

**ORDINANCE NO. 2025 - 17**

**AN ORDINANCE OF THE CITY COMMISSION OF DELAND, FLORIDA, AMENDING THE CODE OF ORDINANCES OF THE CITY OF DELAND BY AMENDING SECTION 7-2 “LOCAL SUPPLEMENT TO THE FLORIDA BUILDING CODE, ADMINISTRATION”, SUBSECTION 101.2.3 (4.), BY ADDING “APPENDIX Q: TINY HOUSES”; AND PROVIDING FOR CONFLICTS, SEVERABILITY, CODIFICATION AND AN EFFECTIVE DATE.**

**WHEREAS**, staff has undertaken a comprehensive review for the development of Tiny Home Communities within the city limits and in order to allow for tiny homes to be permitted under the Florida Building Code, it is necessary to adopt Appendix Q – Tiny Houses, which is part of the Florida Building Code; and

**WHEREASE**, the City Commission finds that the adoption of this Ordinance is in the best interests of the citizens of the City of DeLand.

**NOW, THEREFORE, BE IT ORDAINED BY THE CITY COMMISSION OF DELAND, FLORIDA:**

**Section 1.** The City Commission hereby amends the Code of Ordinances of the City of DeLand by amending Sec 7-2 “Local Supplements to the Florida Building Code, administration.”, subsection 101.2.3(4)., by adding the new underlined language as follows:

**Sec. 7-2. Local supplement to the Florida Building Code, administration.**

101.2.3 There are hereby adopted the following appendices:

\*\*\*

4. Residential Code:

Appendix A: (IFGS): Sizing and Capacities of Gas Piping

Appendix B: Sizing of Venting Systems Serving Appliances Equipped with Draft Hoods, Category I Appliances, and Appliances Listed for Use with Type B Vents.

Appendix C: (IFGS): Exit Terminals of Mechanical Draft and Direct-Vent Venting Systems.

Appendix Q: Tiny Houses

**Section 2. Conflicts.** All Ordinances or parts of Ordinances and other actions of the City Commission in conflict with this Ordinance are hereby repealed.

**Section 3. Severability.** If any section, sentence, phrase, word or portion of this Ordinance is determined to be invalid, unlawful or unconstitutional, said determination shall not be held to invalidate or impair the validity, force or effect of any other section, sentence, phrase, word or portion of this Ordinance not otherwise determined to be invalid, unlawful or unconstitutional.

**Section 4. Codification; Directions to Code Codifier; Correction of Scrivener's Errors.**

(a). The provisions Section 1 of this Ordinance shall become and be made a part of the Code of Ordinances of the City of DeLand and the Sections of this Ordinance may be renumbered or re-lettered to accomplish such intention and the word "Ordinance", or similar words, may be changed to "Section," "Article", or other appropriate word; provided, however, Sections 2 through 4 shall not be codified.

(b). The Code codifier shall instruct the Municipal Code Corporation to make all changes necessary in the Code of Ordinances of the City of DeLand to implement the provisions of this Ordinance and is granted liberal authority to codify the provisions of this Ordinance in such manner and in such places as deemed advisable.

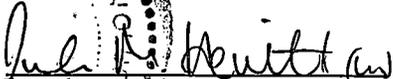
(c). In accordance with the City's ongoing codification program; the City Clerk, in conjunction with the City Attorney, may make corrections to the provisions of this Ordinance relative to Scrivener's errors of whatever type or nature.

**Section 5. Effective Date.** This Ordinance shall become effective immediately upon its adoption.

**PASSED AND DULY ADOPTED** this 20<sup>th</sup> day of October, 2025.



ATTEST:



Julie A. Hennessy  
City Clerk - Auditor

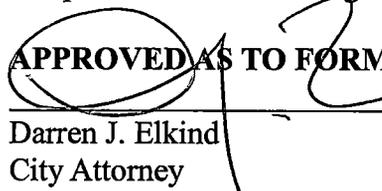


Christopher M. Cloudman  
Mayor-Commissioner

Passed on first reading: October 06, 2025

Adopted on second reading: October 20, 2025

**APPROVED AS TO FORM AND LEGALITY:**

  
Darren J. Elkind  
City Attorney