

PROPERTY SUMMARY SHEET

MARCH 17 & MAY 19, 2022

DETERMINATION & CERTIFICATION HEARING

3. 427 Tulpehocken St., Luis & Millie Durbec, owner, 427 Tulpehocken St, Purchased Feb 1965

I, Linda A. Kelleher, am employed by the City of Reading in its City Council Office and in my capacity as an employee of and custodian of records for the City of Reading, after reviewing the affidavits submitted for this property, find that the following conditions exist:

	Determination	Certification
Notice Mailed First Class to Property Owner on	<u>2/16/22</u>	<u>4/8/22</u>
Notice Posted on Subject Property on	<u>N/A</u>	<u>N/A</u>

	Determination	Certification
Delinquent Water	Amount: <u>\$723⁸³</u> Status <u>OK</u>	Amount: <u>\$1015⁶⁹</u> Status <u>OK</u>
Delinquent Taxes	Amount: <u>\$2832¹⁹</u> <u>2018-21</u> <u>Courts School</u>	Amount: <u>\$2948⁶⁸</u> <u>2018-21</u> <u>Courts School</u>
Electric Utility Status:	_____	_____
Gas Utility Status:	<u>OK</u> <u>10/2021</u>	_____

Delinquent Trash/Recycling Amount: _____ Amount: _____

Liens Amount: _____ Amount: _____

Condition of Property Trades Determination: _____

Condition of Property Trades Certification: _____

Condition of Property Codes Determination: 21/0V Inspection 4/15/22 \$190 unpaid

Condition of Property Codes Certification: 21/0V \$340 unpaid

Blighted Property Review Committee
Certification Hearing

May 19th, 2022 at 6:00 p.m.

City Hall, Council Chambers
815 Washington Street

Louis & Millie Durbec
427 Tulpehocken St
Reading, PA 19601

In the matter of:
427 Tulpehocken St
Louis & Millie Durbec

The above-listed property was found to meet one or more of the conditions of blight identified in the City of Reading Codified Ordinance Chapter 5, Part 6, Section 108.1.3.1. This provides the property owner that this property was determined to meet at least one blight criteria on March 17th, 2022. You are hereby ordered as of May 19th, 2022 to abate any conditions that would qualify the property for blight prior to the hearing.

As per Codified Ordinance Chapter 1, Section 1-545, if the above-listed property is certified as blighted, the City of Reading Redevelopment Authority has the right to take the property via eminent domain proceedings, etc., if the conditions are not abated.

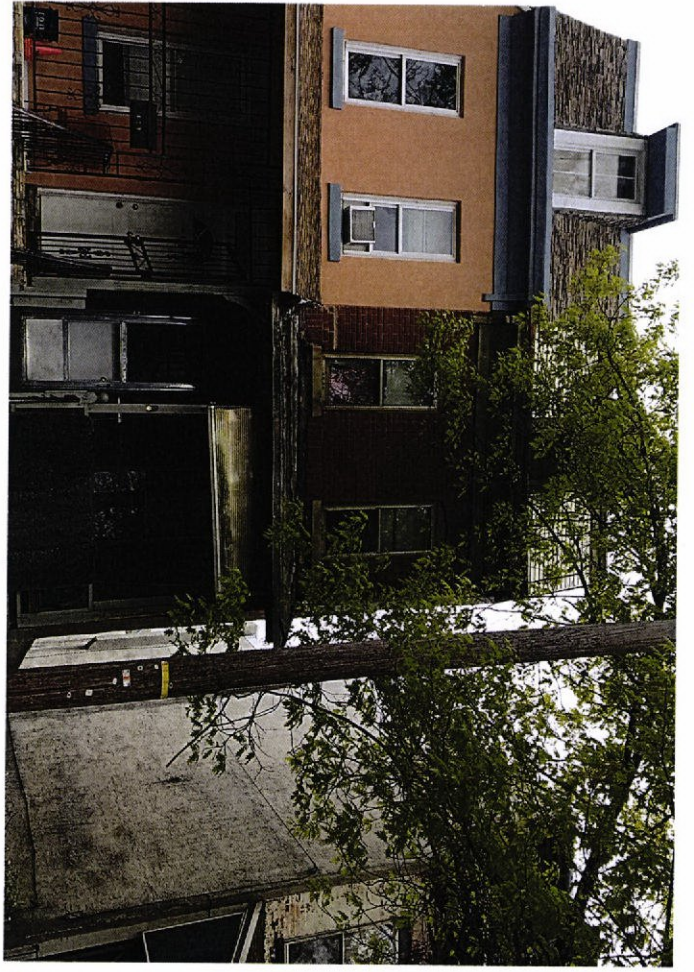
Persons affected may appear at the hearing to show cause why this action should be stayed, modified, or rescinded.

