

PINELLAS COUNTY CODE ENFORCEMENT SPECIAL MAGISTRATE AGENDA

September 19, 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 Petitioners / Respondents / Witnesses
3. Cases:
 - a. New Cases
 - b. Rehearings / Reconsiderations
 - c. Petitions
4. County Attorney Matters (as needed)
5. Adjournment / Hearing Closed

9:00 A.M.

ITEM: 01

DEPT: Code Enforcement
MATTER: Respondent's Second Request for an Extension of Time
CASE NO: CCM-25-00019
OFFICER: B. Hughes
OWNER: Driscoll, Daniel D Jr TRE
NOTICE ADDRESS: Driscoll, Daniel D Jr TRE
3043 58th Ave. N. Land Trust
5761 75th Ave. N.
Pinellas Park, FL 33781-3335
and
Law Office of Jovic & Koulianos, P.A.
Attn: Dan Jovic, Esq. (Attorney for Respondent)
2999 Alt-19 N.
Ste. A
Palm Harbor, FL 34683
DAN@JOCICLAW.COM
And
Pinellas County Sheriff's Office
Deputy J. Hulme (Witness for Petitioner)
10750 Ulmerton Rd.
Largo, FL 33778
JHULME@PCSONET.COM
VIOLATION ADDRESS: 3043 58th Ave. N.
St. Petersburg, FL 33714

VIOLATION(S):

Code Section	Location	Violation
138-3220 (ZO)	3043 58 th Ave. N. St. Petersburg, FL 33714	The outdoor storage of items not appropriate for outdoor storage to include but not limited to truck topper, plastic crates/bins, pallets, coolers, ladders, storage totes, indoor furniture, buckets, tarps, dog crate, washing machine, hand cart, cardboard boxes, tools pots/pans, gas cans, and other miscellaneous items. The outdoor storage of permissible items not screened from public view to include refuse containers.
58-304 (TD)	3043 58 th Ave. N. St. Petersburg, FL 33714	An accumulation of trash and debris was present on property to include but not limited to discarded fence sections, trash bags, tree debris, and other miscellaneous trash. Untended growth of vegetative matter (overgrowth) and an excessive accumulation of weeds

		or other plant material was present on property.
22-298 (MH)	3043 58 th Ave. N. St. Petersburg, FL 33714	Occupying a dwelling(s) not connected to a source of electric power.
22-299 (MH)	3043 58 th Ave. N. St. Petersburg, FL 33714	Windows in multiple structures are not weathertight/watertight with cracks and holes in the windowpanes. Exterior walls are not in sound condition and good repair with rotted wood, wood without protective treatment (paint), not weathertight/watertight with openings to the exterior, chipped/peeling paint, algae like substance and staining present, and using materials not solely professionally manufactured for the purposes of storm protection (plywood, plastic, tape, tarps, and similar items). Multiple dwellings in dilapidated condition (Lot 4 and 24).

ITEM: 02

DEPT:

MATTER:

CASE NO:

OFFICER:

OWNER:

NOTICE ADDRESS:

Continued from August 15, 2025

Code Enforcement

Minimum Housing Code Violation(s); Trash and Debris Code Violation(s); Zoning Code Violation(s)

CCM-25-00048

B. Hughes

Technology Development Consultants LLC TRE

Strategic Trust Holdings 74th St N Land Trust

Technology Development Consultants LLC TRE

Strategic Trust Holdings 74th St N Land Trust

P.O. Box 752

Dunedin, FL 34697-0752

And

Technology Development Consultants LLC TRE

Strategic Trust Holdings 74th St N Land Trust

18167 US Hwy 19 N

Ste. 250

Clearwater, FL 33764

And

Hixson Law Group, PLLC, Registered Agent For

Technology Development Consultants LLC TRE

Strategic Trust Holdings 74th St N Land Trust

18167 US Hwy 19 N

Ste. 250

Clearwater, FL 33764

And

International Technology Logistics, LLC

Technology Development Consultants LLC TRE

Strategic Trust Holdings 74th St N Land Trust

18167 US Hwy 19 N

Ste. 250

Clearwater, FL 33764

VIOLATION ADDRESS:

5100 74th St. N

St. Petersburg, FL 33709

VIOLATION(S):

Code Section	Location	Violation
22-299 (MH)	5100 74 th St. N St. Petersburg, FL 33709	The roof and all portions of the roof are not free from defects with deteriorated wood and damaged/missing sections of the soffit. Window panes are missing, have cracks/holes, and plywood covering window for longer than a period of 90 days. Accessory structure (shed) is in disrepair with large amount of rust and damaged siding. Electric box is missing a cover.

