

PINELLAS COUNTY CODE ENFORCEMENT SPECIAL MAGISTRATE AGENDA

April 25, 2025

**Board of County Commissioners' Assembly Room
J. Mathieu, Special Magistrate**

Welcome to Pinellas County Code Enforcement Special Magistrate hearings. The Special Magistrate is charged with conducting hearings to determine whether an alleged violation of the County Code has occurred. In order to meet that obligation, all parties, or their representatives, will be allowed an opportunity to be heard on matters relevant to the alleged violation(s). All witnesses offering testimony or presenting evidence will be required to swear or affirm that the testimony they provide is the truth.

The order of presentation will begin with the County presenting their evidence of the alleged violation(s) and then the Respondent shall present his/her case. Both parties shall have an opportunity to cross-examine all witnesses. The Special Magistrate may question any witness.

The Clerk will announce the names of the cases from the agenda. When you hear your case called, please respond by coming to the podium with your representative and/or any witnesses to be sworn in. When addressing the Special Magistrate, please speak clearly into the microphone.

Any person who decides to appeal the decision of the Code Enforcement Special Magistrate with respect to any matter considered at this hearing will need a record of the proceedings, and for such purposes, 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 based. Record is not provided by Pinellas County.

ORDER OF BUSINESS:

1. Call to Order
2. Administration of Oath to Defendants / Witnesses
3. Cases
4. County Attorney Matters (as needed)
5. Adjournment / Hearing Closed

9:00 A.M.

ITEM: 01

Continued to June 9, 2025

DEPARTMENT:

PCCLB

MATTER:

Advertising Code Violation

CASE NO:

CLB-MG25-00102

CLB-MG25-00103

INVESTIGATOR:

C. Ferland

CITATION(S) NO:

CLB-CT25-00038

CLB-CT25-00039

DEFENDANT:

Brian Holte

NOTICE ADDRESS:

Brian Holte (Defendant)

31177 US HWY 19 N, #908

Palm Harbor, FL 34684

and

PCCLB Investigator C. Ferland (Plaintiff's Witness)

Pinellas County Code Enforcement

631 Chestnut Street

Clearwater, FL 33756

VIOLATION ADDRESS:

Via www.lrdfencing.com

Via Facebook

VIOLATION(S):

Code Section	Location	Citation # and Violation
22-14 (6)	Via www.lrdfencing.com	CLB-CT25-00038 Unlicensed advertising for fencing via website within Pinellas County, FL.
22-14 (6)	Via Facebook	CLB-CT24-00039 Unlicensed advertising via Facebook within Pinellas County, FL.

ITEM: 02

DEPARTMENT: PCCLB
MATTER: Advertising Code Violation
CASE NO: CLB-MG25-00104
INVESTIGATOR: J. Padgett
CITATION(S) NO: CLB-CT25-00051
DEFENDANT: Derek B Jenkins
NOTICE ADDRESS: Derek B Jenkins (Defendant)
16108 US Hwy 19
Lot 158
Hudson, FL 34667
and
PCCLB Investigator J. Padgett (Plaintiff's Witness)
Pinellas County Code Enforcement
631 Chestnut Street
Clearwater, FL 33756
VIOLATION ADDRESS: 9107 N 48th Ave.
Seminole, FL 33708

VIOLATION(S):

Code Section	Location	Citation # and Violation
22-14 (6)	9107 N 48 th Ave. Seminole, FL 33708	CLB-CT25-00051 Unlicensed contractor advertising drywall and carpentry services to the public, via vehicle, in Pinellas County, FL.

ITEM: 03**Continued to June 9, 2025**

DEPARTMENT:

PCCLB

MATTER:

No Permit Code Violation

CASE NO:

CLB-MG25-00110

INVESTIGATOR:

C. Ferland

CITATION(S) NO:

CLB-CT25-00072

DEFENDANT:

Steven Huynh

NOTICE ADDRESS:

Steven Huynh (Defendant)

3677 Shore Blvd

Oldsmar, FL 34677

songlongllc@gmail.com

and

PCCLB Investigator C. Ferland (Plaintiff's Witness)

Pinellas County Code Enforcement

631 Chestnut Street

Clearwater, FL 33756

VIOLATION ADDRESS:

3677 Shore Blvd.

Oldsmar, FL 34677

VIOLATION(S):

Code Section	Location	Citation # and Violation
22-14 (5)	3677 Shore Blvd. Oldsmar, FL 34677	CLB-CT25-00072 Work without the required permit to perform electrical, durock, new windows and drywall within Pinellas County, FL.