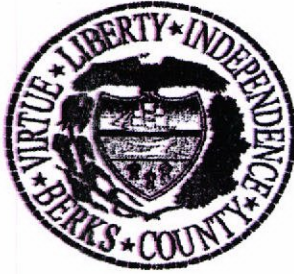
*For additional information or to register
for the hearing, call the
Property Maintenance Office at
610-655-6311 or email
Heather.Scheuring@ReadingPA.gov*




Heminton Urena, Chair


Linda Kelleher, Secretary





COUNTY OF BERKS, PENNSYLVANIA

Tax Claim Bureau

Services Center, 2nd Floor
633 Court Street
Reading, PA 19601

Phone: 610.478.6625
Fax: 610.478.6644
E-mail: taxclaim@countyofberks.com

Christian Y. Leinbach, Commissioner Chair
Kevin S. Barnhardt, Vice Chair
Michael S. Rivera, Commissioner

NICOLE E. BLANDING, Tax Claim Director

Owner: DURBEC LOUIS S & MILLIE E
427 TULPEHOCKEN ST
READING, PA 19601-2629
Location: 427 TULPEHOCKEN ST

PIN: 06530772423332
District: CITY OF READING - 06
School District: READING
Description: 3 STORY BRICK/MASONRY

A.V.
17,400

Deed Book / Page
1460 / 0891

STATEMENT OF ACCOUNT

Tax Year 2018 (Regular)

DURBEC LOUIS S & MILLIE E

	Face	Penalty	Interest	Cost	Total	Paid/Refund	Reductions	Balance 3rd P.
County	133.23	13.32	30.80	359.32	536.67	0.00	0.00	536.67
District	307.79	30.78	71.12	0.00	409.69	0.00	0.00	409.69
School	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Total 2018 Taxes Due:								946.36

Docket Year / Num: 2019 / 06035

Tax Year 2019 (Regular)

DURBEC LOUIS S & MILLIE E

	Face	Penalty	Interest	Cost	Total	Paid/Refund	Reductions	Balance 3rd P.
County	133.23	13.32	27.50	169.49	343.54	0.00	0.00	343.54
District	307.79	30.78	63.50	0.00	402.07	0.00	0.00	402.07
School	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Total 2019 Taxes Due:								745.61

Docket Year / Num: 2020 / 8595

Tax Year 2020 (Regular)

DURBEC LOUIS S & MILLIE E

	Face	Penalty	Interest	Cost	Total	Paid/Refund	Reductions	Balance 3rd P.
County	133.23	13.32	14.30	106.89	267.74	0.00	0.00	267.74
District	307.79	30.78	33.02	0.00	371.59	0.00	0.00	371.59
School	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Total 2020 Taxes Due:								639.33

Docket Year / Num: 2021 / 7782

Tax Year 2021 (Regular)

DURBEC LOUIS S & MILLIE E

	Face	Penalty	Interest	Cost	Total	Paid/Refund	Reductions	Balance 3rd P.
County	133.23	13.32	1.10	120.15	267.80	0.00	0.00	267.80
District	315.44	31.54	2.60	0.00	349.58	0.00	0.00	349.58
School	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Total 2021 Taxes Due:								617.38

Total Delinquent Taxes Due: 2,948.68

GOOD THROUGH 05/31/2022

STATEMENT OF RECEIPTS

There are currently no receipts through 2018 - 2021 tax years.

Determination Hearing

May 19th, 2022

SWORN AFFIDAVIT

427 Tulpehocken St

Owned By: Louis & Millie Durbec
427 Tulpehocken St
Reading, PA 19601

State of Pennsylvania
County of Berks

I Michele Gonzalez am employed by the Reading Area Water Authority and in my capacity as an employee of and custodian of records for the Reading Water Authority the following information regarding water service for 427 Tulpehocken St is true and correct to the best of my knowledge:

Water service status: ON

Delinquent Water Amount: \$1015.69

Date of Last Water Service: NA

Trash/Recycling Delinquent Amount: NA

Sworn to and subscribed before me this 12 day of May, 2022 by _____ (Name), who personally appeared before me, is personally known to me and did take an oath.

