

PROPERTY SUMMARY SHEET
FEBRUARY 5 & APRIL 5, 2026
DETERMINATION & CERTIFICATION HEARING

11. 39 N 2nd St., Shark Investments I LLC, owner, PO Box 13404 Reading PA, Purchased 2019
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>12/31/25</u>	_____
Notice Posted on Subject Property on	<u>1/6/26</u>	_____
	Determination	Certification
Delinquent Water	Amount: <u>\$6510.40</u> Status: <u>off 2017</u>	Amount: _____ Status: _____
	(water, sewer, trash, recycling fees)	
Delinquent Taxes	Amount: <u>\$1533.77</u> <u>2025 City</u>	Amount: _____
Electric Utility Status:	<u>County School</u>	_____
Gas Utility Status:	_____	_____
Liens	Amount: _____	Amount: _____
Building Trades Condition Determination: _____		
Building Trades Condition Certification: _____		
Property Maintenance Condition Determination:		
<u>3 wk Order 14 Xlov #3990 by Sand Failed Inspect 2014 1 QOL Trash</u>		
<u>1 QOL Andon junk outdoors</u>		
Property Maintenance Condition Certification: _____		



CITY OF READING, PENNSYLVANIA

BLIGHTED PROPERTY REVIEW COMMITTEE
815 WASHINGTON STREET
READING, PA 19601-3690

December 31st, 2025

DETERMINATION HEARING **REGARDING POTENTIALLY BLIGHTED PROPERTY**

SHARK INVESTMENTS 1 LLC
SHARK INVESTMENTS 1 LLC
READING, PA 19612

RE: 39 S 2ND ST
Parcel #: 5530626693708

Dear SHARK INVESTMENTS 1 LLC,

Please be advised that this property has been identified by City staff as a potentially blighted property pursuant to the City of Reading Codified Ordinance Chapter 23, Part 9, Sections 23-903A, 904 and 906, available on the City's website at www.ReadingPA.gov.

Notice is hereby given that a blight determination hearing will be conducted by the Blighted Property Review Committee to determine if the conditions at the property meet the legal definition of "blight" and whether further action is warranted under applicable laws and ordinances.

THE BLIGHT DETERMINATION HEARING WILL BE HELD ON

February 5th, 2026 at 6:00pm
Location: 815 Washington St, Reading PA
2nd Floor, Council Chambers

At this hearing, you or your authorized representative will have the opportunity to present evidence, provide testimony, and respond to any findings or documentation presented by the City of Reading and the Committee regarding the condition of the property.

Failure to appear at the hearing may result in a determination being made in your absence and may lead to enforcement actions, including but not limited to abatement procedures, fines, placement of liens on the property and eventual taking of the property through eminent domain proceedings.

For additional information or to register for the hearing, you may contact Heather Scheuring, Blight/Transfer Officer at Heather.Scheuring@readingpa.gov or 610-655-6311, within 24 hours of the hearing. **If you require an interpreter, please provide 7-day notice.**

We encourage your cooperation and look forward to your participation in the upcoming hearing.

Sincerely,

Signed by:

Jamie Lee Keith

Jamie E. Keith – BPRC Chair

Linda Kelleher
Linda Kelleher - Secretary



CITY OF READING, PENNSYLVANIA

BLIGHTED PROPERTY REVIEW COMMITTEE
815 WASHINGTON STREET
READING, PA 19601-3690

December 31st, 2025

AUDIENCIA DE DETERMINACIÓN **RESPECTO A PROPIEDADES POTENCIALMENTE DETERIORADA**

SHARK INVESTMENTS 1 LLC
P.O. BOX 13404
READING, PA 19612

RE: 39 S 2ND ST
Parcel #: 05530626693708

Estimado SHARK INVESTMENTS 1 LLC,

Tenga en cuenta que el personal de la ciudad ha identificado esta propiedad como una propiedad potencialmente deteriorada de conforme con la Ordenanza Codificada de la Ciudad de Reading, Capítulo 23, Parte 9, Secciones 23-903A, 904 y 906, disponible en el sitio web de la Ciudad en www.ReadingPA.gov.

Por la presente se notifica que el Comité de Revisión de Propiedades Deterioradas llevará a cabo una audiencia para determinar si las condiciones de la propiedad cumplen con la definición legal de "deterioro" y si se justifican la adopción de medidas adicionales en virtud las leyes y ordenanzas aplicables.

LA AUDIENCIA DE DETERMINACIÓN DE DETERIORO SE CELEBRARÁ EL

February 5th, 2026 en 6:00pm
Ubicación: 815 Washington St, Reading PA
Piso dos, Sala del Consejo

En esta audiencia, usted o su representante autorizado tendrán la oportunidad de presentar evidencia, brindar testimonio y responder a cualquier hallazgo o documentación presentada por la Ciudad de Reading y el Comité con respecto a la condición de la propiedad.

La falta de comparecencia a la audiencia puede tener como resultado que se tome una determinación en su ausencia y puede dar lugar a acciones de cumplimiento, incluidos, entre otros, procedimientos de reducción, multas, colocación de gravámenes sobre la propiedad y eventual toma de la propiedad a través de procedimientos de dominio eminente.

Para obtener más información o inscribirse en la audiencia, puede comunicarse con Heather Scheuring, Oficial de Traslados y Deterioro, a Heather.Scheuring@readingpa.gov o al 610-655-6311, dentro de las 24 horas posteriores a la audiencia. Si necesita un intérprete, por favor, avísenos con 7 días de anticipación.

Agradecemos su cooperación y esperamos contar con su participación en la próxima audiencia.

Atentamente,

Signed by:

Jamie Lee Keith

Jamie L. Keith – BPRC Presidente

Linda Kelleher
Linda Kelleher - Secretaria

☐ Any premises which:

1. is ascertained to be a public nuisance due to physical condition or use and regarded as such at common law and deemed to be a danger to public health, safety and welfare or public nuisance as regulated by a locally adopted property maintenance code or, if no such code exists, any compatible code enacted by the act of November 10, 1999 (P.L. 491, No. 45), known as the Pennsylvania Construction Code Act; or
2. the condition of which contains an attractive nuisance created by physical condition, use or occupancy, including abandoned water wells, shafts, basements, excavations and unsafe fences or other structures, or which contains an unauthorized entry, unsafe equipment, or other safety risk.

☐ A dwelling that has been condemned or otherwise deemed unfit for occupancy or use by the local authority having jurisdiction due to dilapidated, unsanitary, unsafe or vermin infested condition or that is lacking in the facilities and equipment required by the Pennsylvania Construction Code Act.

☐ A structure determined by the local authority having jurisdiction to be a fire hazard or otherwise that could easily catch fire or cause a fire and endanger public health, safety and welfare.

☐ A vacant or unimproved lot or parcel of ground located in a predominantly developed neighborhood that has become a place for the accumulation of trash and debris or a haven for rodents and other vermin by reason of neglect or lack of maintenance.

☐ A property that is vacant and has not been rehabilitated within one (1) year from receipt of notice for corrective action as issued by the local authority having jurisdiction, except a property where valid construction permit is in place.

☐ A vacant or unimproved lot or parcel of ground that is subject to a municipal lien for the cost of demolition or a structure previously located on the property and for which no payments on the lien have been made for a period of twelve (12) months.