ITEM: 04

DEPARTMENT: PCCLB
MATTER: Advertising Code Violation; Holding Out Code Violation
CASE NO: CLB-MG25-00136
CLB-MG25-00137
INVESTIGATOR: J. Padgett
CITATION(S) NO: CLB-CT25-00121
CLB-CT25-00122
DEFENDANT: Joshua C Lee
NOTICE ADDRESS: Joshua C Lee
315 S Nimbus Ave, Apt. 6
Clearwater, FL 33765
Shutterking360@gmail.com
and
PCCLB Investigator J. Padgett (Plaintiff's Witness)
Pinellas County Code Enforcement
631 Chestnut Street
Clearwater, FL 33756
VIOLATION ADDRESS: Clearwatershutterservices.com/Yelp/Google

VIOLATION(S):

Code Section	Location	Citation # and Violation
22-14 (6)	Clearwatershutterservices.com/Yelp/Google	CLB-CT25-00121 Unlicensed contractor advertising shutter installation services to the public, via website/yelp/google in Pinellas County, FL.
22-14 (4)	Clearwatershutterservices.com/Yelp/Google	CLB-CT25-00122 Unlicensed contractor holding himself out to the public while advertising shutter installation services in Pinellas County, FL.

ITEM: 05

DEPARTMENT: PCCLB
MATTER: Unlicensed Contracting Code Violation; No Permit Code Violation; Advertising Code Violation
CASE NO: CLB-MG25-00138
CLB-MG25-00139
CLB-MG25-00140
CLB-MG25-00141
CLB-MG25-00142
CLB-MG25-00143
INVESTIGATOR: J. Padgett
CITATION(S) NO: CLB-CT25-00084
CLB-CT25-00085
CLB-CT25-00086
CLB-CT25-00087
CLB-CT25-00088
CLB-CT25-00089
DEFENDANT: Danielle N Romack
NOTICE ADDRESS: Danielle N Romack (Defendant)
5300 Bayshore Blvd Apt. 3
Tampa, FL 33611
and
John R. Samaan, P.A. (Defendant's Attorney)
Attn: John R. Samaan, Esq.
1600 E. Robinson Street
Suite 100
Orlando, FL 32803
john@samaan-law.com
and
PCCLB Investigator J. Padgett (Plaintiff's Witness)
Pinellas County Code Enforcement
631 Chestnut Street
Clearwater, FL 33756
and
Robert and Barbara Smith (Plaintiff's Witnesses)
2264 St. Charles Dr.
Clearwater, FL. 33764
VIOLATION ADDRESS: 2264 St. Charles Dr
Clearwater, FL 33764
And
Kitchenstoday.com

VIOLATION(S):

Code Section	Location	Citation # and Violation
22-14 (1)	2264 St. Charles Dr Clearwater, FL 33764	CLB-CT25-00084 Unlicensed contractor engaging in a residential remodel including drywall and carpentry work at a residence in Pinellas County, FL.

22-14 (5)	2264 St. Charles Dr Clearwater, FL 33764	CLB-CT25-00085 Working without a permit while performing a remodel including electrical, plumbing, drywall and carpentry at a residence in Pinellas County, FL.
22-14 (6)	2264 St. Charles Dr Clearwater, FL 33764	CLB-CT25-00086 Unlicensed contractor advertising residential contractor services, via contract, in Pinellas County, FL.
22-14 (6)	2264 St. Charles Dr Clearwater, FL 33764	CLB-CT25-00087 Unlicensed contractor advertising full kitchen remodeling services, via website, in Pinellas County, FL.
489.127(1)(a)	2264 St. Charles Dr Clearwater, FL 33764	CLB-CT25-00088 Unlicensed contractor holding herself out to a homeowner while engaging in a residential remodel at a residence in Pinellas County, FL.
22-14 (1)	2264 St. Charles Dr Clearwater, FL 33764	CLB-CT25-00089 Unlicensed contractor causing consumer harm while engaging in an unpermitted residential remodel at a residence in Pinellas County, FL.