58-304 (TD)	5100 74 th St. N St. Petersburg, FL 33709	Untended growth of vegetative matter (overgrowth) was present on property. An accumulation of trash and debris was present on property to include discarded tires, broken tiles or similar material, vegetative debris, and discarded plastic.
138-3703 (ZO)	5100 74 th St. N St. Petersburg, FL 33709	Fence is in disrepair with missing pickets and leaning/unsecure sections.

ITEM: 03

DEPT: Code Enforcement
MATTER: Petitioner's Motion to Initiate Foreclosure
CASE NO: CFC-25-00010
OFFICER: B. Hughes
OWNER: Swiridenko, Maria Est.
NOTICE ADDRESS: Swiridenko, Maria Est.
4060 42nd Ave. N.
St. Petersburg, FL 33714-4346
And
All Unknown Spouses and Heirs of
Swiridenko, Maria Est.
4060 42nd Ave. N.
St. Petersburg, FL 33714-4346
And
Marie Swiridenko, Est.
4060 42nd Ave. N.
St. Petersburg, FL 33714-4346
And
Wasil Swiridenko and/or Maria Swiridenko
4060 42nd Ave. N.
St. Petersburg, FL 33714-4346
And
Anna Swiridenko Swan
4060 42nd Ave. N.
St. Petersburg, FL 33714-4346
And
Maria Barth Swiridenko
Maria B Swirindenکو
4060 42nd Ave. N.
St. Petersburg, FL 33714-4346
And
Tammy Lynn Swiridenko
Tammy Dunkle Swiridenko
419 Davison Ave. NE
Saint Petersburg, FL 33703
and
Tammy Lynn Swiridenko
Tammy Dunkle Swiridenko
6622 18th St. N.
Saint Petersburg, FL 33702
TETE1107@AOL.COM
And
Iwan Swiridenko
4060 42nd Ave. N.
St. Petersburg, FL 33714-4346
And
Iwan Swiridenko
3701 58th Ave. N.
Saint Petersburg, FL 33714
And
Tony W Swiridenko

4060 42nd Avenue North
St. Petersburg, FL 33713
VIOLATION ADDRESS: 4060 42nd Avenue North
St. Petersburg, FL 33713

ITEM: 4

DEPT:	Code Enforcement
MATTER:	Petitioner's Motion to Initiate Foreclosure
CASE NO:	CFC-25-00011
OFFICER:	B. Hughes
OWNER:	Burdge, Bryan
	Burdge, Mindy Jean
NOTICE ADDRESS:	Burdge, Bryan
	Burdge, Mindy Jean
	7800 46 th Ave N.
	St. Petersburg, FL 33709-2353
VIOLATION ADDRESS:	7800 46 th Ave N.
	St. Petersburg, FL 33709

ITEM: 05

DEPT:

MATTER:

CASE NO:

OFFICER:

OWNER:

NOTICE ADDRESS:

Continued from August 15, 2025

Code Enforcement

Minimum Housing Code Violation(s); Inoperable Vehicle
Code Violation(s); Trash and Debris Code Violation(s);
Zoning Code Violation(s)

CCM-25-00052

D. Devol

Key, Sandra Est

Key, Sandra Est

11693 127th Ave.

Largo, FL 33778-1557

And

Sandra Smith Cooper

11693 127th Ave.

Largo, FL 33778

And

Darrion Key

Christopher Samuel

Carl Smith

11693 127th Ave.

Largo, FL 33778

And

Jasmine Cooper

Nicole Cooper

30741 Lanesborough Cir

Wesley Chapel, FL 33543-3921

And

Nicole Denise Cooper

11693 127th Ave.

Largo, FL 33778

And

Darrin William Key

Darrin W Key

3741 38th Way S

Apt B

Saint Petersburg, FL 33771

And

Darrin Key

5138 Foxbridge Cir N

Apt. 74

Clearwater, FL 33760

VIOLATION ADDRESS: 11693 127th Ave.

Largo, FL 33778-1557

VIOLATION(S):

Code Section	Location	Violation
22-299 (MH)	11693 127 th Ave. Largo, FL 33778-1557	Dwelling has defects in need of repair to include but not limited to: windows with torn and/or missing window screens. Exterior walls have areas of peeling paint.

58-270 (IV)	11693 127 th Ave. Largo, FL 33778-1557	Parking/storing of and inoperable vehicle on the property to include but not limited to; Black Range Rover FL tag 49C-BNZ expired 4/24 with no current registration sticker affixed.
58-304 (TD)	11693 127 th Ave. Largo, FL 33778-1557	An accumulation of discarded items scattered around the front and sides of the property, ie. cardboard boxes, white bags of trash, cinder blocks and other noxious items.
138-3703 (ZO)	11693 127 th Ave. Largo, FL 33778-1557	Failure to maintain a chain link fence in a state of good repair, ie. leaning posting and detached fence section.