☐ A vacant or unimproved lot or parcel of ground on which the total municipal liens for delinquent real estate property tax or any other type of municipal claim are greater than 150% of the fair market value of the property as established by the board of assessment appeals or other body with legal authority to determine the taxable value of the property.

☐ A property that has been declared abandoned in writing by the owner, including an estate that is in possession of the property.

PROOF OF POSTING

This notice shall confirm that the Blighted Property Public Hearing Notice was posted at 39 S 2ND ST, Reading PA on the 6th day of January, 2026, as required per City of Reading Blighted Property Review Committee Ordinance:


Signature

Heather Scheuring
Print Name

Blight/Transfer Officer
Position

State of Pennsylvania
County of Berks

Subscribed and sworn or affirmed before me on this 23 day of Jan,
2026

Notary Public

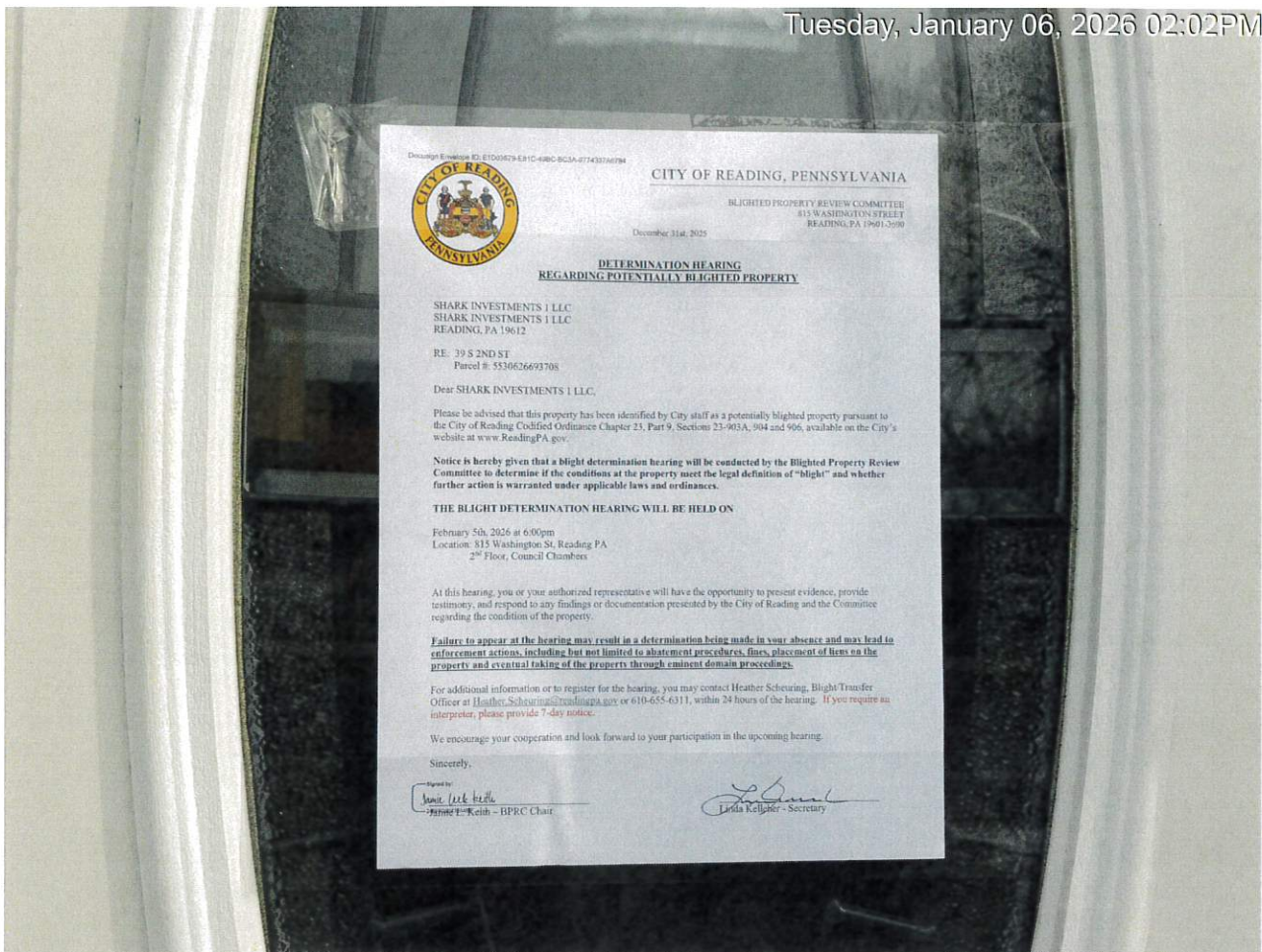


Commission Expires on

April 17 2028

Commonwealth of Pennsylvania - Notary Seal
Linda A. Kelleher, Notary Public
Berks County
My commission expires April 17, 2028
Commission number 1083048
Member, Pennsylvania Association of Notaries

Tuesday, January 06, 2026 02:02PM



Tuesday, January 06, 2026 02:02PM



Determination Hearing

February 5th, 2026

SWORN AFFIDAVIT

39 S 2ND ST

Owned By: SHARK INVESTMENTS 1 LLC
P.O. BOX 13404
READING, PA 19612

State of Pennsylvania

County of Berks

I Juan Santos 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 39 S 2ND ST is true and correct to the best of my knowledge:

Water service status:

off

Delinquent Water Amount:

6,510.60

Date of Last Water Service:

12/26/17

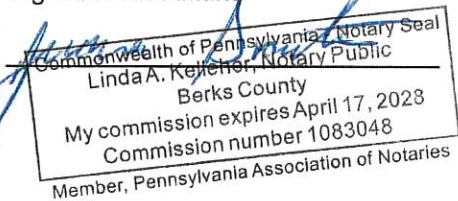
Trash/Recycling Delinquent Amount:

—

Sworn to and subscribed before me this 23 day of Jun, 2026 by _____ (Name), who personally appeared before me, is personally known to me and did take an oath.

Signature of Affiant

Notary Public:



My Commission Expires on

April 17 2028



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@berkspa.gov

NICOLE E. BLANDING, Tax Claim Director

January 13, 2026

I, **Ada Navarro**, in my capacity as an employee of the Berks County Tax Claim Bureau, which is the custodian of delinquent Berks County Tax records, certify the attached Statement of Accounts are true and accurate to the best of my knowledge. Each statement provides complete details of the requested property location, and outlines the delinquent balances owed, along with the years to which they pertain.

If you have any questions, please feel free to contact me at 610-478-6625, ext:5645. During normal business hours Monday-Friday, from 8am-4pm.

