

Property Information		Request Information		Update Information
File#:	24-10234771	Requested Date:	05/31/2024	Update Requested:
Owner:	FRENCH CREEK TH LP	Branch:		Requested By:
Address 1:	700 ORE ST	Date Completed:		Update Completed:
Address 2:		# of Jurisdiction(s):		
City, State Zip:	PHOENIXVILLE, PA 19460	# of Parcel(s):	1	

### Notes

CODE VIOLATIONS	<p>Per Borough of Phoenixville Department of Zoning there are no Code Violation cases on this property.</p> <p>Collector: Borough of Phoenixville            Payable: 351 Bridge Street Second Floor Phoenixville, PA 19460            Business# 610-933-8801</p>
PERMITS	<p>Per Borough of Phoenixville Building Department there is an Open Permit on this property.</p> <p>1. Permit# - 23-00783            Permit Type - Holley C4</p> <p>Collector: Borough of Phoenixville            Payable: 351 Bridge Street Second Floor Phoenixville, PA 19460            Business# 610-933-8801</p>
SPECIAL ASSESSMENTS	<p>Per Borough of Phoenixville Finance Department there are no Special Assessments/liens on the property.</p> <p>Collector: Borough of Phoenixville            Payable: 351 Bridge Street Second Floor Phoenixville, PA 19460            Business# 610-933-8801</p>
DEMOLITION	NO
UTILITIES	<p>Water, Sewer &amp; Garbage</p> <p>This property is vacant and is not currently serviced for public utilities.</p>

# Current Parcel Details

<b>UPI:</b>	15-9-1197	<b>PLAN NUMBER:</b>	SD-03-18-15321
<b>PIN:</b>	1509 11970000	<b>LUC:</b>	V-10
<b>Street Number:</b>	700	<b>Street Direction:</b>	
<b>Street Name:</b>	ORE	<b>Street Type:</b>	ST
<b>Situs Address:</b>	700 ORE ST	<b>MAILING ADDRESS:</b>	126 E STATE ST
<b>OWNER(S):</b>	FRENCH CREEK TH LP		MEDIA PA
<b>LOT LOCATION:</b>	SS ORE ST	<b>ZIP:</b>	19063
<b>PROPERTY DESCRIPTION:</b>	LOT 198	<b>BOOK:</b>	10212
<b>ACRES:</b>	0.0222	<b>PAGE:</b>	2263
<b>SQUARE FEET:</b>	968	<b>DATE OF RECORDATION:</b>	7/16/2020 12:00:00 AM
<b>LAST SALE PRICE:</b>	10	<b>TOTAL ASSESSMENT:</b>	14480
<b>Lot Assessment:</b>	14480		
<b>Municipality Number:</b>	15	<b>Property Assessment:</b>	0

Owner	Book	Page	Sale Date	Price	Acres	Property Location	Description	Total Assessment
FRENCH CREEK TH LP	10212	2263	7/16/2020 12:00:00 AM	10				
FRENCH CREEK TH LP 15-9-77	NA				0.0222	SS OF ORE ST	LOT 198	14480



# The Borough of Phoenixville

## CHESTER COUNTY, PENNSYLVANIA

351 Bridge Street, 2<sup>nd</sup> Floor, Phoenixville, PA 19460  
Phone: (610) 933-8801 Fax: (610) 983-0621

Dear Mr. Watson:

Thank you for writing to us with your request for information pursuant to the Pennsylvania Right-To-Know Law. On May 29, 2024 we received your request for:

*We kindly request that you advise us of the complete permit history, including all open and expired permits & Code Case or Active Code Lien, Street Maintenance, Housing and Building, Emergency Repair & Special Assessment Fees Due or Outstanding found for the following property : 700 Ore St, Phoenixville Pa 19460, 15-8-1197, French Creek TH LP.*

The responsive documents are attached.

Please contact me, the Open Records Officer, if you have further questions. Please be advised that this correspondence will serve to close this record with our office as permitted by law.

Respectfully,

  
E. Jean Krack  
Borough Manager  
Open Records Officer



**New SFD - Combined Disciplines**  
**Borough of Phoenixville**  
 351 Bridge Street  
 Second Floor  
 Phoenixville, PA 19460

**23-00783**

**Application:** 06/02/2023  
**Approved:** 06/14/2023  
**Issued:** 06/19/2023

**Property Information**

**Owner Information**

**Address:** 700 Ore Street  
**Zoning District:** MG - Mixed-Use Growth  
**Land Use:** R-10      **Building Use:** Residential  
**Parcel:** 15-9-1197      **Lot #:** 198

**Name:** French Creek TH, LP  
**Address:** 126 East State Street  
**City/State/Zip:** Media PA 19063  
**Telephone:** 215-280-5910  
**Email:** chrisd@rockwellcustom.com

**Applicant Information**

**Contractor Information**

**Name:** D.R. Horton Inc.  
**Address:** 2060 Detwiler Road  
**City/State/Zip:** Harleysville PA 19438  
**Attn:** Colleen McGill      **Telephone:** 609-519-4975  
**Email:** cmmcgill@drhorton.com

**Name:** D.R. Horton Inc.  
**Address:** 2060 Detwiler Road  
**City/State/Zip:** Harleysville PA 19438  
**Telephone:** 609-519-4975      **License:**  
**Email:** cmmcgill@drhorton.com      **Expiration:**

The applicant, as general contractor and subcontractors, are hereby granted permission to perform the following:

**Description of Work:**

Holley C4

<b>Construction Code:</b>	IRC	<b>Square Feet of Scope:</b>	2135.0000
<b>Construction Type:</b>	5B	<b>Combined Disciplines Valuation:</b>	32287.0000
<b>Occupancy Group:</b>	R-3		

**Permit Fees**

Deck/Patio	50.00
Inspection(s)	1,400.00
Large Project - Plan Review	300.00
New SFD - Application Fee	125.00
New SFD - Building Permit Fee	2,669.00
New SFD - MEPS Fee	323.00
PA Surcharge (Act 157 of 2006)	4.50
Property Transfer - 1&2 Family Dwelling	100.00
Residential Water Meter	655.00
Sewer System Tapping (per EDU)	2,899.00
Water System Tapping	3,320.00

**TOTAL:** 11,845.50