



ADMINISTRATIVE APPEAL APPLICATION

City of New Port Richey
Development Department
City Hall, 5919 Main Street, 1st Floor
New Port Richey, FL 34652
Phone (727) 853-1039 Fax (727) 853-1052

CASE # 2019-01
 DRC Date: _____
 Council Date: _____
 Date Received: _____

RECEIVED

AUG 23 2019

DEVELOPMENT DEPARTMENT
CITY OF NEW PORT RICHEY

*** Please print legibly or use fillable form ***

- Submit original signed and notarized application
- Submit \$400 application fee

PETITIONER AND REPRESENTATIVE INFORMATION:

Petitioner(s): Laura Gordillo

Mailing Address: 18823 Park Key Circle, Houston, TX 77084
(Street, City, State, Zip Code for all owners)

Daytime Phone Number: 305-801-4837 **Fax Number:** _____

Email or Alternate Contact Information: laurabutterdutter@yahoo.com

Representative(s) of Petitioner(s): Gregory Jon Gordillo

Relationship to Petitioner(s): Son

Mailing Address: 11007 Aspen Reserve Way, Houston, TX 77043
(Street, City, State, Zip Code)

Daytime Phone Number: 281-646-6278 **Fax Number:** _____

Email or Alternate Contact Information: ggordillo88@outlook.com

Who is the PRIMARY contact for this application? Gregory Jon Gordillo - Representative of Petitioner

SUBJECT PROPERTY INFORMATION:

General Location: 5242 BOUGENVILLE DRIVE, New Port Richey, FL 34652

Street Address: 5242 BOUGENVILLE DRIVE

Size of Site: _____ square feet _____ acres

Legal Description: JASMINE HTS NO 1 PB 6 PG 74 LOT 20 OR 5109 PG 108 OR 9618 PG 712

Parcel Number(s): 17-26-16-029A-00000-0200

Existing Categories: Zoning District: 00R2 Land Use Category: _____

Existing Use and Size: Single Family Residential - 1704 Sq. Feet
(Existing number of dwelling units or square footage of non-residential use on the property)

REQUESTED APPEAL:

I am petitioning the City of New Port Richey to consider an appeal of an administrative decision made by:

_____ *(state title and/or position, i.e. Building Official, City Manager, etc.)*

This decision involves (state nature of decision)

This decision was made on _____ 20 _____. My appeal has been submitted within 30 days from that decision.

The basis of the appeal is as follows (attach additional sheets as necessary):

See attached letter - Appendix A

NOTE FOR QUASI-JUDICIAL PROCEEDINGS:

I understand the hearing process to review this application is considered quasi-judicial and operates much like a court of law. Board and City Council members act in a similar capacity as a judge and must govern themselves in accordance with the basics of due process in making decisions. I understand that contact with any of these members about my application should be avoided. I also understand these members have been instructed to avoid all such conversations with applicants or people in opposition to or support the case. I further understand that decisions will be made based on evidence and testimony that was presented at scheduled public hearings and not on information gathered outside of these hearings.

ATTENDANCE AT MEETINGS:

The petitioner or petitioner's representative needs to be present at all meetings. Call Development Department Staff 727-853-1039 to find out when this case will be scheduled.

AUTHORIZATION FOR PETITIONER'S REPRESENTATIVE(S):

I Laura Gordillo, petitioner, hereby authorize Gregory Jon Gordillo to act as my representative(s) in all matters pertaining to the processing of this application. I agree to be bound by all representations and agreements made by the designated representative.

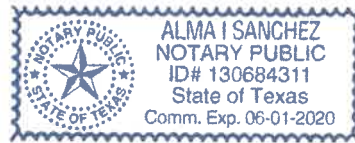
Signature of Petitioner(s): Laura Gordillo

Date: 8-2-2019

Subscribed and sworn to before me this 2nd day of August, 2019 who is personally known to me and/or produced Laura Gordillo as identification.