Best regards,

Ada K Navarro
Berks County Tax Claim/Treasurer



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@berkspa.gov

NICOLE E. BLANDING, Tax Claim Director

Owner: SHARK INVESTMENTS 1 LLC
PO BOX 13404
READING, PA 19612-3404
Location: 39 S 2ND ST

PIN: 05530626693708
District: CITY OF READING - 05
School District: READING
Description: 2 STORY BRICK/MASONRY

Current A.V. 24,900
Deed Book / Page 2019 / 037736

STATEMENT OF ACCOUNT

Tax Year **2024** (Regular)

SHARK INVESTMENTS 1 LLC

Docket Year / Num: 2025 / 7009

	<u>Face</u>	<u>Penalty</u>	<u>Interest</u>	<u>Cost</u>	<u>Total</u>	<u>Paid/Refund</u>	<u>Reductions</u>	<u>Balance 3rd P.</u>
County	207.79	20.78	15.39	238.97	482.93	3.42	0.00	479.51
District	451.41	45.14	33.48	0.00	530.03	0.00	0.00	530.03
School	446.46	44.65	33.12	0.00	524.23	0.00	0.00	524.23
						Total 2024 Taxes Due:		1,533.77
Misc Cost				15.00	15.00	15.00	0.00	0.00

Total Delinquent Taxes Due: **1,533.77**

GOOD THROUGH 01/13/2026

STATEMENT OF RECEIPTS

<u>Rcpt # / Trn #</u>	<u>Tax Year</u>	<u>Date Paid</u>	<u>Amount Paid</u>	<u>Payment Type / Reference</u>	<u>Payor</u>
Payment Type: Check					
100384 / 122079	2024	09/08/2025	3.42	Check 6811003172	
Total Payment Type: Check			3.42		
Payment Type: Credit Card					
73153 / 88177	MISC	10/23/2023	15.00	Credit Card Debit	
Total Payment Type: Credit Card			15.00		
Receipts Grand Total:			18.42		



Determination Hearing
February 5th, 2026

SWORN AFFIDAVIT
39 S 2ND ST

Owned By: SHARK INVESTMENTS 1 LLC
P.O. BOX 13404
READING, PA 19612

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 39 S 2ND ST is true and correct to the best of my knowledge:

(3) Work Orders (2) Unpaid (1) Paid

(14) Notice of Violation – See Attached

Inspection Status:

Passed: _____

Failed: 3/13/14

Placarded: NO

Housing Fees Unpaid: \$ 1040.00

Amount in Collections: \$ 550.00

Miscellaneous Fees Unpaid: \$ 2950.00

Amount in Collections: \$ 2,550.00

() CSC Calls/Complaints: See attached

Owner in contact: (Y) (N) _____

Sworn to and subscribed before me this 23
day of Jun, 2026 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
Berks County
My commission expires April 17, 2028
Commission number 1083048
Member, Pennsylvania Association of Notaries

My Commission Expires on:

- (1) QOL.001 – Accumulation of Trash
- () QOL.002 – Animal Maintenance and Waste
- () QOL.003 – Disposal of Trash/Rubbish
- () QOL.004 – High Grass/Weeds
- () QOL.005 – Littering/Scattering Rubbish
- () QOL.006 – Motor Vehicle Nuisance
- () QOL.007 – Operating a Food Cart Illegally
- () QOL.008 – Operating/Vending Without Permit
- (1) QOL.009 – Outdoor Placement of Indoor Furniture
- () QOL.010 – Illegal Dumping
- () QOL.011 – Littering by Private Advertising Matter
- () QOL.012 – Snow/Ice Removal
- () QOL.013 – Storing of Waste Containers
- () QOL.014 – Storing of Appliances in Public View
- () QOL.015 – Storing of Hazardous Material
- () QOL.016 – Storing of Recyclables
- () QOL.017 – Storing/Serving Potentially Hazardous Food
- () QOL.018 – Swimming Pools in Good Repair
- () QOL.019 – Violating Terms of Vending Lease
- () QOL.020 – Failure to Obtain Permits in Historic District
- () QOL.021 – Satellite Dishes in Public View – Hist. Dist.
- () QOL.022 – Failure to Have Licensed Trash Hauler
- () QOL.023 – Unregistered Dumpster

BERKS COUNTY, PENNSYLVANIA

BERKS COUNTY, PENNSYLVANIA
 PARCEL: 05530626693708
 SHARK INVESTMENTS 1 LLC

01 - CITY OF READING
 S19 - READING SCHOOL DISTRICT
 39 S 2ND ST
 READING

Site Location: 39 S 2ND ST
 Description: 2 STORY BRICK/MASONRY
 DETACHED
 IMPROVEMENTS

Land Use Code: 112R - 2 STORY BRICK
 ONE FAMILY ROW HOME

Municipality: 05 - CITY OF READING
 Taxing District: 01 - CITY OF READING
 School District: S19 - READING
 Class: R - Residential

Current Assessment

Tax Year	2025
Homestead	
Actual Land	8,800
Actual Building	16,100
Actual Total	24,900
Taxable Land	8,800
Taxable Building	16,100
Taxable Total	24,900

Ownership

Owner 1 SHARK
 INVESTMENTS 1
 LLC

Owner 2
 Care Of
 Mailing Address PO BOX 13404
 READING, PA
 19612

Resident/Non-Resident

Sales and Deed Information

Sale Date	Sale Price	Validity Code	Instrument #	Deed Book	Deed Page
10/30/2019	\$1,800	00 - VALID SALE	2019	037736	

ADDL DEED 1 BK/INST:
 ADDL DEED 1 PAGE:

ADDL DEED 2 BK/INST:
 ADDL DEED 2 PAGE:

ADDL DEED 3 BK/INST:
 ADDL DEED 3 PAGE:

Id	Request Type	Description	Address	Date Created
1461201	Property Inspections	Property is vacant/abandoned there is tree roots growing out the house and the home is in disrepair. The complainant moved in to there house in June and has not seen anyone in or out of the property since.	39 S 2nd St, Reading, PA, United States	2016-03-14 08:51:04
8225514	Trash Enforcement	vacant property, lots of trash in the backyard off cherry st	39 S 2nd St, Reading, PA, USA	2020-06-26 12:11:50
12602849	Property Maintenance Issues	People are constantly staying in the back yard and car port. They have set up storage for their belongings, a charcoal grill, open glass beer, trash everywhere. The trash is blowing into my yard and my neighbor at 35 S 2nd. We have asked them to leave and called the police. They leave but return a little bit later.	39 S 2nd St, Reading, PA 19602, USA	2022-09-06 16:20:10
12629177	Property Maintenance Issues	My previous complaint was with trash, make shift bed, a squatters. Report was completed as unjust. Since last week things have gotten worse. I have pictures (only able to attach one here) and videos of people there plus a list of dates and times of people in the back yard/carport day and night. I work during the day out of the city. If you need me home please call so I can meet you.	39 S 2nd St, Reading, PA 19602, USA	2022-09-12 08:49:48

Case: 226822

City of Reading
Property Maintenance Division
Inspection Report

Inspection: 533888

Insp Type: N.O.V.

Date: 09/05/2018

Address: 39 S 2ND ST, READING 19602-

Owner Information:

Name: SHARK INVESTMENTS 1 LLC

Address: PO BOX 13404

READING PA 19602-

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
1	APT# FLOOR 0 ENTBLD RM#0	PR-304.18	Secure building. Front door and rear basement hatchway must be secured using approved methods to prevent re-openings.	
10	APT# FLOOR 0 ENTBLD RM#0	PR-304.7	Entire roof, gutters and downspouts must be repaired to an approved condition.	
5	APT# FLOOR 0 EXREAR RM#0	PR-302.1	All exterior property must be cleaned and shall be maintained in clean and sanitary conditions. Accumulation of rubbish.	
5	APT# FLOOR 0 EXREAR RM#0	PR-302.4	Cut and remove weeds and bushes on all exterior property, including weeds covering building. Front and rear.	
10	APT# FLOOR 0 EXREAR RM#0	PR-302.8	Have inoperative motor vehicle be removed from rear property.	
10	APT# FLOOR 0 EXREAR RM#0	PR-304.1	All exterior property must be brought to meet code requirements. Damaged walls, doors, windows roofs, etc. Please make contact with Building and Trade Department.	PERMIT
10	APT# FLOOR 0 EXREAR RM#0	PR-304.13	Repair window frames to an approved condition.	
10	APT# FLOOR 0 EXREAR RM#0	PR-304.16	Repair basement hatchway to an approved condition.	

