



Property Information Request Information Update Information

File#:	BS-X01661-8333349166	Requested Date:	06/04/2024	Update Requested:
Owner:	KATTY FAMILIA	Branch:		Requested By:
Address 1:	543 BEECH ST	Date Completed:		Update Completed:
Address 2:		# of Jurisdiction(s):		
City, State Zip:	BOSTON, MA	# of Parcel(s):	1	

Notes

CODE VIOLATIONS Per City of Boston Zoning Department there is an Active Code Violation case on this property.
1. Case #: V155570
Date of Issue: 05/23/2013

Collector: City of Boston Zoning Department
Payable Address: 1010 Mass Ave Boston, MA 02118
Business# 617-961-3277

UNABLE TO PROVIDE DOCUMENTATION TO THIRD PARTIES. VERBAL INFO ACQUIRED

PERMITS Per City of Boston Building Department There are Multiple Open Permits on this property.

Collector: City of Boston Building Department
Payable Address: 1010 Mass Ave Boston, MA 02118
Business# 617-961-3277

Comments:Per City of Boston Building Department There are Multiple Open Permits on this property Please Refer Attached Document for more Information.

UNABLE TO PROVIDE DOCUMENTATION TO THIRD PARTIES. VERBAL INFO ACQUIRED

SPECIAL ASSESSMENTS Per City of Boston Finance Department there are no Special Assessments/liens on the property.

Collector: City of Boston Finance Department
Payable Address: 1 City Hall Square Wndow M-30 Boston MA 02201
Business# 617-635-4131

UNABLE TO PROVIDE DOCUMENTATION TO THIRD PARTIES. VERBAL INFO ACQUIRED

DEMOLITION NO



UTILITIES

WATER AND SEWER

Account #: 1598842

Payment Status: Due

Amount: \$1,667.65

Good Thru: 06/21/2024

Account Active: Yes

Collector: Boston Water Commission

Payable Address: 980 Harrison Ave, Roxbury, MA 02119

Business # (617) 989-7000

GARBAGE

GARBAGE PRIVATE HAULER WITH LIEN STATUS AND BALANCE UNKNOWN



**Boston Inspectional Services Department
Building and Structures Division**

1010 Massachusetts Avenue Boston, MA 02118 Telephone: (617) 635-5300

Michelle Wu
Mayor

VIOLATION NOTICE

Marc A. Joseph
Inspector of Buildings

KATTY FAMILIA
543 BEECH ST
ROSLINDALE, MA 02131-4925

DATE FILED: 05/23/2013

INSPECTOR: Michael Nee

VIOLATION NUMBER: **V155570**

Owner or in control of property located in the City of Boston at:

543 BEECH ST Roslindale, MA 02131

WARD: 18

The Commissioner of the City of Boston Inspectional Services Department and the Inspector of Buildings of the City of Boston have adjudged certain property owned or controlled by you to be in violation of the Massachusetts State Building Code, pursuant to M.G.L. c. 143 s. 1 et seq., and 780 CMR 114.0 et seq. (9th Ed.), as amended. Notice of said violation and order to abate same through the remedy and within the time prescribed below is hereby provided pursuant to 780 CMR 114.2.

780 CMR:	Description	Violation Remedy
105.1	Failure to Obtain Permit Failure to secure permits for basement parging and structural repairs.Fence in yard exceeds height limit on permit issued.	To remedy this condition: Supply plans for structural repairs. Secure permits for parging and fence.Allow inspections,contact Inspector Michael Nee at 617-961-3267.

Failure to correct this Violation within **30 Days** of service of this Notice will result in criminal prosecution and/or civil penalties and fines.