Signature of Affiant:

Michele Gonzalez

Notary Public:

Linda A. Kelleher

My Commission Expires on

Commonwealth of Pennsylvania - Notary Seal
Linda A. Kelleher, Notary Public
Berks County
My commission expires April 17, 2024
Commission number 1083048
Member, Pennsylvania Association of Notaries



Certification Hearing
May 19th, 2022

SWORN AFFIDAVIT
427 Tulpehocken St

Owned By: Louis & Millie Durbec
427 Tulpehocken St
Reading, PA 19601

I, Heather Scheuring, am employed by the City of Reading in its Property Maintenance Division and in my capacity as an employee of and custodian of records for the City of Reading Property Maintenance Division, the following information regarding codes violations for **427 Tulpehocken St** is true and correct to the best of my knowledge:

(0) Work Orders (0) Unpaid (0) Paid

(2) Notice of Violation – See Attached

Inspection Status:

Passed: N/A

Failed: N/A

Placarded: NO

Housing Fees Unpaid: \$190.00

Amount in Collections: \$0

Miscellaneous Fees Unpaid: \$150.00

Amount in Collections: \$0

() CSC Calls/Complaints: see attached

Owner in contact: (Y) (N)

Sworn to and subscribed before me this 12
day of May, 2021 by Heather Scheuring,
who personally appeared before me, is personally
known to me and did take an oath.

Signature of Affiant:

Notary Public:

Commonwealth of Pennsylvania - Notary Seal
Linda A. Kelleher, Notary Public
My Commission Expires on:
My commission expires April 17, 2024
Commission number 1083048
Member, Pennsylvania Association of Notaries

**Ownership Information**

UPI / Property ID: 06530772423332
Location Address: 427 TULPEHOCKEN ST
Owner's Name: DURBEC LOUIS S & MILLIE E

Mailing Address: 427 TULPEHOCKEN ST READING PA 19601-2629
Municipality: READING
School District: READING
Map PIN: 530772423332
Account #: 06660375

Recorded Documents

Deed / Instrument #: 14600891
Deed Date: 19650217
Deed Amount: 4000
Deed Reference 1:
Deed Reference 2:
Plan:
Lot:

Property Details

Homestead Status: ACCEPTED: 01-JUL-05
Market Land Value: 4200
Assessed Land Value: 4200
Building Value: 13200
Total Assessed Value: 17400
Property Class: RESIDENTIAL
Land Use Code: 117R
Clean & Green Year:
Net Acreage: 0.02

Description: 3 STORY BRICK/MASONRY

* This geospatial data and other related material was created or compiled by the County of Berks with the intent of using the data for county government related activities, and not necessarily with the intent of use of the data recipient in mind. Data is provided on an "AS IS" basis.
BERKS COUNTY DOES NOT ASSUME ANY LIABILITY FOR DAMAGES CAUSED BY THE USE OF THIS INFORMATION.

Right to Know

APPLIED FILTERS



Date range: **Jan 1, 2000 - May 12, 2022**
Department: **All**
Keyword: **All**
Request Type: **All**
Status: **All**
Address: **427 tulp**

ID	Request Type	Description	Address	Assigned To	Priority	Status	Date Created	Completion Due Date
11310591	Recycling Electronics	tv	427 Tulpehocken Street, Reading, PA, USA	Codes Inspectors	Medium	Completed	December 29, 2021 2:42 pm	January 7, 2022
8253149	Trash Pick up	trash was missed	427 Tulpehocken Street, Reading, PA, USA	Codes Inspectors	High	Completed	June 30, 2020 2:30 pm	July 2, 2020

Case: 226079

City of Reading
Property Maintenance Division
Inspection Report

Inspection: 623718

Insp Type: N.O.V.