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

Inspector: MARTE, GUIDO

Phone: (610)655-2436 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: _____

City of Reading
Property Maintenance Division
Inspection Report

Case: 226822

Inspection: 533888

Insp Type: N.O.V.

Date: 09/05/2018

Address: 39 S 2ND ST, READING 19602-

Owner Information:

Name: SHARK INVESTMENTS 1 LLC

Address: PO BOX 13404

READING PA 19602-

Property Information:

of Commercial Units: 0

of Units: 1

of Rooms: 0

Owner Occupied Unit? N

Listed below are violation(s) of City Ordinance

10	APT# FLOOR 0 EXREAR RM#0	PR-304.6	Repair damaged rear wall to an approved condition. Please make contact with Building and Trade Department.	PERMIT
10	APT# FLOOR 0 EXTERT RM#0	PR-304.10	Repair front damaged wooden steps.	

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

Inspector: MARTE, GUIDO

Phone: (610)655-2436 x

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Thank you for your cooperation.

Approved By: _____

Date/Time: _____

City of Reading
Property Maintenance Division
Inspection Report

Case: 226822

Inspection: 533908

Insp Type: N.O.V.

Date: 09/06/2018

Address: 39 S 2ND ST, READING 19602-

Owner Information:

Name: SHARK INVESTMENTS 1 LLC
 Address: PO BOX 13404
 READING PA 19602-

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
1	APT# FLOOR 0 ENTBLD RM#0	PR-304.18	Secure building. Front door and rear basement hatchway must be secured using approved methods to prevent re-openings.	
10	APT# FLOOR 0 ENTBLD RM#0	PR-304.7	Entire roof, gutters and downspouts must be repaired to an approved condition.	
5	APT# FLOOR 0 EXREAR RM#0	PR-302.1	All exterior property must be cleaned and shall be maintained in clean and sanitary conditions. Accumulation of rubbish.	
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Inspector: MARTE, GUIDO

Phone: (610)655-2436 x

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

OWNER/AGENT:

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Thank you for your cooperation.

Approved By: _____

Date/Time: _____

City of Reading
Property Maintenance Division
Inspection Report

Case: 226822

Inspection: 533908

Insp Type: N.O.V.

Date: 09/06/2018

Address: 39 S 2ND ST, READING 19602-

Owner Information:

Name: SHARK INVESTMENTS 1 LLC

Address: PO BOX 13404
READING PA 19602-

Property Information:

of Commercial Units: 0
of Units: 1
of Rooms: 0
Owner Occupied Unit? N

Listed below are violation(s) of City Ordinance

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Thank you for your cooperation.

Approved By: _____

Date/Time: _____

City of Reading
Property Maintenance Division
Inspection Report

Case: 226822

Inspection: 534079

Insp Type: N.O.V.

Date: 09/17/2018

Address: 39 S 2ND ST, READING 19602-

Owner Information:

Name: SHARK INVESTMENTS 1 LLC
Address: PO BOX 13404
READING PA 19602-

Property Information:

of Commercial Units: 0
of Units: 1
of Rooms: 0
Owner Occupied Unit? N

Listed below are violation(s) of City Ordinance

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1	APT# FLOOR 0 ENTBLD RM#0	PR-304.18	Secure building. Front door and rear basement hatchway must be secured using approved methods to prevent re-openings.	
10	APT# FLOOR 0 ENTBLD RM#0	PR-304.7	Entire roof, gutters and downspouts must be repaired to an approved condition.	
5	APT# FLOOR 0 EXREAR RM#0	PR-302.1	All exterior property must be cleaned and shall be maintained in clean and sanitary conditions. Accumulation of rubbish.	
5	APT# FLOOR 0 EXREAR RM#0	PR-302.4	Cut and remove weeds and bushes on all exterior property, including weeds covering building. Front and rear.	
10	APT# FLOOR 0 EXREAR RM#0	PR-302.8	Have inoperative motor vehicle be removed from rear property.	
10	APT# FLOOR 0 EXREAR RM#0	PR-304.1	All exterior property must be brought to meet code requirements. Damaged walls, doors, windows roofs, etc. Please make contact with Building and Trade Department.	PERMIT
10	APT# FLOOR 0 EXREAR RM#0	PR-304.13	Repair window frames to an approved condition.	
10	APT# FLOOR 0 EXREAR RM#0	PR-304.16	Repair basement hatchway to an approved condition.	

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

Inspector: MARTE, GUIDO

Phone: (610)655-2436 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: _____

City of Reading
Property Maintenance Division
Inspection Report

Case: 226822

Inspection: 534079

Insp Type: N.O.V.

Date: 09/17/2018

Address: 39 S 2ND ST, READING 19602-

Owner Information:

Name: SHARK INVESTMENTS 1 LLC

Address: PO BOX 13404

READING PA 19602-

Property Information:

of Commercial Units: 0

of Units: 1

of Rooms: 0

Owner Occupied Unit? N

Listed below are violation(s) of City Ordinance

10	APT# FLOOR 0 EXREAR RM#0	PR-304.6	Repair damaged rear wall to an approved condition. Please make contact with Building and Trade Department.	PERMIT
10	APT# FLOOR 0 EXTFRT RM#0	PR-304.10	Repair front damaged wooden steps.	

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

Inspector: MARTE, GUIDO

Phone: (610)655-2436 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: _____

City of Reading
Property Maintenance Division
Inspection Report

Case: 226822

Inspection: 567223

Insp Type: N.O.V.

Date: 02/24/2020

Address: 39 S 2ND ST, READING 19602-

Owner Information:

Name: SHARK INVESTMENTS 1 LLC
Address: PO BOX 13404
READING PA 19602-

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
	APT# FLOOR 0 ENTBLD RM#0	PR-304.18	Secure building. Front door and rear basement hatchway must be secured using approved methods to prevent re-openings.	
	APT# FLOOR 0 ENTBLD RM#0	PR-304.7	Entire roof, gutters and downspouts must be repaired to an approved condition.	
	APT# FLOOR 0 EXREAR RM#0	PR-302.1	All exterior property must be cleaned and shall be maintained in clean and sanitary conditions. Accumulation of rubbish.	
	APT# FLOOR 0 EXREAR RM#0	PR-302.4	Cut and remove weeds and bushes on all exterior property, including weeds covering building. Front and rear.	
	APT# FLOOR 0 EXREAR RM#0	PR-302.8	Have inoperative motor vehicle be removed from rear property.	
	APT# FLOOR 0 EXREAR RM#0	PR-304.1	All exterior property must be brought to meet code requirements. Damaged walls, doors, windows roofs, etc. Please make contact with Building and Trade Department.	
30	APT# FLOOR 0 EXREAR RM#0	PR-304.10	Front porch must be brought into code compliance. Permit is required.	CITED
	APT# FLOOR 0 EXREAR RM#0	PR-304.13	Repair window frames to an approved condition.	

