



Property Information

File#: BS-W01469-7901179306
Owner: MATTHEW PERSCH
Address 1: 1310 Blackhorse HI Rd
Address 2:
City, State Zip: Coatesville, PA

Request Information

Requested Date: 10/25/2023
Branch:
Date Completed:
of Jurisdiction(s):
of Parcel(s): 1

Update Information

Update Requested:
Requested By:
Update Completed:

Notes

CODE VIOLATIONS Per Caln Township Department of Zoning there are no Code Violation cases on this property.
Collector: Caln Township
Payable Address: 253 Municipal Drive, Thorndale, PA 19335
Business# (610) 384-0600

PERMITS Per Caln Township Department of Building there are no Open/ Pending/ Expired Permit on this property.
Collector: Caln Township
Payable Address: 253 Municipal Drive, Thorndale, PA 19335
Business# (610) 384-0600

SPECIAL ASSESSMENTS Per Caln Township Department of Finance there are no Special Assessments/liens on the property.
Collector: Caln Township
Payable Address: 253 Municipal Drive, Thorndale, PA 19335
Business# (610) 384-0600

DEMOLITION NO

UTILITIES **Water & Sewer:** The house is on a community water & sewer. All houses go to a shared Well & septic system.
Garbage:
GARBAGE BILLED WITH TAXES

UPI	39-3G-14
Parcel ID	3903G00140000
Street Concat	1310 BLACKHORSE HILL RD
Owner 1	PERSCH MATTHEW
Mailing Address 1	1310 BLACKHORSE HILL RD
Mailing Address 2	COATESVILLE PA
ZIP Code	19320
Deed Book	9838
Deed Page	2069
Deed Recorded Date	11/05/2018
Legal Desc 1	ES OF BLACKHORSE HILL RD
Legal Desc 2	LOT 14 & DWG
Lot Assessment	27750
Property Assessment	63410
Total Assessment	91160
Last Sale Price	212000
Acres	0.3444
Square Feet	15000
Land Use (Asmnt)	R-10
Class	R
Municipality	CALN
School District	Coatesville Area
Address Role	1
PIN Common	39-3G-14
PIN Map	3903G0014000
Code Name	Parcel

From: Denise Miller <dmiller@calntownship.org>
Sent: Friday, November 17, 2023 11:10 AM
To:
Cc: Abbey Swan
Subject: RE: 1310 Blackhorse Hill Rd - Right to know request - Code, permit & specials

Good Morning, Please see the below answers to your right to know request. With this information, please confirm if this matter is closed.

Thank You,
Denise Miller
Administrative Assistant
Assistant Township Secretary

Caln Township
253 Municipal Drive
Thorndale, PA 19372

P) 610-384-0600 X113
F) 610-384-0617
dmiller@calntownship.org
<http://www.calntownship.org>

From: Elizabeth Nagy <enagy@calntownship.org>
Sent: Friday, November 17, 2023 10:15 AM
To: Denise Miller <dmiller@calntownship.org>; Codes <Codes@calntownship.org>
Cc: Abbey Swan <aswan@calntownship.org>
Subject: RE: 1310 Blackhorse Hill Rd - Right to know request - Code, permit & specials

Please see responses in Red. Thanks!

Respectfully,

Elizabeth Nagy

DEPARTMENT OF BUILDING & LIFE SAFETY
253 Municipal Dr, Thorndale, PA 19372 | Phone: 610-384-0600 x 119 | Fax: 610-384-0689
Enagy@calntownship.org | www.calntownship.org

From: Denise Miller <dmiller@calntownship.org>
Sent: Thursday, November 16, 2023 1:01 PM
To: Codes <Codes@calntownship.org>
Cc: Abbey Swan <aswan@calntownship.org>
Subject: FW: 1310 Blackhorse Hill Rd - Right to know request - Code, permit & specials

Please see the attached right to know request.

Thank You,
Denise Miller
Administrative Assistant
Assistant Township Secretary

Caln Township
253 Municipal Drive
Thorndale, PA 19372

P) 610-384-0600 X113
F) 610-384-0617
dmiller@calntownship.org
<http://www.calntownship.org>

From:

Sent: Thursday, November 16, 2023 1:00 PM

To: Denise Miller <dmiller@calntownship.org>

Cc:

Subject: 1310 Blackhorse Hill Rd - Right to know request - Code, permit & specials

Hello,

We are currently working with closing on this property scheduled and would need the below records verified. Please provide the requested below info at the earliest.

Address: 1310 Blackhorse Hill Rd, Coatesville, PA 19320

Parcel: 3903G00140000

Owner: MATTHEW PERSCH

1. Please advise if the below address has any OPEN/PENDING/EXPIRED Permits and demolition permits that need attention and any fees due currently. **NONE**
2. Also advise if there are any open Code Violation or fines due that needs attention currently. **NONE**
3. Advise if there are any unrecorded liens/fines/special assessments due. **NOTHING IN CODES**