I. Call to Order at 4:00.

II. Roll Call.

John Meinelt - Chairman
Mitchell Cole - Vice Chairman
James Jones
Mark Barber
Michael McDonald
Michael Wojtuniak

III. There were no minutes of the 06/29/2022 due to staff out sick. The Meeting Minutes from the September CLCA Meeting were approved.

IV. Swearing in of Witnesses.

V. Ex Parte Communications.

A. There was no Ex Parte Communications.

VI. Unfinished Business.

A. There was no unfinished business.

VII. Public Hearings and Presentation of Applications or Cases

A. Items Continued

1. There were no items continued.

B. New Items - Alleged Violation(s) of Volusia County Code of Ordinances, Chapter 58, Health And Sanitation, Article III Section 58-84 And 58-85, Relating To An Unsafe Or Dilapidated Building(s).

1. CLCA-22-11-001  332 Chipola Avenue, Deland Ave, FL 32720. Owned by Crogdgs, LLC. Structure is unsafe or Dilapidated.

Kerry Leuzinger presented the case and spoke of the previous condemnation back in 2013 the county demolished the property and cleaned up the area and placed a lien on the property. The property sold to the current owners in August of 2021 and requested a $1500 reduction in the lien which was approved by this board and sent to county council. The council approved the reduction and explained that if not paid within the 30 days that the amount would revert back to the $14,229.09. The owners, at that time, did not pay the reduced amount within the allotted time. Today, the current lien amount on the property is $16,355.00 with the accrued
interest the amount the county paid for demolition was $5157.00 which is the current amount the new owners are requesting we reduce. If you approve, and this goes to council they approve the owners will be notified of the amount due $5157 and have 30 days in which to pay. If no payment is received, the amount will revert back to the $16,355.00 and continue accruing interest. The motion was accepted and clarification was made that County council will have the final decision as this Board cannot make the decision.

2. CLCA-22-11-002 145 Dunlawton Blvd, Daytona Beach Shores, FL 32118. Structure is unsafe or dilapidated.

Kerry Leuzinger presented this case about the Life guard building and stand. John asked if this property belonged to the County? Kerry explained that the building is sitting on the beach approach at Dunlawton. Mike W. asked the question, is it normal that this was brought before this board since the County owns the building. Kerry stated Yes, we own the building, but it is in the Daytona Beach Shores jurisdiction. We have an agreement in place that any structure that is located on beach ramps or approaches the county will maintain jurisdiction. We have spoken with the county attorney Chris and verified this information. The motion was accepted by the board.

3. CLCA-22-11-001 Unlicensed Contractor Citation, Mr. Josh Reese contesting issuance of citation.

Kerry Leuzinger presents the case. As previously heard on August 03, 2023 presented by Paul Traider: On July 12th Paul drove passed 135 Lake Molly Ave, Deland observed installation of new HVAC along with new duct work and construction work in progress. He noted no permits issued for the renovations on property. Paul obtained permission to enter the home to check the condition of the work in progress. He documented extensive renovations including interior walls removed or modified with new wood header over porch and Living room area. The house has been rewired and replumbed. The property is owned by Clem & Company Property Investors, LLC. (State licensed realtor broker) whom Mr. Reese works for. The renovations are performed through C&R Constructors. Riley with C&R stepped up and stated that Joshua Reese is on his payroll he submitted a timesheet with his hours listed. He wanted the violation cleared against Joshua Reese. The board agreed after going over the timesheet that Josh was working under a licensed contractor and should not be cited. A violation has been created and a Stop Work Order posted. A code case has been opened to address who is in charge of the project, lack of permitting and operating a business without going through the proper channels.

VIII. Staff Comments.

Kerry Leuzinger advised the Board that we do have an Agenda for December.

IX. Citizen Comments.

There were no citizen comments.

X. Adjourn at 5:00.
If any person decides to appeal a decision made by the CLCA with respect to any matter considered at such meeting or hearing, he/she will need a record of the proceedings including all testimony and evidence upon which the appeal is to be based. To that end, such person will want to ensure that a verbatim record of the proceedings is made.