STATE OF FLORIDA, COUNTY OF PASCO Harris

Notary Public Alma Sanchez



My Commission Expires: 06/01/2020

PETITIONER'S AFFIDAVIT:

I Gregory Jon Gordillo, petitioner or authorized representative, certify that I have read and understand the contents of this application. The information contained in this application, attached exhibits and other information submitted is complete and in all aspects true and correct, to the best of my knowledge. (Applications which are filed by corporations must bear the seal of the corporation over the signature of an officer authorized to act on behalf of the corporation.)

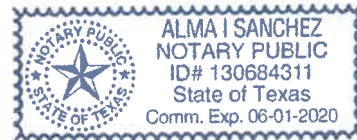
Signature of Petitioner or Authorized Representative: [Signature]

Date: 02 Aug 2019

Subscribed and sworn to before me this 2nd day of August, 2019 who is personally known to me and/or produced Gregory Jon Gordillo as identification.

STATE OF FLORIDA, COUNTY OF PASCO Harris

Notary Public Alma Sanchez



My Commission Expires: 06/01/2020



Construction Services

1519 Chandler Ave
Clearwater, FL
33755
Ph:727-657-1159
Email:office@asper
inc.com

RE: 5242 Bougenville Dr, New Port Richey, FL 34652 - Appeal of Demolition Order

Contractor: Asper Construction Services Inc, Jeffrey McGill, President (State of Florida Residential Contractor License # CRC1327995)

Project Manager: Manage You INC, Brent Venderley, President (State of Florida Real Estate Agent License # SL3370247)

City of New Port Richey,

The outline on the following page is accompanied by the corresponding Detailed Itemization starting after the Summary section of the outline. The purpose of outline and itemization is to successfully appeal the City's order for demolition against the property commonly known as 5242 Bougenville Dr, New Port Richey, FL 34652.

Below we have outlined three phases of work to be completed, each with a time in weeks until completion. For a further detailed timeline and itemization of costs, please see the Detailed Itemization section that follows the outline and summary.

Once the appeal is successful; the permitting process will commence immediately. All parties have been a part of this outlined plan and agree to the timeline, work to be completed, and costs associated with the itemized list of work.

This document is Scope of Work Contract signed by all parties, and contingent upon the successful appeal of the City of New Port Richey's demolition order, attached to the above mentioned property.

Thank you for your consideration!

PHASE I - Permitting (1 Week)

- Asper Constructions Services Inc will apply for the appropriate permits below within one week of the successful appeal of the City's demolition order.
 - General Contractor permit
 - Window Door permit
 - Plumbing/Water Heater permit
 - Roofing permit (if applicable)
 - Electrical (sub-contractor)
 - Mechanical/AC (sub-contractor)

PHASE II - Clean Out/Demolition (2 Weeks from time of approved permits)

- Cleanout of all trash and debris from the interior of the house into a rented dumpster for removal.
- Demolition, tear down and cleanup of 16x30 FST01 porch attached to the back of the property. All debris will be loaded into a rented dumpster for removal.

PHASE III - Remodeling (14 Weeks)

- Minor Roofing Repairs
- Exterior Repairs
 - Windows/Doors
 - Exterior Paint
 - Landscaping
- Interior Paint and Floors
- Interior Kitchen and Bath Repairs
- Kitchen Counters
- Interior Finishes
- Interior and Exterior Punch Out List
- Misc. Repair Overrun

SUMMARY:

In summary, once the appeal is successful it will take approximately one week for Asper to apply for the appropriate permits.

Once the permits are approved, work will commence immediately starting with Phase II (outlined above) and continue through Phase III until the cleanout, back porch demolition, and remodeling are completed. This will be a sixteen week timeline from the time permits are approved.

That is seventeen week total timeframe from the start of the permitting process to completion, NOT including the time it will take for permit approvals. We do realize that time is of the essence and will work diligently through the permitting process in a timely manner.

Thanks again for your consideration.

