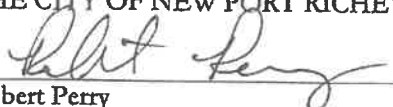


## ORDER TO DEMOLISH SLUM OR BLIGHTED STRUCTURE

This structure located at 6812 Garden Drive, New Port Richey, FL 34652 has been found by the City of New Port Richey to be a slum or blighted structure that shall be demolished pursuant to Article VI, Division 5 of the of the City of New Port Richey Code of Ordinances. THIS STRUCTURE SHALL BE VACATED AND SHALL NOT BE OCCUPIED. The owner(s) of this structure shall demolish this structure and clear the entire site within 60 days of date of this order or the City of New Port Richey will cause the structure to be demolished and cleared at the owner(s) expense. Demolition and clearance will include all tangible personal property on the site, such as vehicles, appliances, etc. THE OWNER OR ANY OTHER INTERESTED PARTY MAY APPEAL THIS FINDING WITHIN 30 DAYS OF THE DATE INDICATED BELOW BY SUBMITTING A WRITTEN PETITION TO: Development Director, 5919 Main Street, New Port Richey, FL 34652, Telephone 727-853-1039. CAUTION: FAILURE TO APPEAL WITHIN 30 DAYS OR TO DEMOLISH THIS STRUCTURE WITHIN 60 DAYS WILL RESULT IN THE DEMOLITION OF THIS STRUCTURE WITHOUT FURTHER NOTICE OR HEARING. IT IS UNLAWFUL TO REMOVE OR TO MUTILATE THIS NOTICE UNTIL THE DEMOLITION ORDER IS COMPLIED WITH. FAILURE OF THE OWNER OR AN INTERESTED PARTY TO APPEAL WITHIN 30 DAYS OR TO DEMOLISH THIS STRUCTURE WITHIN 60 DAYS IS A VIOLATION OF THE CITY OF NEW PORT RICHEY'S ORDINANCES.

  
Robert Perry  
Building Official

September 8, 2021  
Date



# NEW PORT RICHEY

5919 MAIN STREET • NEW PORT RICHEY, FL 34652 • 727.853.1039

## 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

September 8, 2021

To Owners and Interested Parties:

The structure(s) located at 6812 Garden 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(s) that meets the criteria for demolition in accordance with Article VI, Chapter 6, New Port Richey Code. This structure(s) 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:

Ronald Howarth  
6953 Edgewater Drive  
New Port Richey, FL  
70132250000225134009

Ronald Howarth  
6812 Garden Drive  
New Port Richey, FL 34652  
70132250000225134016

Ronald Howarth  
6816 Garden Drive  
New Port Richey, FL 34652  
70132250000225134023

USA Hauling Service  
8711 Lake Calm Lane  
Odessa, FL 33556  
70132250000225134030

Mike Fasano, Tax Collector  
P.O. Box 276  
Dade City, FL 34652  
70132250000225134047

Pasco County Clerk & Comptroller  
38053 Live Oak Avenue  
Dade City, FL 33523  
70132250000225134054

Parcel ID: 06-26-16-0030-00000-0830

Legal Description: Lot 87, Edgewater Gardens Unit 1 according to the map or plat thereof as recorded in Plat Book 6, Page 96, Public Record of Pasco County, Florida.

### THE STRUCTURE SHALL BE VACATED AND SHALL NOT BE OCCUPIED

- 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(3) - The structure, or a portion thereof, as a result of decay, deterioration, or dilapidation is likely to fully or partially collapse.
- Section 6-185(6) - There is a serious and substantial falling away, hanging loose, or loosening of the siding, block, brick, or other building material creating a hazard for occupants or the public.

- Section 6-185(7) - The structural parts have become so dilapidated, decayed, or deteriorated, or there is an unusual sagging or leaning out of plumb of the building or any part thereof caused by deterioration or over-stressing of the structure of structural parts, that the structure is manifestly unsafe.

The attached order will be posted on the property on Wednesday, September 8, 2021. The owner(s) of this structure(s) shall demolish this structure(s) and clear the entire site by Monday, November 8, 2021 (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 posted (by Friday, October 8, 2021). The appeal shall be by written petition in a form approved by the City to: Development Director, 5919 Main Street, New Port Richey, FL 34652 (727-853-1039) and must be accompanied by the attached Administrative Appeal Application and the required \$500 filing fee (approved by City Council 2020) 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,



Robert Perry  
Building Official

Copy: Development Department  
Code Enforcement

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



# NEW PORT RICHEY

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

INSTR# 2021190730 BK 10433 PG 348  
09/08/2021 11:49am Page 1 of 1  
Rcpt: 2348894 Rec: 10.00  
DS: 0.00 IT: 0.00  
Nikki Alvarez-Soules, Esq.  
Pasco County Clerk & Comptroller

## NOTICE TO DEMOLISH SLUM/BLIGHTED STRUCTURE

TO BE FILED IN THE PUBLIC RECORDS IN AND FOR PASCO COUNTY, FL

Prepared by and when recorded return to:  
City of New Port Richey, Florida  
Development Department  
5919 Main Street, New Port Richey, FL 34652

September 8, 2021

Name: Ronald Howarth  
Address: 6812 Garden Drive New Port Richey, FL 34652  
Parcel ID: 06-26-16-0030-00000-0830  
Legal Description: Lot 87, Edgewater Gardens Unit 1 according to the map or plat thereof as recorded in Plat Book 6, Page 96, Public Record of Pasco County, Florida.