Inspector

For the Commissioner

Michael Nee

Phone: (617)961-3267

Email: michael.nee@boston.gov

Date Issued

Complete
Application
Submit
ePlan
Modified Log

Public Events

From
To

Results

APP #	Application Type	Processed Date	Issued Date	Milestone	Address	Added By
G76086	Gas	5/10/2011 09:50	5/10/2011 09:55	Inspection	543 Beech ST 18 Roslindale MA 02131	koak
SF101082	Short-Form	10/17/2011 11:20	10/17/2011 11:45	Inspection	543 Beech ST 18 Roslindale MA 02131	OnlinePermit
ALT101087	Alteration	10/17/2011 11:44	5/22/2013 15:33	ScheduleInspection	543 Beech ST 18 Roslindale MA 02131	110571
ALT246762	Alteration	5/22/2013 15:39		Abandon	543 Beech ST 18 Roslindale MA 02131	077534
SF259403	Short-Form	7/1/2013 09:24	7/1/2013 10:14	Inspection	543 Beech ST 18 Roslindale MA 02131	koak
SF328053	Short-Form	2/12/2014 08:18	2/12/2014 08:43	Inspection	543 Beech ST 18 Roslindale MA 02131	050372
ALT341547	Alteration	4/3/2014 13:40		Abandon	543 Beech ST 18 Roslindale MA 02131	121134
SF361500	Short-Form	5/12/2014 10:11	5/12/2014 10:33	Inspection	543 Beech ST 18 Roslindale MA 02131	077534
BOA362762	BOA	5/14/2014 15:54	10/30/2014 10:42	Closed	543 Beech ST 18 Roslindale MA 02131	121134
E379805	Electric	7/1/2014 11:24	7/1/2014 11:36	Complete	543 Beech ST 18 Roslindale MA 02131	koak
SF462572	Short-Form	4/14/2015 08:59	4/14/2015 09:27	Inspection	543 Beech ST 18 Roslindale MA 02131	078389
G1167005	Gas	3/1/2021 15:20	3/1/2021 15:46	Inspection	543 Beech ST 18 Roslindale MA 02131	OnlinePermit
PL1167007	Plumbing	3/1/2021 15:22	3/1/2021 15:46	Inspection	543 Beech ST 18 Roslindale MA 02131	OnlinePermit
SF1171428	Short-Form	3/9/2021 20:21	4/14/2021 19:51	Inspection	543 Beech ST 18 Roslindale MA 02131	OnlinePermit
SF1272616	Short-Form	11/28/2021 18:14		Review	543 Beech ST 18 Roslindale MA 02131	OnlinePermit
ALT1295085	Alteration	2/7/2022 20:11	4/28/2022 11:16	ScheduleInspection	543 Beech ST 18 Roslindale MA 02131	OnlinePermit

Map



View and Pay your Bill Online
 At www.bwsc.org/my-account
 Activation Code MLAJW7MP

For Pay-by-Phone
 (844) 470-5881

For Questions Call Customer Service
 (617) 989-7800

ACCOUNT SUMMARY			
Account Number	1598842	Previous Total	\$1,503.19
Customer		Payments Received	\$0.00
KATTY FAMILIA		Open Amount Due	\$1,503.19
543 BEECH ST		Current Charges	\$164.46
ROSLINDALE, MA 02131-4925		Total	\$1,667.65
Previous Bill Date	04/22/2024	Please Pay	\$1,667.65
Current Bill Date	05/21/2024		
Due Date	06/21/2024		

Payments must be received by 06/21/2024 to avoid delinquency charges.
All past due balances are subject to accrued delinquency charges.
Esta cuenta (bill) es muy importante y puede afectar su servicio de agua.
Por favor traduzcala inmediatamente.

CURRENT TRANSACTIONS		PAYMENTS RECEIVED	
SERVICE CHARGES		TOTAL PAYMENTS RECEIVED	\$0.00
Water	\$67.27		
Sewer	\$72.99		
Stormwater Charge (1 ERU)	\$8.98		
TOTAL SERVICE CHARGES	\$149.24		
DELINQUENCY CHARGES	\$15.22		
TOTAL CURRENT CHARGES	\$164.46		
		OTHER	

SPECIAL MESSAGES

Install a backwater valve to protect sewage from flowing back into your basement from the public sewer system. If you encounter sewage entering your basement call BWSC's 24-hour Emergency Service at 617-989-7000.
 BWSC meters are scheduled to be read daily by an automatic meter reading system.

Please provide your account number on all correspondence.

Please return this portion of the bill with your payment.



0015988421000166765

Account Number	Due Date	Please Pay	Amount Paid
1598842	06/21/2024	\$1,667.65	

MAKE CHECKS PAYABLE TO
BOSTON WATER AND SEWER

Contact Customer Service for Address Change

KATTY FAMILIA
 543 BEECH ST
 ROSLINDALE, MA 02131-4925

BOSTON WATER AND SEWER COMMISSION
 P.O. BOX 55466
 BOSTON, MA 02205-5466



Failure to pay the past due balance may result in any and all appropriate legal action.