ITEM: 06

DEPARTMENT:

PCCLB

MATTER:

No Permit Code Violation; Unlicensed Contracting Code Violation

CASE NO:

CLB-MG24-00803
CLB-MG24-00804
CLB-MG24-00805
CLB-MG24-00806
CLB-MG24-00807
CLB-MG24-00808
CLB-MG24-00809
CLB-MG24-00810
CLB-MG24-00811
CLB-MG24-00812

INVESTIGATOR:

J. Padgett

CITATION(S) NO:

CLB-CT24-00795
CLB-CT24-00796
CLB-CT24-00798
CLB-CT24-00800
CLB-CT24-00801
CLB-CT24-00802
CLB-CT24-00803
CLB-CT24-00804
CLB-CT24-00805
CLB-CT24-00808

DEFENDANT:

George Frederick Swertfeger

NOTICE ADDRESS:

George Frederick Swertfeger (Defendant)
6500 47th Street, Unit 7
Pinellas Park, FL 33781
Egroeg1617@aol.com

and

PCCLB Investigator J. Padgett (Plaintiff's Witness)
Pinellas County Code Enforcement
631 Chestnut Street
Clearwater, FL 33756

VIOLATION ADDRESS:

Building 17F,
8055 112th St. N.
Seminole, FL 33772
and
Building 21,
11224 82nd Ave. N.
Seminole, FL 33772
and
Building 26
11251 80th Ave. N.
Seminole, FL 33772
and
Building 30
8525 111th St. N.
Seminole, FL 33772
and
Building 31,

8584 111th St. N.
Seminole, FL 33772
and
Building 32
8454 111th St. N.
Seminole, FL 33772
and
Building 33,
8402 111th St. N.
Seminole, FL 33772
and
Building 34,
8396 111th St. N.
Seminole, FL 33772
and
Building 35,
8533 110th St. N.
Seminole, FL 33772

VIOLATION(S):

Code Section	Location	Citation # and Violation
22-14 (5)	Building 17F, 8055 112 th St. N. Seminole, FL 33772	CLB-CT24-00795 General contractor performing unpermitted structural repairs on a commercial building in Pinellas County, FL.
22-14 (5)	Building 21, 11224 82 nd Ave. N. Seminole, FL 33772	CLB-CT24-00796 General contractor performing unpermitted structural repairs on a commercial building in Pinellas County, FL.
22-14 (5)	Building 26, 11251 80 th Ave. N. Seminole, FL 33772	CLB-CT24-00798 General contractor performing unpermitted structural repairs on a commercial building in Pinellas County, FL.
22-14 (5)	Building 30 8525 111 th St. N. Seminole, FL 33772	CLB-CT24-00800 General contractor performing unpermitted structural repairs on a commercial building in Pinellas County, FL.
22-14 (5)	Building 31, 8584 111 th St. N. Seminole, FL 33772	CLB-CT24-00801 General contractor performing unpermitted structural repairs on a commercial building in Pinellas County, FL.

22-14 (5)	Building 32, 8454 111 th St. N. Seminole, FL 33772	CLB-CT24-00802 General contractor performing unpermitted structural repairs on a commercial building in Pinellas County, FL.
22-14 (5)	Building 33, 8402 111 th St. N. Seminole, FL 33772	CLB-CT24-00803 General contractor performing unpermitted structural repairs on a commercial building in Pinellas County, FL.
22-14 (5)	Building 34, 8396 111 th St. N. Seminole, FL 33772	CLB-CT24-00804 General contractor performing unpermitted structural repairs on a commercial building in Pinellas County, FL.
22-14 (5)	Building 35, 8533 110 th St. N. Seminole, FL 33772	CLB-CT24-00805 General contractor performing unpermitted structural repairs on a commercial building in Pinellas County, FL.
22-14 (1)	Building 35, 8533 110 th St. N. Seminole, FL 33772	CLB-CT24-00808 General contractor causing consumer harm by abandoning a project for structural repairs at a commercial property in Pinellas County, FL.

ITEM: 07**Continued to June 9, 2025**

DEPARTMENT:

PCCLB

MATTER:

Unlicensed Contracting Code Violation

CASE NO:

CLB-MG25-00126

INVESTIGATOR:

C. Ferland

CITATION(S) NO:

CLB-CT25-00126

DEFENDANT:

Jonathan Brett McParland

NOTICE ADDRESS:

Jonathan Brett McParland

2218 Toniwood Ln

Palm Harbor, FL 34685

Bmcparland72@gmail.com

and

PCCLB Investigator C. Ferland (Plaintiff's Witness)

Pinellas County Code Enforcement

631 Chestnut Street

Clearwater, FL 33756

VIOLATION ADDRESS:

385 Georgia Ave

Crystal Beach, FL 34681

VIOLATION(S):

Code Section	Location	Citation # and Violation
22-14 (1) 489.103(7)a	385 Georgia Ave Crystal Beach, FL 34681	CLB-CT25-00017 Willfully disregarding homeowners exemption by signing the homeowners affidavit then selling the property within one year in Pinellas County, FL.