

CODE ENFORCEMENT SPECIAL MAGISTRATE
MEETING MINUTES
COUNCIL CHAMBERS – CITY HALL
1000 CITY CENTER CIRCLE
PORT ORANGE, FLORIDA
JULY 24, 2024

THE CODE ENFORCEMENT SPECIAL MAGISTRATE MEETING of the City of Port Orange was called to order by Special Magistrate David Fuller at 8:58 a.m.

PRESENT: DAVID FULLER, SPECIAL MAGISTRATE

ALSO PRESENT: Amanda Bonin, Code Manager
Tracee Cody, Deputy City Clerk

CALL TO ORDER

1. Attorney Overview of Special Magistrate Code Enforcement Process

Special Magistrate Fuller dispensed with the overview of the code enforcement process as there were no members of the public present.

2. Consideration of Minutes - July 10, 2024

Special Magistrate Fuller approved the July 10, 2024 meeting minutes as presented.

FORMAL HEARING (COMPLIANCE OR NON-COMPLIANCE)

3. **CEB Case No.:** 24-529

Respondent: HPA III Acquisitions 1 LLC - Property Owner
Corporation Service Company - Registered Agent

Address of Violation: 528 Hamlet Drive, Port Orange, FL 32127

Code Officer: Scott Allman

First Notified: 5/3/2024

Compliance: Yes

Cited for violation(s) - City of Port Orange Code of Ordinances, Chapter 42 (Nuisances), Article V (Unsafe Conditions), Division 2 (Nuisance Trees), Sec. 42-103. - Declaration of nuisance: (a)(2)
City of Port Orange Code of Ordinances, Chapter 42 (Nuisances), Article V (Unsafe Conditions), Division 2 (Nuisance Trees), Sec. 42-104. - Nuisance abatement requirements

Amanda Bonin, Code Enforcement Manager, requested a dismissal of the case as it is in compliance. Special Magistrate Fuller granted the dismissal request.

4. **CEB Case No.:** 24-663

Respondent: Urbancik Properties NY LLC - Property Owner
Steven Barnes - Registered Agent

Address of Violation: 594 Touchstone Circle, Port Orange, FL 32127
Code Officer: Scott Allman
First Notified: 6/20/2024

Compliance: Yes

Cited for violation(s) - Chapter 70 (Traffic), Article II (Stopping, Standing, and Parking), Section 70-49 (Restrictions on abandoned or disabled vehicles), (c) Restrictions, (1) (a), (b) and (2) of the City of Port Orange Code of Ordinances.

Ms. Bonin requested a dismissal of the case as it is in compliance. Special Magistrate Fuller granted the dismissal request.

5. **CEB Case No.:** 22-64

Respondent: Sonyia Carol Hill

Address of Violation: 908 Third Street, Port Orange, FL 32129

Code Officer: Scott Allman

First Notified: 1/13/2022

Compliance: No

Cited for violation(s) - Chapter 3 (General Requirements), Section 304 (Exterior Structure), 304.2 (Protective Treatment), of the 2024 International Property Maintenance Code as adopted per the City of Port Orange Code of Ordinances, Chapter 14, Article II, Section 14 Chapter 3, Section 304 (Exterior Structure), 304.6 (Exterior Walls), of the 2024 International Property Maintenance Code, as adopted per Chapter 14, Article II of the City of Port Orange Code of Ordinances Chapter 3, Section 304 (Exterior Structure), 304.8 (Decorative Features), of the 2024 International Property Maintenance Code, as adopted per Chapter 14, Article II of the City of Port Orange Code of Ordinances

Ms. Bonin requested a continuation of the case until August 28, 2024. Special Magistrate Fuller granted the continuation request.

ADJOURNMENT – 8:59 a.m.


Special Magistrate David Fuller