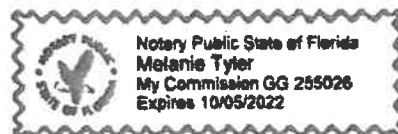
The City of New Port Richey Building Official has determined that one (1) or more structure(s) located on the above referenced property meets the criteria for demolition under Article VI, Chapter 6, Division 5 of the New Port Richey City Code. At the time of filing this notice, the determination of the Building Official is not final and can be appealed. The City of New Port Richey, through its Development Department, is following the process outlined in Article VI, Chapter 6, Division 5 of the New Port Richey City Code, to obtain a final order authorizing demolition of the structure(s). Inquiries may be directed to the Development Department at 5919 Main Street, New Port Richey, FL 34652, or by calling 727-853-1039.

Robert Perry, Building Official

The foregoing instrument was acknowledged before me on September 8, 2021, by

Robert Perry, who is Building Official of the City of New Port Richey, Florida and ( ☒ ) who is personally known to me or ( ) who has produced \_\_\_\_\_ as identification.

Notary Public



**Tampa Bay Times**  
Published Daily

STATE OF FLORIDA  
COUNTY OF Pasco

Before the undersigned authority personally appeared **Deirdre Almeida** who on oath says that he/she is **Legal Advertising Representative** of the **Tampa Bay Times** a daily newspaper printed in St. Petersburg, in Pinellas County, Florida; that the attached copy of advertisement, being a Legal Notice in the matter **RE: Demoslish** was published in **Tampa Bay Times** 9/ 8/21, 9/15/21 in said newspaper in the issues of **Baylink Pasco**

Affiant further says the said **Tampa Bay Times** is a newspaper published in Pasco County, Florida and that the said newspaper has heretofore been continuously published in said Pasco County, Florida each day and has been entered as a second class mail matter at the post office in said Pasco County, Florida for a period of one year next preceding the first publication of the attached copy of advertisement, and affiant further says that he/she neither paid not promised any person, firm or corporation any discount, rebate, commission or refund for the purpose of securing this advertisement for publication in the said newspaper.

Signature Affiant

Sworn to and subscribed before me this **09/15/2021**

Signature of Notary Public

Personally known ☒ or produced identification

Type of identification produced \_\_\_\_\_

**NOTICE TO DEMOLISH SLUM OR BLIGHTED STRUCTURE**  
**ARTICLE VI, CHAPTER 6 OF THE CODE OF ORDINANCES**

The structure(s) located at the address cited below has been determined by the City of New Port Richey Building Official to be slum or blighted in accordance with Chapter 6, Article VI, New Port Richey Code. The structure(s) pose an immediate and manifest danger to life, health or safety of the general public or occupant. Pursuant to the City of New Port Richey Code, the owner(s) of the structure(s) shall demolish said structure(s) and clear the site(s) within 60 days (November 8, 2021) of this order or the City of New Port Richey will cause the structure(s) to be demolished and cleared at the owner's expense. Demolition and clearance will include all tangible personal property on the site, such as vehicles, appliances, etc. The owner or any other interested party may appeal this finding within 30 days (October 8, 2021) by submitting a written petition to: Development Director, 5919 Main Street, New Port Richey, FL 34652 (727-853-1039) and must be accompanied by the required \$500.00 filing fee or a sworn financial statement showing inability to pay the filing fee. CAUTION: FAILURE TO APPEAL WITHIN 30 DAYS OR TO DEMOLISH THE STRUCTURE(S) WITHIN 60 DAYS WILL CAUSE THE CITY OF NEW PORT RICHEY TO HAVE THE STRUCTURE(S) DEMOLISHED AND CLEARED AT THE OWNER(S) EXPENSE WITHOUT FURTHER NOTICE OR HEARING. DEMOLITION CLEARANCE WILL INCLUDE ALL TANGIBLE PERSONAL PROPERTY ON THE SITE.

**Address:** 6812 Garden Drive, New Port Richey, FL 34652  
**Recorded Owner:** Ronald Howarth  
**Interested Parties:** Mike Fasano, Tax Collector; Pasco County Clerk & Comptroller; USA Hauling Service  
**Slum & Blight Case #:** SB2021-14  
**Parcel ID:** 06-26-16-0030-00000-0830  
**Legal Description:** Lot 87, Edgewater Gardens Unit 1 according to the map or plat thereof as recorded in Plat Book 6, Page 96, Public Record of Pasco County, Florida.

9/8/21, 9/15/21

0000181203

