_\_

**(LaWanda Tomengo)**

**CASE # 36 - RTL 05-21-118 - Marie Carolle Catul** is cited for failure to correct violations of

City Code Ch. 26 Sec. 26-294, at **815 Vernon St.**

Violation(s) – **Failure to obtain Rental License (RTL).**

First Notified – 3/22/2021.

*ACTION TO BE TAKEN:* Impose Fine.

DISPOSITION \_\_\_\_\_

**(LaWanda Tomengo)**

**CASE # 37 - RTL 08-21-185 - Elena Tkachuk** is cited for failure to correct violations of City Code Ch. 26 Sec. 26-294, at **120 Prestwick Grande Dr.**  
Violation(s) – **Failure to obtain Rental License (RTL).**  
First Notified – 4/26/2021.

*ACTION TO BE TAKEN:* Impose Fine.

DISPOSITION \_\_\_\_\_  
**(LaWanda Tomengo)**

**CASE # 38 - RTL 08-21-187 - 1255 Golfview Realty LLC** is cited for failure to correct violations of City Code Ch. 26 Sec. 26-294, at **1234 Margina Ave.**  
Violation(s) – **Failure to obtain Rental License (RTL).**  
First Notified – 10/20/2020.

*ACTION TO BE TAKEN:* Impose Fine.

DISPOSITION \_\_\_\_\_  
**(LaWanda Tomengo)**

5. **Adjournment until 1:00 p.m.**

6. **Call to Order – afternoon session**

**IRREPARABLE/IRREVERSIBLE**

**CASE #39 - RTL 09-21-202 - David & Laurie B Gigliotti** is cited for failure to correct violations of LDC Art. 4 Sec. 4.1.A; Art. 5 Sec. 5.2.A.2, at **123 Flamingo Ave.**  
Violation(s) – **Zoning violation - the property is zoned SFR-5. Short term rentals, known as "Other Accomodations" are not a permitted use in the zoning district.**  
First Notified – 8/24/2021.

*ACTION TO BE TAKEN:* Impose Fine. IRREPERABLE/IRREVERSIBLE

DISPOSITION \_\_\_\_\_  
**(Clifford W. Recanzone)**

**CASE # 40 - RTL 09-21-216 - Mary K Lichtenwalter** is cited for failure to correct violations of LDC Art. 4 Sec. 4.1.A; Art. 5 Sec. 5.2.A.2, at **1910 Marilyn St.**

Violation(s) – **Zoning violation - the property is zoned SFR-5. Short term rentals, known as "Other Accomodations" are not a permitted use in the zoning district.**

First Notified – 8/30/2021.

*ACTION TO BE TAKEN:* Impose Fine. IRREPERABLE/IRREVERSIBLE

DISPOSITION \_\_\_\_\_

(Clifford W. Recanzone)

**CASE # 41 - RTL 09-21-201 - Joseph M & Kimberly A Fisher** is cited for failure to correct violations of LDC Art. 4 Sec. 4.1.A; Art. 5 Sec. 5.2.A.2, at **321 Seaview Ave.**

Violation(s) – **Zoning violation - the property is zoned SFR-5. Short term rentals, known as "Other Accomodations" are not a permitted use in the zoning district.**

First Notified – 8/12/2021.

*ACTION TO BE TAKEN:* Impose Fine. IRREPERABLE/IRREVERSIBLE

DISPOSITION \_\_\_\_\_

(Clifford W. Recanzone)

**CASE # 42 - RTL 09-21-199 - Ella Lockett** is cited for failure to correct violations of LDC Art. 4 Sec. 4.1.A; Art. 5 Sec. 5.2.A.2, at **208 Fountain Lake Blvd.**

Violation(s) – **Zoning violation - the property is zoned PD-G. Short term rentals, known as "Other Accomodations" are not a permitted use in the zoning district.**

First Notified – 8/10/2021.

