



CODE ENFORCEMENT SPECIAL MAGISTRATE HEARING AGENDA

ST. LUCIE COUNTY

Regular Meeting

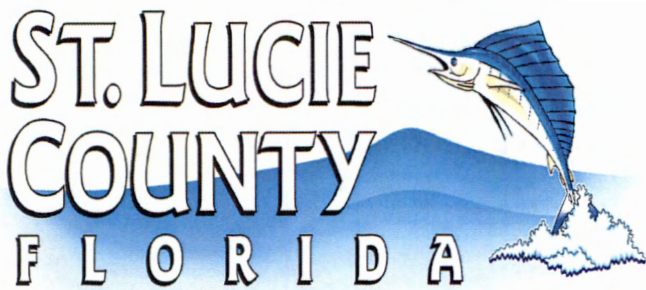
Wednesday, May 6, 2026

9:00 AM

St. Lucie County Administration Annex
Board of County Commissioners
Commission Chambers

SPECIAL MAGISTRATE

Jack Krieger, Esquire



Code Enforcement Special Magistrate

May 6, 2026 at 9:00 a.m.
Board of County Commissioners
Building and Code Regulation Division
Commission Chambers

*****Please note that Code Enforcement Special Magistrate Hearings are Quasi-Judicial*****

- I. CALL TO ORDER
- II. PLEDGE TO THE FLAG
- III. APPROVAL OF MINUTES OF: April 1, 2026
- IV. SWEAR IN STAFF MEMBERS
- V. PUBLIC COMMENTS
- VI. CONSENT AGENDA

Stipulation Agreement: Muriel V. MVC Marina Properties, LLC – Case No. 2512-116390
Stipulation Agreement: George D. & Deidre K. Sincox – Case No. 2601-116526

****Unless otherwise stated the Code Enforcement Special Magistrate will accept and adopt the Consent Agenda as submitted by staff****

NOTE: THE NEXT CODE ENFORCEMENT SPECIAL MAGISTRATE HEARING WILL BE HELD ON JUNE 3, 2026, IN THE COMMISSIONER CHAMBERS OF THE ROGER POITRAS ANNEX AT 9:00 A.M.

NOTE: PLEASE TAKE NOTICE THAT ON THE 1ST WEDNESDAY OF THE MONTH AFTER THE DATE GIVEN FOR COMPLIANCE, AT 9:00 OR AS SOON THEREAFTER AS MAY BE HEARD, A FINE HEARING WILL BE HELD IF THE VIOLATION IS NOT ABATED BY THE GIVEN COMPLIANCE DATE

NOTICE: All proceedings before the St. Lucie County Code Enforcement Special Magistrate, St. Lucie County, Florida, are electronically recorded. Any person who decides to appeal any action taken by the Code Enforcement Special Magistrate at this meeting will need a record of the proceedings, and for such purpose 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 to be based. Upon the request of any party to the proceedings, individuals testifying during a hearing will be sworn in. Any party to the proceeding will be granted an opportunity to cross-examine any individual testifying during a hearing upon request. Written comments received in advance of public hearing will also be considered.

Anyone with a disability requiring accommodation to attend this meeting should contact the St. Lucie County Safety & Risk Manager at (772) 462-1783 or TDD (772) 462-1428 at least forty-eight (48) hours prior to the meeting.

ALL DEFAULT CASES WILL RECEIVE STAFF RECOMMENDATION.

VII. FINE HEARINGS:

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| 1.) PACIFIC CREEK, LLC | CASE NO. 105578 |
| 2.) PACIFIC CREEK, LLC | CASE NO. 105579 |
| 3.) GARY D. WHITE & LISA L. WHITE | CASE NO. 2310-111948 |
| 4.) DURENE OAKLEY | CASE NO. 2601-116529 |
| 5.) SOPHIA BENTLEY WATKINS
SEBRENA BERNADETTE WATKINS | CASE NO. 2503-114710 |
| 6.) PRECISION RENTALS & INVESTMENTS, LLC | CASE NO. 2511-116210 |
| 7.) EFTX, LLC | CASE NO. 2508-115680 |
| 8.) PATTY E. CHATHAM | CASE NO. 2508-115532 |
| 9.) LESLIE BASS | CASE NO. 2511-116202 |
| 10.) MICHAEL E. FILORAMO (TR) AND
ELISA C. FILORAMO (TR) | CASE NO. 2504-114865 |

VIII. VIOLATION HEARINGS:

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| 1.) HASAN DILMAGHANI | CASE NO. 2506-115234 |
| 2.) J&J LAWN & LANDSCAPING, LLC | CASE NO. 2512-116411 |
| 3.) ROUSE FORT PIERCE, LLC
BOGART PLACE PROPERTIES, LLC
GREYSTONE DEBT ACQUISITIONS, LLC | CASE NO. 2510-116029 |
| 4.) BERRY FLIP, LLC | CASE NO. 2602-116647 |
| 5.) JOHN E. MARIA E. COVARRUBIAS | CASE NO. 2602-116700 |
| 6.) WARREN S. & SONJA CORBETT II | CASE NO. 2603-116828 |
| 7.) RICHARD & ANN T. CAPELLI | CASE NO. 2602-116707 |
| 8.) JEREMY SPEARS | CASE NO. 2603-116823 |

IX. REPEAT VIOLATION HEARING: NONE

X. REFERRAL TO THE BOARD OF COUNTY COMMISSIONERS: NONE.

XI. FINE REDUCTION HEARING: NONE

XII. OTHER BUSINESS: NONE

XIII. STAFF BUSINESS: NONE

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