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

Inspector: MARTE, GUIDO

Phone: (610)655-2436 x

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

OWNER/AGENT:

FCE067

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: _____

City of Reading
Property Maintenance Division
Inspection Report

Case: 226822

Inspection: 567223

Insp Type: N.O.V.

Date: 02/24/2020

Address: 39 S 2ND ST, READING 19602-

Owner Information:

Name: SHARK INVESTMENTS 1 LLC
Address: PO BOX 13404
READING PA 19602-

Property Information:

of Commercial Units: 0
of Units: 1
of Rooms: 0
Owner Occupied Unit? N

Listed below are violation(s) of City Ordinance

APT# FLOOR 0 EXREAR RM#0	PR-304.16	Repair basement hatchway to an approved condition.	
APT# FLOOR 0 EXREAR RM#0	PR-304.6	Repair damaged rear wall to an approved condition. Please make contact with Building and Trade Department.	
APT# FLOOR 0 EXTERT RM#0	PR-304.10	Repair front damaged wooden steps.	

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

Inspector: MARTE, GUIDO

Phone: (610)655-2436 x

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

OWNER/AGENT:

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Thank you for your cooperation.

Approved By: _____

Date/Time: _____

Page 2 of 2

FCE067

Case: 226822

City of Reading
Property Maintenance Division
Inspection Report

Inspection: 567224

Insp Type: N.O.V.

Date: 01/22/2020

Address: 39 S 2ND ST, READING 19602-

Owner Information:

Name: SHARK INVESTMENTS 1 LLC

Address: PO BOX 13404

READING PA 19602-

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
30	APT# FLOOR 0 ENTBLD RM#0	PR-304.7	Entire roof, gutters and downspouts must be repaired to an approved condition.	
5	APT# FLOOR 0 EXREAR RM#0	PR-302.1	All exterior property must be cleaned and shall be maintained in clean and sanitary conditions. Accumulation of rubbish.	
30	APT# FLOOR 0 EXREAR RM#0	PR-304.1	All exterior property must be brought to meet code requirements. Damaged walls, doors, windows roofs, etc. Please make contact with Building and Trade Department.	PERMIT
30	APT# FLOOR 0 EXREAR RM#0	PR-304.10	Front porch must be brought into code compliance. Permit is required.	
30	APT# FLOOR 0 EXREAR RM#0	PR-304.13	Repair window frames to an approved condition.	
30	APT# FLOOR 0 EXREAR RM#0	PR-304.16	Repair basement hatchway to an approved condition.	
30	APT# FLOOR 0 EXREAR RM#0	PR-304.6	Repair damaged rear wall to an approved condition. Please make contact with Building and Trade Department.	PERMIT
30	APT# FLOOR 0 EXTFRT RM#0	PR-304.10	Repair front damaged wooden steps. Permit needed.	

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

Inspector: MARTE, GUIDO

Phone: (610)655-2436 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: _____

City of Reading
Property Maintenance Division
Inspection Report

Case: 226822

Inspection: 567224

Insp Type: N.O.V.

Date: 01/22/2020

Address: 39 S 2ND ST, READING 19602-

Owner Information:

Name: SHARK INVESTMENTS 1 LLC

Address: PO BOX 13404

READING PA 19602-

Property Information:

of Commercial Units: 0

of Units: 1

of Rooms: 0

Owner Occupied Unit? N

Listed below are violation(s) of City Ordinance

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

Inspector: MARTE, GUIDO

Phone: (610)655-2436 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: _____

Page 2 of 2

FCE067

Case: 226822

City of Reading
Property Maintenance Division
Inspection Report

Inspection: 638313

Insp Type: N.O.V.

Date: 09/19/2022

Address: 39 S 2ND ST, READING 19602-

Owner Information:

Name: SHARK INVESTMENTS 1 LLC

Address: PO BOX 13404

READING PA 19602-

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
	APT# FLOOR 0 ENTBLD RM#0	PR-304.18	Secure building. Front door and rear basement hatchway must be secured using approved methods to prevent re-openings.	
	APT# FLOOR 0 ENTBLD RM#0	PR-304.7	Entire roof, gutters and downspouts must be repaired to an approved condition.	
120	APT# FLOOR 0 EXREAR RM#0	PR-108.2	The structure is found to be vacant & open/unsecure, the premises may be closed and secured by any available public agency or private persons & the cost thereof shall be charged against the real estate where the structure is located.	OPEN
	APT# FLOOR 0 EXREAR RM#0	PR-302.1	All exterior property must be cleaned and shall be maintained in clean and sanitary conditions. Accumulation of rubbish.	
	APT# FLOOR 0 EXREAR RM#0	PR-302.4	Cut and remove weeds and bushes on all exterior property, including weeds covering building. Front and rear.	
	APT# FLOOR 0 EXREAR RM#0	PR-302.8	Have inoperative motor vehicle be removed from rear property.	

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

Inspector: SUBER, RASHIDA

Phone: (610)655-1420 x

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

OWNER/AGENT:

FCE067

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: _____

City of Reading
Property Maintenance Division
Inspection Report

Case: 226822

Inspection: 638313

Insp Type: N.O.V.

Date: 09/19/2022

Address: 39 S 2ND ST, READING 19602-

Owner Information:

Name: SHARK INVESTMENTS 1 LLC

Address: PO BOX 13404

READING PA 19602-

Property Information:

of Commercial Units: 0

of Units: 1

of Rooms: 0

Owner Occupied Unit? N

Listed below are violation(s) of City Ordinance

	APT# FLOOR 0 EXREAR RM#0	PR-304.1	All exterior property must be brought to meet code requirements. Damaged walls, doors, windows roofs, etc. Please make contact with Building and Trade Department.	
	APT# FLOOR 0 EXREAR RM#0	PR-304.10	Front porch must be brought into code compliance. Permit is required.	
	APT# FLOOR 0 EXREAR RM#0	PR-304.13	Repair window frames to an approved condition.	
	APT# FLOOR 0 EXREAR RM#0	PR-304.16	Repair basement hatchway to an approved condition.	
	APT# FLOOR 0 EXREAR RM#0	PR-304.6	Repair damaged rear wall to an approved condition. Please make contact with Building and Trade Department.	
1	APT# FLOOR 0 EXREAR RM#0	PR-308.1	Must clean up and remove trash, rubbish from rear property area properly dispose of and maintain.	OPEN
	APT# FLOOR 0 EXFRT RM#0	PR-304.10	Repair front damaged wooden steps.	

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

Inspector: SUBER, RASHIDA

Phone: (610)655-1420 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: _____

Page 2 of 2

FCE067

Case: 226822

City of Reading
Property Maintenance Division
Inspection Report

Inspection: 638777

Insp Type: N.O.V.