Detailed Itemization

5242 Bougenville Dr - Repair Timeline	Time in Weeks
Cleanout and Demolition of FST01	2.00
Roof Repairs (where needed)	1.50
Exterior Repairs, Window Repair, Paint, Landscaping	2.50
Interior Paint and Floors	2.50
Interior Kitchen and Bath Repairs	2.00
Kitchen Counters	1.00
Interior Finishes	2.00
Interior and Exterior Punch Out List	1.50
Misc Timeline Overrun	1.00
Total Project Timeline	16

Non-Material Improve. Costs (Outside FEMA Rule)	
Item	Total
Demolition and Cleanout	
Interior Cleanout	\$500.00
Demolition of 16x30 FST01	\$1,100.00
Trash Hauling	\$1,780.00
Sub Total	\$3,380.00

Landscaping	
Mulch	\$325.00
Plants	\$260.00
Labor	\$320.00
Sub Total	\$905.00
Appliances	
Dishwasher	\$250.00
Stove	\$450.00
Refrigerator	\$800.00
Sub Total	\$1,500.00
Total of Non-Material Improvement Costs	
	\$5,785.00
Material Improve. Costs (Included in FEMA Rule)	
Item	Total
Kitchen	
Counters material and labor	\$525.00
Cabinet hardware	\$170.00
Sink	\$85.00
Faucet	\$95.00
General Labor	\$600.00
Sub Total	\$1,475.00
Bathroom	
Single Small Vanity	\$290.00
Faucet	\$47.00
Toilet	\$114.00
Tile Glazing	\$500.00
Accessories	\$175.00
General Labor	\$525.00
Sub Total	\$1,651.00
Paint	
Interior 5 gals	\$290.00
Exterior 5 gallons	\$345.00

Primer 5 gallons	\$260.00
Exterior Labor	\$1,200.00
Interior Labor	\$1,300.00
Pressure Wash Ext	\$250.00
Sub Total	\$3,645.00
Carpentry	
Misc Carpentry	\$260.00
Baseboards materials	\$240.00
General Labor	\$350.00
Sub Total	\$850.00
Windows/Doors	
Partial window door replace	\$1,100.00
Partial window replace labor	\$825.00
Remainder window repair	\$350.00
Door knobs and hardware replace	\$320.00
Sub Total	\$2,595.00
Flooring	
Terrazzo Refinish	\$1,250.00
Sub Total	\$1,250.00
Drywall	
Repair	\$375.00
Sub Total	\$375.00
GC Work	
Stucco Repair	\$850.00
Sub Total	\$850.00
Electrical	
New Panel	\$1,700.00
Wiring for window A/C units	\$600.00
Light fixtures, fans	\$360.00
Plugs, switches, plates, bulbs	\$225.00
Labor	\$480.00
Sub Total	\$3,365.00
Plumbing	
Water Heater	\$290.00
Misc supply lines and valves	\$180.00
Labor	\$450.00

Sub Total	\$920.00
HVAC	
4 Window units	\$1,290.00
Installation labor	\$500.00
Sub Total	\$1,790.00
Roof	
Torch Down Repairs	\$3,200.00
Sub Total	\$3,200.00
Material and Labor Costs	
	\$21,966.00
5% Misc Underrun	\$1,098.30
TOTAL ESTIMATED REPAIR COSTS	\$23,064.30

Greg Gordillo

Date

Jeffrey McGill

Asper Construction Services Inc

9/4/19

Date

[Signature]

Manage You INC

Date



NEW PORT RICHEY

5919 MAIN STREET • NEW PORT RICHEY, FL 34652 • 727.853.1016

Notice to Owner/Interested Parties Demolish Slum or Blighted Structure Article VI, Chapter 6 of the Code of Ordinances

SENT VIA CERTIFIED MAIL – RETURN RECEIPT REQUESTED

August 9, 2019

To Owners and Interested Parties:

The structure located at 5242 Bougenville Drive, New Port Richey, FL 34652 has been determined by the City of New Port Richey Building Official to be a slum or blighted structure that meets the criteria for demolition in accordance with Article VI, Chapter 6, New Port Richey Code. This structure poses an immediate and manifest danger to life, health or safety of the general public or occupant.

