

MINUTES
CODE ENFORCEMENT SPECIAL MAGISTRATE MEETING
December 18, 2019
3000 Bellemead Drive Daytona Beach Shores, FL 32118

1. CALL TO ORDER

Special Magistrate deLaroche called the meeting to order at 9:01 am.

Present: Special Magistrate Steven deLaroche, Code Enforcement Coordinator Gwyn Herstein, Building Inspector Steve Edmunds, Community Services Director Fred Hiatt and City Attorney Raymond Branch.

A. Opening Statement

B. Swearing in Witnesses

2. OPENING REMARKS

A. Indication of any Cases removed from this Agenda by Staff

3. MINUTES

A. Code Enforcement Special Magistrate Minutes
November 13, 2019

Special Magistrate deLaroche approved the minutes of November 13, 2019.

4. ADVANCED HEARINGS (Post-Initial Hearings)

5. INITIAL HEARINGS

- A. Property Owner: TI Project Limited Partnership
Violation Address: 2025 S. Atlantic Avenue in Daytona Beach Shores, FL
Code Enforcement Case #: CDEF2019-65
Volusia County Parcel ID #: 5316-18-00-0010

On behalf of TI Project Limited Partnership, the following were in attendance: Attorney Scott Baker with the law firm of Zimmerman, Kyser & Sutflick representing the property owner; Guy Milone and Anna Long for Acres Capital; and Chris Neilson representing Trigild, the recently appointed Receiver. Attorney Baker explained that because the property was now subject to receivership, this put him temporarily on the side lines. Scott Baker, Guy Milone and Chris Neilson stated they did not dispute the code violations.

Ms. Herstein stated that the City would be asking for a limited continuance after presenting the facts of the case due to the recent events that have occurred involving the property. She requested that all the documents provided in the notebook for both cases be accepted into evidence. The Special Magistrate accepted the documents.

Ms. Herstein explained that the property went into foreclosure on December 6th. The receiver was appointed by the judge this past Friday and accepted as late as yesterday(December 17). The continuance until January 15th would allow the city time to potentially negotiate a stipulated agreement with the receiver.

Special Magistrate deLaroche continued both this and the following case until January 15, 2020.

- B. Property Owner: TI Project Limited Partnership
Violation Address: 2025 S. Atlantic Avenue in Daytona Beach Shores, FL
Code Enforcement Case #: PCDEF2019-66
Volusia County Parcel ID #: 5316-18-00-0010

6. CLOSING REMARKS

- A. The next regularly scheduled Code Enforcement Special Magistrate meeting will be Wednesday, January 15th at 9:00 a.m.

- B. February's meeting is scheduled for Wednesday, February 19th at 9:00 a.m.

7. SPECIAL MAGISTRATE COMMENTS

8. ADJOURNMENT

The meeting ended at 9:07 am.