Date: 01/22/2026

Address: 39 S 2ND ST, READING 19602-

Owner Information:

Name: SHARK INVESTMENTS 1 LLC

Address: PO BOX 13404

READING PA 19602-

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
120	APT# FLOOR 0 ENTBLD RM#0	PR-304.18	Secure building. Front door and rear basement hatchway must be secured using approved methods to prevent re-openings.	
120	APT# FLOOR 0 ENTBLD RM#0	PR-304.7	Entire roof, gutters and downspouts must be repaired to an approved condition.	
1	APT# FLOOR 0 EXREAR RM#0	180-1209	The structure is found to be vacant & open/unsecure, the premises may be closed and secured by any available public agency or private persons & the cost thereof shall be charged against the real estate where the structure is located.	
1	APT# FLOOR 0 EXREAR RM#0	PR-302.1	All exterior property must be cleaned and shall be maintained in clean and sanitary conditions. Accumulation of rubbish.	OPEN
1	APT# FLOOR 0 EXREAR RM#0	PR-302.4	Cut and remove weeds and bushes on all exterior property, including weeds covering building. Front and rear.	OPEN
120	APT# FLOOR 0 EXREAR RM#0	PR-304.1	All exterior property must be brought to meet code requirements. Damaged walls, doors, windows roofs, etc. Please make contact with Building and Trade Department.	

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

Inspector: No name available

Phone:

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: _____

City of Reading
Property Maintenance Division
Inspection Report

Case: 226822

Inspection: 638777

Insp Type: N.O.V.

Date: 01/22/2026

Address: 39 S 2ND ST, READING 19602-

Owner Information:

Name: SHARK INVESTMENTS 1 LLC
Address: PO BOX 13404
READING PA 19602-

Property Information:

# of Commercial Units:	0
# of Units:	1
# of Rooms:	0
Owner Occupied Unit?	N

Listed below are violation(s) of City Ordinance

120	APT# FLOOR 0 EXREAR RM#0	PR-304.10	Front porch must be brought into code compliance. Permit is required.	
120	APT# FLOOR 0 EXREAR RM#0	PR-304.13	Repair window frames to an approved condition.	
120	APT# FLOOR 0 EXREAR RM#0	PR-304.16	Repair basement hatchway to an approved condition.	
120	APT# FLOOR 0 EXREAR RM#0	PR-304.6	Repair damaged rear wall to an approved condition. Please make contact with Building and Trade Department.	
1	APT# FLOOR 0 EXREAR RM#0	PR-308.1	Must clean up and remove trash, rubbish from rear property area properly dispose of and maintain.	OPEN
120	APT# FLOOR 0 EXFRT RM#0	PR-304.10	Repair front damaged wooden steps.	

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

Inspector: No name available

Phone:

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:

Case: 226822

City of Reading
Property Maintenance Division
Inspection Report

Inspection: 638798

Insp Type: N.O.V.

Date: 09/20/2022

Address: 39 S 2ND ST, READING 19602-

Owner Information:

Name: SHARK INVESTMENTS 1 LLC

Address: PO BOX 13404

READING PA 19602-

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
120	APT# FLOOR 0 ENTBLD RM#0	PR-304.18	Secure building. Front door and rear basement hatchway must be secured using approved methods to prevent re-openings.	
120	APT# FLOOR 0 ENTBLD RM#0	PR-304.7	Entire roof, gutters and downspouts must be repaired to an approved condition.	
120	APT# FLOOR 0 EXREAR RM#0	PR-108.2	The structure is found to be vacant & open/unsecure, the premises may be closed and secured by any available public agency or private persons & the cost thereof shall be charged against the real estate where the structure is located.	OPEN
5	APT# FLOOR 0 EXREAR RM#0	PR-302.1	All exterior property must be cleaned and shall be maintained in clean and sanitary conditions. Accumulation of rubbish.	
1	APT# FLOOR 0 EXREAR RM#0	PR-302.4	Cut and remove weeds and bushes on all exterior property, including weeds covering building. Front and rear.	CITED
120	APT# FLOOR 0 EXREAR RM#0	PR-304.1	All exterior property must be brought to meet code requirements. Damaged walls, doors, windows roofs, etc. Please make contact with Building and Trade Department.	

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

Inspector: SUBER, RASHIDA

Phone: (610)655-1420 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: _____

City of Reading
Property Maintenance Division
Inspection Report

Case: 226822

Inspection: 638798

Insp Type: N.O.V.

Date: 09/20/2022

Address: 39 S 2ND ST, READING 19602-

Owner Information:

Name: SHARK INVESTMENTS 1 LLC
Address: PO BOX 13404
READING PA 19602-

Property Information:

# of Commercial Units:	0
# of Units:	1
# of Rooms:	0
Owner Occupied Unit?	N

Listed below are violation(s) of City Ordinance

120	APT# FLOOR 0 EXREAR RM#0	PR-304.10	Front porch must be brought into code compliance. Permit is required.	
120	APT# FLOOR 0 EXREAR RM#0	PR-304.13	Repair window frames to an approved condition.	
120	APT# FLOOR 0 EXREAR RM#0	PR-304.16	Repair basement hatchway to an approved condition.	
120	APT# FLOOR 0 EXREAR RM#0	PR-304.6	Repair damaged rear wall to an approved condition. Please make contact with Building and Trade Department.	
1	APT# FLOOR 0 EXREAR RM#0	PR-308.1	Must clean up and remove trash, rubbish from rear property area properly dispose of and maintain.	CITED
120	APT# FLOOR 0 EXFRT RM#0	PR-304.10	Repair front damaged wooden steps.	

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

Inspector: SUBER, RASHIDA

Phone: (610)655-1420 x

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

OWNER/AGENT:

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Thank you for your cooperation.

Approved By: _____

Date/Time: _____

Page 2 of 2

FCE067

City of Reading
Property Maintenance Division
Inspection Report

Case: 226822

Inspection: 639917

Insp Type: N.O.V.

Date: 11/15/2022

Address: 39 S 2ND ST, READING 19602-

Owner Information:

Name: SHARK INVESTMENTS 1 LLC
Address: PO BOX 13404
READING PA 19602-

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
120	APT# FLOOR 0 ENTBLD RM#0	PR-304.18	Secure building. Front door and rear basement hatchway must be secured using approved methods to prevent re-openings.	OPEN
120	APT# FLOOR 0 ENTBLD RM#0	PR-304.7	Entire roof, gutters and downspouts must be repaired to an approved condition.	EXT
120	APT# FLOOR 0 EXREAR RM#0	PR-108.2	The structure is found to be vacant & open/unsecure, the premises may be closed and secured by any available public agency or private persons & the cost thereof shall be charged against the real estate where the structure is located.	OPEN
5	APT# FLOOR 0 EXREAR RM#0	PR-302.1	All exterior property must be cleaned and shall be maintained in clean and sanitary conditions. Accumulation of rubbish.	COMPLIED
1	APT# FLOOR 0 EXREAR RM#0	PR-302.4	Cut and remove weeds and bushes on all exterior property, including weeds covering building. Front and rear.	CITED
120	APT# FLOOR 0 EXREAR RM#0	PR-304.1	All exterior property must be brought to meet code requirements. Damaged walls, doors, windows roofs, etc. Please make contact with Building and Trade Department.	

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

Inspector: SUBER, RASHIDA

Phone: (610)655-1420 x

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

OWNER/AGENT:

FCE067

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: _____

City of Reading
Property Maintenance Division
Inspection Report

Case: 226822

Inspection: 639917

Insp Type: N.O.V.