Owners of Property and Interested Parties as reflected in the Public Records of Pasco County:

Ms. Laura Gordillo
5242 Bougenville Drive
New Port Richey, FL 34652

Ms. Laura Gordillo
18823 Park Key Cir
Houston, TX 77084-2274

Mr. Greg Gordillo
11007 Aspen Reserve Way
Houston, TX 77043

William Leighton (Deceased)
5242 Bougenville Drive
New Port Richey, FL 34652

Maria Leighton
7606 W. 170th Place
Tinely Park, IL 60477

Mike Fasano, Tax Collector
P.O. Box 276
Dade City, FL 33526

The Estate of William Leighton
c/o Robert N. Altman
5614 Grand Blvd.
New Port Richey, FL 34652

Parcel ID: 17-26-16-029A-00000-0200

Legal Description: Lot 20, Unit #1, Jasmine Heights Subdivision, City of New Port Richey, Florida, said Lot, unit and subdivision being numbered and designated in accordance with the plat of said subdivision as same appears of record in the Office of the Clerk of the Circuit Court in Plat Book 6, Page 74, Public Records of Pasco County, Florida.

THE STRUCTURE SHALL BE VACATED AND SHALL NOT BE OCCUPIED

- Section 6-185(1) - The structure, or a portion thereof has been extensively damaged by fire flood, wind, or other natural phenomena such that the building or structure is substantially destroyed or poses an immediate and manifest danger to the life, health, or safety of the general public or occupant.

- Section 6-185(2) – The structure is so unsanitary or so utterly fails to provide the amenities essential to decent living that it is manifestly unfit for human habitation, or is likely to cause sickness or disease, so as to work injury to the life, health or safety on the general public or occupant. “Amenities essential to decent living” include, but are not limited to, the availability of potable water, at least one (1) working toilet, and protection from exposure to the elements.
- Section 6-185(4) - The condition of the structure, or a portion thereof, poses an immediate threat to life or property by fire or other causes.

The attached order will be posted on the property on **Friday, August 9, 2019**. The owner(s) of this structure shall demolish this structure and clear the entire site by **Tuesday, October 8, 2019 (60 days from posting the order)**. The owner(s) or any other interested party may appeal this finding within **30 days of the date the order is posted (by Monday, September 9, 2019)**. The appeal shall be by written petition to: Development Director, 5919 Main Street, New Port Richey, FL 34652 (727-853-1039) and must be accompanied by the required \$400 filing fee or a sworn financial statement showing inability to pay the filing fee, and include all submittal requirements as provided in Code Section 6-190 (a) – (c). Only completed appeal applications are accepted.

Failure to appeal within 30 days or demolish within 60 days will cause the City of New Port Richey to have this structure demolished and cleared at the owner(s) expense without further notice or hearing. Demolition clearance will include all tangible personal property on the site.

Sincerely,



Marvin Dryden
Building Official

Copy: Development Department
City Attorney
City Manager
Code Enforcement

Enclosures: Order to Demolish Slum or Blighted Structure
Article VI, Chapter 6 of the Code of Ordinances



RICK SCOTT, GOVERNOR

JONATHAN ZACHEM, SECRETARY



STATE OF FLORIDA
DEPARTMENT OF BUSINESS AND PROFESSIONAL REGULATION
CONSTRUCTION INDUSTRY LICENSING BOARD

THE RESIDENTIAL CONTRACTOR HEREIN IS CERTIFIED UNDER THE
PROVISIONS OF CHAPTER 489, FLORIDA STATUTES



LICENSE NUMBER: CRC1327995

EXPIRATION DATE: AUGUST 31, 2020

Always verify licenses online at MyFloridaLicense.com



Do not alter this document in any form.

This is your license. It is unlawful for anyone other than the licensee to use this document.