CONSUMPTION SHOWN IN CUBIC FEET (CF)
1 CF = 7.481 Gallons (GAL)

CURRENT CONSUMPTION			CONSUMPTION HISTORY			
Water Service			Reading Date	Consumption	Reading Date	Consumption
Meter Number	Reading Date	Reading	05/06/2024	1036	10/04/2023	849
03029081	04/03/2024	167532 Actual	04/03/2024	677	09/06/2023	1110
	05/06/2024	168568 Actual	03/07/2024	908	08/07/2023	977
----- Usage -----			02/06/2024	966	07/09/2023	1101
Current Service Period (33 Days)		1036 CF	01/07/2024	1015	06/07/2023	922
		7750 GAL	12/07/2023	876	05/07/2023	764
			11/05/2023	1071	04/05/2023	682

SERVICE MAY BE TERMINATED IF PAST DUE AMOUNT REMAINS UNPAID (Combined Water, Sewer & Stormwater Accounts)
LIENS MAY ATTACH TO PROPERTIES IF PAST DUE AMOUNTS REMAIN UNPAID (Stormwater Only Accounts)

Boston Water and Sewer Commission (BWSC) | Customer Service

Website: www.bwsc.org | Phone: (617) 989-7800 | Offices & Mailing Address: 980 Harrison Ave. Boston, MA 02119

Right to Water Service During Serious Illness

Please call BWSC. Within seven (7) days of the call, your physician or the Public Health Commission must forward to BWSC a written certificate explaining the medical condition. You must also fill out BWSC's Certificate of Financial Hardship and return within seven (7) days. The Certificate of Financial Hardship form is available on our website and at our offices. You may seek assistance by calling or visiting BWSC Customer Service offices.

Payment Plans

If you cannot pay your bill in full, you may work out a payment plan with BWSC. You may seek assistance by calling or visiting BWSC Customer Service offices.

Right to Service for Senior Citizens

If you reside at the premises, all residents in your house or building are 65 years of age or older, and a financial hardship exists, your water service may not be terminated for failure to pay a past due bill. You may seek assistance by calling or visiting BWSC Customer Service offices.

Discounts for Senior Citizens and the Disabled

Homeowners 65 years of age and older or fully disabled homeowners, living in structures with one to four dwelling units are eligible for a discount on their water bills for that structure and property. The discount of 30% is applied to water, sewer and stormwater charges. The Discount Application form is available on our website and at our offices. You may seek assistance by calling or visiting BWSC Customer Service offices.

Stormwater Only Bills

Stormwater Only accounts will receive bills issued twelve times per year based upon the impervious area for your property. The Commission will routinely update the impervious areas for properties and parcels located within the City of Boston.

Right to Dispute Your Bill

To dispute a bill, you must contact BWSC Customer Service within 30 days of the billing date. BWSC will notify you in writing of the result of its review and your right to request an informal conference.

If you need any assistance in filing a dispute, wish to request a hearing, or receive further information, call or visit BWSC Customer Service offices.

For a more detailed statement of your rights, you may consult a copy of the Billing, Termination and Appeals (BT&A) Regulations on our website or at BWSC Customer Service offices.

Rates

Water and sewer rate schedules and stormwater charges schedules are published on our website. These rates are established by a vote of BWSC's Board of Commissioners following a public hearing. Approximately two thirds of the total rate charges are used to pay the Massachusetts Water Resources Authority (MWRA) and the costs of its federally mandated environmental projects.

A DELINQUENCY CHARGE WILL BE ADDED FOR ANY AMOUNT NOT PAID WITHIN THE DUE DATE. THAT CHARGE IS CALCULATED AT THE DAILY RATE OF .03836% (NOMINAL ANNUAL PERCENTAGE RATE OF 14%).

Estimated Bills

Water, sewer and stormwater bills are issued twelve times per year. If an actual meter read is not obtained for water and sewer charges, an estimated read will be based on your usage history. Your monthly bill will indicate an estimated meter read. Any variance due to an estimated read will be corrected when an actual meter read is obtained.