Date: 11/15/2022

Address: 39 S 2ND ST, READING 19602-

Owner Information:

Name: SHARK INVESTMENTS 1 LLC
Address: PO BOX 13404
READING PA 19602-

Property Information:

of Commercial Units: 0
of Units: 1
of Rooms: 0
Owner Occupied Unit? N

Listed below are violation(s) of City Ordinance

120	APT# FLOOR 0 EXREAR RM#0	PR-304.10	Front porch must be brought into code compliance. Permit is required.	
120	APT# FLOOR 0 EXREAR RM#0	PR-304.13	Repair window frames to an approved condition.	
120	APT# FLOOR 0 EXREAR RM#0	PR-304.16	Repair basement hatchway to an approved condition.	
120	APT# FLOOR 0 EXREAR RM#0	PR-304.6	Repair damaged rear wall to an approved condition. Please make contact with Building and Trade Department.	
1	APT# FLOOR 0 EXREAR RM#0	PR-308.1	Must clean up and remove trash, rubbish from rear property area properly dispose of and maintain.	CITED
120	APT# FLOOR 0 EXFRT RM#0	PR-304.10	Repair front damaged wooden steps.	EXT

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

Inspector: SUBER, RASHIDA

Phone: (610)655-1420 x

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

OWNER/AGENT:

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Thank you for your cooperation.

Approved By: _____

Date/Time: _____

Case: 226822

City of Reading
Property Maintenance Division
Inspection Report

Inspection: 647624

Insp Type: N.O.V.

Date: 04/12/2023

Address: 39 S 2ND ST, READING 19602-

Owner Information:

Name: SHARK INVESTMENTS 1 LLC

Address: PO BOX 13404

READING PA 19602-

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
120	APT# FLOOR 0 ENTBLD RM#0	PR-304.18	Secure building. Front door and rear basement hatchway must be secured using approved methods to prevent re-openings.	OPEN
120	APT# FLOOR 0 ENTBLD RM#0	PR-304.7	Entire roof, gutters and downspouts must be repaired to an approved condition.	EXT
120	APT# FLOOR 0 EXREAR RM#0	PR-108.2	The structure is found to be vacant & open/unsecure, the premises may be closed and secured by any available public agency or private persons & the cost thereof shall be charged against the real estate where the structure is located.	COMPLIED
5	APT# FLOOR 0 EXREAR RM#0	PR-302.1	All exterior property must be cleaned and shall be maintained in clean and sanitary conditions. Accumulation of rubbish.	COMPLIED
1	APT# FLOOR 0 EXREAR RM#0	PR-302.4	Cut and remove weeds and bushes on all exterior property, including weeds covering building. Front and rear.	CITED
120	APT# FLOOR 0 EXREAR RM#0	PR-304.1	All exterior property must be brought to meet code requirements. Damaged walls, doors, windows roofs, etc. Please make contact with Building and Trade Department.	

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

Inspector: SUBER, RASHIDA

Phone: (610)655-1420 x

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

OWNER/AGENT:

FCE067

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Thank you for your cooperation.

Approved By: _____

Date/Time: _____

City of Reading
Property Maintenance Division
Inspection Report

Case: 226822

Inspection: 647624

Insp Type: N.O.V.

Date: 04/12/2023

Address: 39 S 2ND ST, READING 19602-

Owner Information:

Name: SHARK INVESTMENTS 1 LLC
Address: PO BOX 13404
READING PA 19602-

Property Information:

of Commercial Units: 0
of Units: 1
of Rooms: 0
Owner Occupied Unit? N

Listed below are violation(s) of City Ordinance

120	APT# FLOOR 0 EXREAR RM#0	PR-304.10	Front porch must be brought into code compliance. Permit is required.	CITED
120	APT# FLOOR 0 EXREAR RM#0	PR-304.13	Repair window frames to an approved condition.	
120	APT# FLOOR 0 EXREAR RM#0	PR-304.16	Repair basement hatchway to an approved condition.	
120	APT# FLOOR 0 EXREAR RM#0	PR-304.6	Repair damaged rear wall to an approved condition. Please make contact with Building and Trade Department.	
1	APT# FLOOR 0 EXREAR RM#0	PR-308.1	Must clean up and remove trash, rubbish from rear property area properly dispose of and maintain.	CITED
120	APT# FLOOR 0 EXFRT RM#0	PR-304.10	Repair front damaged wooden steps.	CITED

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

Inspector: SUBER, RASHIDA

Phone: (610)655-1420 x

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

OWNER/AGENT:

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Thank you for your cooperation.

Approved By: _____

Date/Time: _____

Page 2 of 2

FCE067

City of Reading
Property Maintenance Division
Inspection Report

Case: 226822

Inspection: 651850

Insp Type: N.O.V.

Date: 08/10/2023

Address: 39 S 2ND ST, READING 19602-

Owner Information:

Name: SHARK INVESTMENTS 1 LLC

Address: PO BOX 13404

READING PA 19602-

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
120	APT# FLOOR 0 ENTBLD RM#0	PR-304.18	Secure building. Front door and rear basement hatchway must be secured using approved methods to prevent re-openings.	OPEN
120	APT# FLOOR 0 ENTBLD RM#0	PR-304.7	Entire roof, gutters and downspouts must be repaired to an approved condition.	EXT
120	APT# FLOOR 0 EXREAR RM#0	PR-108.2	The structure is found to be vacant & open/unsecure, the premises may be closed and secured by any available public agency or private persons & the cost thereof shall be charged against the real estate where the structure is located.	COMPLIED
5	APT# FLOOR 0 EXREAR RM#0	PR-302.1	All exterior property must be cleaned and shall be maintained in clean and sanitary conditions. Accumulation of rubbish.	COMPLIED
1	APT# FLOOR 0 EXREAR RM#0	PR-302.4	Cut and remove weeds and bushes on all exterior property, including weeds covering building. Front and rear.	CITED
120	APT# FLOOR 0 EXREAR RM#0	PR-304.1	All exterior property must be brought to meet code requirements. Damaged walls, doors, windows roofs, etc. Please make contact with Building and Trade Department.	

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

Inspector: SUBER, RASHIDA

Phone: (610)655-1420 x

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

OWNER/AGENT:

FCE067

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Thank you for your cooperation.

Approved By: _____

Date/Time: _____

City of Reading
Property Maintenance Division
Inspection Report

Case: 226822

Inspection: 651850

Insp Type: N.O.V.

Date: 08/10/2023

Address: 39 S 2ND ST, READING 19602-

Owner Information:

Name: SHARK INVESTMENTS 1 LLC

Address: PO BOX 13404

READING PA 19602-

Property Information:

of Commercial Units: 0

of Units: 1

of Rooms: 0

Owner Occupied Unit? N

Listed below are violation(s) of City Ordinance

120	APT# FLOOR 0 EXREAR RM#0	PR-304.10	Front porch must be brought into code compliance. Permit is required.	CITED
120	APT# FLOOR 0 EXREAR RM#0	PR-304.13	Repair window frames to an approved condition.	
120	APT# FLOOR 0 EXREAR RM#0	PR-304.16	Repair basement hatchway to an approved condition.	
120	APT# FLOOR 0 EXREAR RM#0	PR-304.6	Repair damaged rear wall to an approved condition. Please make contact with Building and Trade Department.	
1	APT# FLOOR 0 EXREAR RM#0	PR-308.1	Must clean up and remove trash, rubbish from rear property area properly dispose of and maintain.	CITED
120	APT# FLOOR 0 EXFRT RM#0	PR-304.10	Repair front damaged wooden steps.	CITED

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

Inspector: SUBER, RASHIDA

Phone: (610)655-1420 x

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OWNER/AGENT:

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Thank you for your cooperation.