RICK SCOTT, GOVERNOR

JONATHAN ZACHEM, SECRETARY



STATE OF FLORIDA
DEPARTMENT OF BUSINESS AND PROFESSIONAL REGULATION
CONSTRUCTION INDUSTRY LICENSING BOARD

THE ROOFING CONTRACTOR HEREIN IS CERTIFIED UNDER THE
PROVISIONS OF CHAPTER 489, FLORIDA STATUTES



LICENSE NUMBER: CCC1329650

EXPIRATION DATE: AUGUST 31, 2020

Always verify licenses online at MyFloridaLicense.com



Do not alter this document in any form.

This is your license. It is unlawful for anyone other than the licensee to use this document.



RICK SCOTT, GOVERNOR

JONATHAN ZACHEM, SECRETARY



STATE OF FLORIDA
DEPARTMENT OF BUSINESS AND PROFESSIONAL REGULATION
CONSTRUCTION INDUSTRY LICENSING BOARD

THE PLUMBING CONTRACTOR HEREIN IS CERTIFIED UNDER THE
PROVISIONS OF CHAPTER 489, FLORIDA STATUTES

MCGILL, JEFFREY MARC

ASPER INC.
323 9TH AVE N
SAFETY HARBOR FL 34695

LICENSE NUMBER: CFC1428875

EXPIRATION DATE: AUGUST 31, 2020

Always verify licenses online at MyFloridaLicense.com



Do not alter this document in any form.

This is your license. It is unlawful for anyone other than the licensee to use this document.



RICK SCOTT, GOVERNOR

KEN LAWSON, SECRETARY



STATE OF FLORIDA
DEPARTMENT OF BUSINESS AND PROFESSIONAL REGULATION
DIVISION OF REAL ESTATE

THE SALES ASSOCIATE HEREIN IS LICENSED UNDER THE
PROVISIONS OF CHAPTER 475, FLORIDA STATUTES

VENDERLEY, BRENT A

2840 W BAY DR 258

BELLEAIR BLUFFS FL 33770

LICENSE NUMBER: SL3370247

EXPIRATION DATE: SEPTEMBER 30, 2018

Always verify licenses online at MyFloridaLicense.com



Do not alter this document in any form.

This is your license. It is unlawful for anyone other than the licensee to use this document.

APPENDIX A

Date: 1 August 2019

From: Laura Dale Gordillo
laurabutterdutter@yahoo.com
(305) 801-4837

Subject: Administrative Appeal Application for Demolish order

Property: 5242 Bougenville Drive, New Port Richey, FL

To: The City of New Port Richey

This letter is to serve as a formal appeal of the demolition order that was placed on 5242 Bougenville Drive.

My family purchased this home in December of 1962. Shortly thereafter, the city came along and asked my grandmother if she would donate the portion of land in our front yard for future use to build a pump system, so the neighborhood doesn't flood from all the rain water that runs into the nearby pond. She agreed. The Lift system the city has built there to carry all the excess water over to the Gulf is actually on our property that was donated by my grandmother. I am willing to work with the city to remedy the situation in order to remove the order for demolition. Unlike previous incidents, we did not receive prior notice of violation that would have allowed us to action to prevent the demolish order.

I have diligently paid the property taxes every November since 2002 when my mother passed away who I inherited the house from. The house is also structurally sound. I have also complied with every code violation that has been issued. In May of 2015, the City requested that we pressure-wash and paint the house, which I complied with within 30 days at a cost of \$2550. In 2016, the City ordered that all the plywood be removed from windows and all broken windows fixed, which was done and \$2485 was paid for that. I pay \$23.68 each month for the water bill, and the water has been disconnected for years.

Then, in January 2018, I received a violation for trash in my yard. I took care of that and paid \$250 as well a replacement of a large window in rear of house which was another \$350. We pay for yard maintenance on a biweekly basis, and I also pay him to remove trash that is left on my property as well.

Moral of the story is that I have been willing and able to make repairs/maintenance in the past and have shown a history of compliance during the timeframe that I have owned the home. I wish I

could be there to better manage the property but unfortunately due to health reasons, I am not able to do so. That is why I am having my son, Gregory Jon Gordillo act as my representative to resolve the situation with City of New Port Richey on my behalf.