*ACTION TO BE TAKEN:* Impose Fine. IRREPERABLE/IRREVERSIBLE

DISPOSITION \_\_\_\_\_

(Clifford W. Recanzone)

**CASE # 43 - RTL 09-21-204 - Sofia Ingel** is cited for failure to correct violations of LDC Art. 4 Sec. 4.1.A; Art. 5 Sec. 5.2.A.2, at **1720 N Atlantic Ave.**

Violation(s) – **Zoning violation - the property is zoned SFR-5. Short term rentals, known as "Other Accomodations" are not a permitted use in the zoning district.**

First Notified – 8/26/2021.

*ACTION TO BE TAKEN:* Impose Fine. IRREPERABLE/IRREVERSIBLE

DISPOSITION \_\_\_\_\_

(Clifford W. Recanzone)

**CASE # 44 - RTL 09-21-198 - Sharon A Faith & Raymond M Amatucci** is cited for failure to correct violations of LDC Art. 4 Sec. 4.1.A; Art. 5 Sec. 5.2.A.2, at **164 E Baywood Ct.**  
Violation(s) – **Zoning violation - the property is zoned PD-G. Short term rentals, known as "Other Accomodations" are not a permitted use in the zoning district.**  
First Notified – 8/24/2021.

*ACTION TO BE TAKEN:* Impose Fine. IRREPERABLE/IRREVERSIBLE

DISPOSITION \_\_\_\_\_  
(Clifford W. Recanzone)

**CASE # 45 - RTL 09-21-200 - Melody Anne Malloy, Trustee of the GMB Trust** is cited for failure to correct violations of LDC Art. 4 Sec. 4.1.A; Art. 5 Sec. 5.2.A.2, at **1502 Ocean Dunes Ter.**  
Violation(s) – **Zoning violation - the property is zoned SFR-5. Short term rentals, known as "Other Accomodations" are not a permitted use in the zoning district.**  
First Notified – 8/11/2021.

*ACTION TO BE TAKEN:* Impose Fine. IRREPERABLE/IRREVERSIBLE

DISPOSITION \_\_\_\_\_  
(Clifford W. Recanzone)

**CASE # 46 - RTL 09-21-203 - William B & Lisa McCarthy** is cited for failure to correct violations of LDC Art. 4 Sec. 4.1.A; Art. 5 Sec. 5.2.A.2, at **1512 N Atlantic Ave.**  
Violation(s) – **Zoning violation - the property is zoned SFR-5. Short term rentals, known as "Other Accomodations" are not a permitted use in the zoning district.**  
First Notified – 8/25/2021.

*ACTION TO BE TAKEN:* Impose Fine. IRREPERABLE/IRREVERSIBLE

DISPOSITION \_\_\_\_\_  
(Clifford W. Recanzone)

**CASE # 47 - RTL 09-21-205 - Marc A and Joanne L Reside** is cited for failure to correct violations of LDC Art. 4 Sec. 4.1.A; Art. 5 Sec. 5.2.A.2, at **364 Morningside Ave.**  
Violation(s) – **Zoning violation - the property is zoned SFR-5. Short term rentals, known as "Other Accomodations" are not a permitted use in the zoning district.**  
First Notified – 8/19/2021.

*ACTION TO BE TAKEN:* Impose Fine. IRREPERABLE/IRREVERSIBLE

DISPOSITION \_\_\_\_\_  
(Clifford W. Recanzone)

**CASE # 48 - RTL 09-21-206 - Kaoutar Bouadil & Jennifer Marie Loving** is cited for failure to correct violations of LDC Art. 4 Sec. 4.1.A; Art. 5 Sec. 5.2.A.2, at **135 S Oleander Ave.** Violation(s) – **Zoning violation - the property is zoned RDB-6. Short term rentals, known as "Other Accomodations" are not a permitted use in the zoning district.**  
First Notified – 8/16/2021.

*ACTION TO BE TAKEN:* Impose Fine. IRREPERABLE/IRREVERSIBLE

DISPOSITION \_\_\_\_\_  
(Clifford W. Recanzone)

6. **Miscellaneous Business**

7. **Adjournment**