Approved By: _____

Date/Time: _____

Case: 226822

City of Reading
Property Maintenance Division
Inspection Report

Inspection: 652118

Insp Type: N.O.V.

Date: 11/07/2023

Address: 39 S 2ND ST, READING 19602-

Owner Information:

Name: SHARK INVESTMENTS 1 LLC
 Address: PO BOX 13404
 READING PA 19602-

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
120	APT# FLOOR 0 ENTBLD RM#0	PR-304.18	Secure building. Front door and rear basement hatchway must be secured using approved methods to prevent re-openings.	OPEN
120	APT# FLOOR 0 ENTBLD RM#0	PR-304.7	Entire roof, gutters and downspouts must be repaired to an approved condition.	EXT
120	APT# FLOOR 0 EXREAR RM#0	PR-108.2	The structure is found to be vacant & open/unsecure, the premises may be closed and secured by any available public agency or private persons & the cost thereof shall be charged against the real estate where the structure is located.	COMPLIED
5	APT# FLOOR 0 EXREAR RM#0	PR-302.1	All exterior property must be cleaned and shall be maintained in clean and sanitary conditions. Accumulation of rubbish.	COMPLIED
1	APT# FLOOR 0 EXREAR RM#0	PR-302.4	Cut and remove weeds and bushes on all exterior property, including weeds covering building. Front and rear.	CITED
120	APT# FLOOR 0 EXREAR RM#0	PR-304.1	All exterior property must be brought to meet code requirements. Damaged walls, doors, windows roofs, etc. Please make contact with Building and Trade Department.	

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

Inspector: SUBER, RASHIDA

Phone: (610)655-1420 x

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

OWNER/AGENT:

FCE067

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Thank you for your cooperation.

Approved By: _____

Date/Time: _____

City of Reading
Property Maintenance Division
Inspection Report

Case: 226822

Inspection: 652118

Insp Type: N.O.V.

Date: 11/07/2023

Address: 39 S 2ND ST, READING 19602-

Owner Information:

Name: SHARK INVESTMENTS 1 LLC
Address: PO BOX 13404
READING PA 19602-

Property Information:

of Commercial Units: 0
of Units: 1
of Rooms: 0
Owner Occupied Unit? N

Listed below are violation(s) of City Ordinance

120	APT# FLOOR 0 EXREAR RM#0	PR-304.10	Front porch must be brought into code compliance. Permit is required.	CITED
120	APT# FLOOR 0 EXREAR RM#0	PR-304.13	Repair window frames to an approved condition.	
120	APT# FLOOR 0 EXREAR RM#0	PR-304.16	Repair basement hatchway to an approved condition.	
120	APT# FLOOR 0 EXREAR RM#0	PR-304.6	Repair damaged rear wall to an approved condition. Please make contact with Building and Trade Department.	
1	APT# FLOOR 0 EXREAR RM#0	PR-308.1	Must clean up and remove trash, rubbish from rear property area properly dispose of and maintain.	CITED
120	APT# FLOOR 0 EXFRT RM#0	PR-304.10	Repair front damaged wooden steps.	CITED

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

Inspector: SUBER, RASHIDA

Phone: (610)655-1420 x

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Thank you for your cooperation.

Approved By: _____

Date/Time: _____

City of Reading
Property Maintenance Division
Inspection Report

Case: 226822

Inspection: 655650

Insp Type: N.O.V.

Date: 12/07/2023

Address: 39 S 2ND ST, READING 19602-

Owner Information:

Name: SHARK INVESTMENTS 1 LLC
Address: PO BOX 13404
READING PA 19602-

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
120	APT# FLOOR 0 ENTBLD RM#0	PR-304.18	Secure building. Front door and rear basement hatchway must be secured using approved methods to prevent re-openings.	OPEN
120	APT# FLOOR 0 ENTBLD RM#0	PR-304.7	Entire roof, gutters and downspouts must be repaired to an approved condition.	EXT
120	APT# FLOOR 0 EXREAR RM#0	PR-108.2	The structure is found to be vacant & open/unsecure, the premises may be closed and secured by any available public agency or private persons & the cost thereof shall be charged against the real estate where the structure is located.	COMPLIED
5	APT# FLOOR 0 EXREAR RM#0	PR-302.1	All exterior property must be cleaned and shall be maintained in clean and sanitary conditions. Accumulation of rubbish.	COMPLIED
1	APT# FLOOR 0 EXREAR RM#0	PR-302.4	Cut and remove weeds and bushes on all exterior property, including weeds covering building. Front and rear.	CITED
120	APT# FLOOR 0 EXREAR RM#0	PR-304.1	All exterior property must be brought to meet code requirements. Damaged walls, doors, windows roofs, etc. Please make contact with Building and Trade Department.	

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

Inspector: SUBER, RASHIDA

Phone: (610)655-1420 x

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OWNER/AGENT:

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Thank you for your cooperation.

Approved By: _____

Date/Time: _____

City of Reading
Property Maintenance Division
Inspection Report

Case: 226822

Inspection: 655650

Insp Type: N.O.V.

Date: 12/07/2023

Address: 39 S 2ND ST, READING 19602-

Owner Information:

Name: SHARK INVESTMENTS 1 LLC
Address: PO BOX 13404
READING PA 19602-

Property Information:

of Commercial Units: 0
of Units: 1
of Rooms: 0
Owner Occupied Unit? N

Listed below are violation(s) of City Ordinance

120	APT# FLOOR 0 EXREAR RM#0	PR-304.10	Front porch must be brought into code compliance. Permit is required.	CITED
120	APT# FLOOR 0 EXREAR RM#0	PR-304.13	Repair window frames to an approved condition.	
120	APT# FLOOR 0 EXREAR RM#0	PR-304.16	Repair basement hatchway to an approved condition.	
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1	APT# FLOOR 0 EXREAR RM#0	PR-308.1	Must clean up and remove trash, rubbish from rear property area properly dispose of and maintain.	CITED
120	APT# FLOOR 0 EXFRT RM#0	000.1		
120	APT# FLOOR 0 EXFRT RM#0	PR-304.10	Repair front damaged wooden steps.	CITED

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

Inspector: SUBER, RASHIDA

Phone: (610)655-1420 x

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Thank you for your cooperation.

Approved By: _____

Date/Time: _____

Page 2 of 2

FCE067

City of Reading
Property Maintenance Division
Inspection Report

Case: 226822

Inspection: 656857

Insp Type: N.O.V.

Date: 01/22/2026

Address: 39 S 2ND ST, READING 19602-

Owner Information:

Name: SHARK INVESTMENTS 1 LLC
Address: PO BOX 13404
READING PA 19602-

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

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

Inspector: SUBER, RASHIDA

Phone: (610)655-1420 x

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

OWNER/AGENT:

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Thank you for your cooperation.

Approved By: _____

Date/Time: _____

FCE067