

**CITY OF OCOEE**  
**Code Enforcement Special Magistrate**  
**July 17, 2025**

**CALL TO ORDER**

Special Magistrate James A. Fowler called the Code Enforcement Special Magistrate Hearing to order at 1:00 p.m. in the Commission Chambers of City Hall, located at 1 North Bluford Ave, Ocoee, Florida.

**SWEARING IN OF WITNESSES**

Code Enforcement Clerk Maiya Decruiz administered the oath to the Code Enforcement Officers and to anyone intending to speak regarding a case presented today.

**CONTINUED**

**CASE NO 2025-01517**

OFFICER DIAZ	2707 REW CIRCLE	SCHREIBER, GRANT, RESISTRED AGENT SOUTHEASTERN CREDIT UNION SOLUTIONS LLC
Continued to August 21, 2025		

**CASE NO 2025-01876**

OFFICER DIAZ	10751 W COLONIAL DR	RACETRAC INC COPORATE CREATIONS NETWORK INC
Continued to August 21, 2025		

**NEW CASES**

**CASE NO 2025-01315**

OFFICER DIAZ	10840 W COLONIAL DR	CASE DARON A CASE DEBORAH R
Violation Cited: §168-6. G(i). & §165-3. A.		
Summary: §168-6. G(i). - Overnight parking of commercial vehicles, tractor trailers, boats, recreational vehicles, campers, or motor homes shall be prohibited within parking lots not specifically designed for that purpose. §165-3. A. - No person shall keep any abandoned or junk vehicle on any public property or any private property.		

**Observation:**

§ 168-6. G(i). – Parking A Commercial Vehicle on the Property Overnight.  
§165-3. A. – Red Untagged/Expired Tag/Inoperable Vehicle on the Property.

**Officer Diaz** presented the case and gave its history. She further explained that as of July 17, 2025, the property is still in non-compliance. On July 05, 2025, the vehicle was moved from the property and as of today the property is in compliance. She explained that the property has a history of repeating the same violation and while the property is currently in compliance asked if the property were to repeat the violation, then the case may be handled as a repeat case.

**Conclusion:**

Special Magistrate James A. Fowler ordered that in Case #2025-01315, the respondent be found in violation as cited as of May 01, 2025, and since the property is currently in compliance there will be no fines imposed, however, if the property were to repeat the violation, then the case may be presented as a repeat case.

**CASE NO 2025-01873**

OFFICER DIAZ	104 MAGUIRE RD	SINGH SARA
Violation Cited: §115-3. A. (3).  Summary: §115-3. A. (3). - No person shall allow or allow to remain any Junk or Debris classified as a nuisance or menace to public health, safety and welfare.		

**Observation:**

§ 115-3. A. (3). – Trash And Debris Throughout the Property

Officer Diaz presented the case and gave its history. She further explained that as of July 17, 2025, the property is still in non-compliance. The City asked for an Order of Compliance and Impose within 15 days, or thereafter to be fined \$50.00 per day, per violation, until the property comes into compliance.

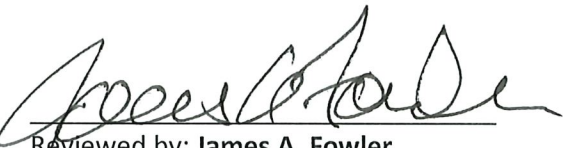
**Conclusion:**

Special Magistrate James A. Fowler ordered that in Case #2025-01873, the respondent be found in violation as cited as of June 04, 2025, and be given until August 01, 2025, to come into compliance or be fined \$50.00 per day until found in compliance.

**ADJOURNMENT**

Meeting adjourned at 1:10 p.m.

  
Prepared by: **Maiya Decruiz**  
Code Enforcement Clerk

  
Reviewed by: **James A. Fowler**  
Code Enforcement Hearing Special Magistrate