Date: 11/05/2021

Address: 427 TULPEHOCKEN ST, READING

Owner Information:

Name: DURBEC LOUIS S & MILLIE E

Address: 427 TULPEHOCKEN ST

READING PA 19601-2629

Property Information:

of Commercial Units: 0

of Units: 1

of Rooms: 0

Owner Occupied Unit? N

Listed below are violation(s) of City Ordinance

DAYS TO COMPLY	LOCATION	SECTION	COMMENTS	STATUS
10	APT# FLOOR 0 ENTBLD RM#0	NOTE	Please contact inspector at 610-655-6345 or email Rudy.Estrada@ReadingPA.gov to provide documentation in writing required for an extension, or to schedule a re-inspection for compliance. Service Request #	
10	APT# FLOOR 0 ENTBLD RM#0	PR-301.2	Owner shall maintain exterior property in compliance with codes requirements.	
10	APT# FLOOR 0 ENTBLD RM#0	PR-302.1	Exterior property shall be maintained in a clean, safe and sanitary conditions.	
10	APT# FLOOR 0 ENTBLD RM#0	PR-304.1	The exterior of a structure shall be maintained in good repair, structurally sound and sanitary conditions.	
10	APT# FLOOR 0 ENTBLD RM#0	PR-304.1.1	Repair damaged front porch, roof line, gutters/downspouts and all exterior surfaces by approved methods. Permit and inspection required by the City of Reading Building Department.	

This is to certify that a property inspection has been performed by:

Inspector: ESTRADA, RUDY

Phone: (610)655-6460 x

I also understand that I have the right to file an appeal concerning this inspection within 15 days of receipt.

OWNER/AGENT:

Please be advised that repairs or alterations to any electrical, mechanical, or plumbing system will require a Building and Trades permit issued to a contractor licensed by the City of Reading. Likewise, any repairs or alterations to any structural element or means of egress components (stairs, doors, handrails, etc.) will also require a Building and Trades permit. Property owners will be expected supply proof of permit issuance at the time of re-inspection. For any clarification regarding building permit requirements, call Building and Trades at 610-655-6284 or stop by City Hall at 815 Washington St., Room 1-27, Monday through Friday, between the hours of 8:00AM and 4:00PM. Any exterior alterations to be undertaken at properties located in a locally designated historic district require review and approval by the Historic Preservation Specialist/Officer or the Historical Architectural Review Board (HARB).

Thank you for your cooperation.

Approved By: _____

Date/Time: _____

Case: 226079

City of Reading
Property Maintenance Division
Inspection Report

Inspection: 623811

Insp Type: N.O.V.

Date: 11/23/2021

Address: 427 TULPEHOCKEN ST, READING

Owner Information:

Name: DURBEC LOUIS S & MILLIE E

Address: 427 TULPEHOCKEN ST

READING PA 19601-2629

Property Information:

of Commercial Units: 0

of Units: 1

of Rooms: 0

Owner Occupied Unit? N

Listed below are violation(s) of City Ordinance

DAYS TO COMPLY	LOCATION	SECTION	COMMENTS	STATUS
10	APT# FLOOR 0 ENTBLD RM#0	NOTE	Please contact inspector at 610-655-6345 or email Rudy.Estrada@ReadingPA.gov to provide documentation in writing required for an extension, or to schedule a re-inspection for compliance. Service Request #	
10	APT# FLOOR 0 ENTBLD RM#0	PR-301.2	Owner shall maintain exterior property in compliance with codes requirements.	
10	APT# FLOOR 0 ENTBLD RM#0	PR-302.1	Exterior property shall be maintained in a clean, safe and sanitary conditions.	
10	APT# FLOOR 0 ENTBLD RM#0	PR-304.1	The exterior of a structure shall be maintained in good repair, structurally sound and sanitary conditions.	
10	APT# FLOOR 0 ENTBLD RM#0	PR-304.1.1	Repair damaged front porch, roof line, gutters/downspouts and all exterior surfaces by approved methods. Permit and inspection required by the City of Reading Building Department.	

This is to certify that a property inspection has been performed by:

Inspector: NAYLOR, MICHAEL

Phone: (610)655-6464 x

I also understand that I have the right to file an appeal concerning this inspection within 15 days of receipt.

OWNER/AGENT:

Please be advised that repairs or alterations to any electrical, mechanical, or plumbing system will require a Building and Trades permit issued to a contractor licensed by the City of Reading. Likewise, any repairs or alterations to any structural element or means of egress components (stairs, doors, handrails, etc.) will also require a Building and Trades permit. Property owners will be expected to supply proof of permit issuance at the time of re-inspection. For any clarification regarding building permit requirements, call Building and Trades at 610-655-6284 or stop by City Hall at 815 Washington St., Room 1-27, Monday through Friday, between the hours of 8:00AM and 4:00PM. Any exterior alterations to be undertaken at properties located in a locally designated historic district require review and approval by the Historic Preservation Specialist/Officer or the Historical Architectural Review Board (HARB).

Thank you for your cooperation.

Approved By: _____

Date/Time: _____