A demolish order would be devastating for me both emotionally and financially. I am planning to eventually have my son either rent or sell the home to help supplement my income now that I am living on my own in Houston, TX and my husband of 40+ years has passed. This home also holds a very special place in my heart since I grew up there and demolishing the home would be absolutely crushing. I accept the fact that I have not given the appropriate level of care and maintenance to the home, but it's been very difficult for me to make decisions regarding this home due to the sentimental value it holds to me.

Sincerely,

A handwritten signature in blue ink that reads "Laura Dale Gordillo". The signature is written in a cursive, flowing style.

Laura Dale Gordillo

Westlake Medical Clinic

2430 North Fry Road, Suite 100

Houston, TX 77084

Phone: (281) 829-3999

Fax: (281) 829-5146

Date: 7/24/2019

This is to certify that Laura Gordillo is currently under our care. She has advanced liver disease which causes her to have episodes of confusion and altered mental status. Therefore, it is deemed that she is not capable of making major financial decisions for her self. She has named her son as her power of attorney to make all financial decisions for her.

Sincerely,

A handwritten signature in black ink, appearing to read "Phong Nguyen". The signature is written in a cursive style with a large initial "P".

Treating Physician: Dr. Phong Nguyen

Laura Gordillo
Gregory Gordillo
18823 Park Key Cir
Houston, TX 77084

ASPCA

WE ARE THEIR VOICE

1064

63-27/631

Pay to the
Order of

19 Aug 20 19
City of New Port Richey \$400.00
Four hundred _____ Dollars

BANK OF AMERICA

For Admin Appeal App Laura Gordillo

⑆063100277⑆ 898077186428⑈ 1064

CITY OF NEW PORT RICHEY RECEIPT

RECEIPT # _____

DATE 8/23/19

(727) 853-1061

Received From Laura Jordillo No. _____

Location Address 18823 Park Key Cir

Legal-Sub SB2019-01 5242 Bougenville Drive Lot(s) _____ Blk _____

			Code	Amount
1. Utility Deposit Acct# _____	Cy _____	Rt _____	UD	\$ _____
2. Meter Installation (Type) _____	Size _____		WM	_____
3. Reclaimed Water Connection-Size _____			WR	_____
4. Water Impact Fees _____			WI	_____
5. Sewer Impact Fees _____			SF	_____
6. A/R Miscellaneous _____	Cust.# _____	TP _____	AR	_____
7. Building - Plan Review/Red Tags BP # _____			BP	_____
8. Development Review: Site Plan/Variance _____			DF	_____
9. Notary Fees _____			NS	_____
10. Copies _____			CE/CP	_____
11. Business Tax Receipt # _____			OR/OL	1064 \$400.00
12. Hazardous Permit # _____			OR/OL	\$400.00
13. Residential Rental Permit # _____			OR/OL	\$400.00
14. Clearing Account / Clearing - W/S <u>Appeal Application</u>			CA/CW/CS	400.00
15. OTHER: _____			--	_____
16. OTHER: _____			--	_____
TOTAL \$				400.00

Oper: NPKMXB Type: OC Drawer: 1
 Date: 8/23/19 Receipt no: 94456
 CA CLEARING ACCOUNT-GENERAL \$400.00
 CK CHECK 1064 \$400.00
 Total tendered \$400.00
 Total payment \$400.00
 Trans date: OR/OL Time: 10:33:42

CITY OF NEW PORT RICHEY
 R E P R I N T
 *** CUSTOMER RECEIPT ***
 Oper: NPKMXB Type: OC Drawer: 1
 Date: 8/23/19 01 Receipt no: 94456

Description	Quantity	Amount
CA CLEARING ACCOUNT-GENERAL	1.00	\$400.00

DEMO APPEAL
 SB 2019-01
 5242 BOUGENVILLE NDRIVE

Tender detail
 CK CHECK 1064 \$400.00
 Total tendered \$400.00
 Total payment \$400.00

Trans date: 8/23/19 Time: 10:33:42