

Property Information		Request Information		Update Information
File#:	11111111	Requested Date:	12/12/2024	Update Requested:
Owner:	FULMER WILLIAM BLAINE	Branch:		Requested By:
Address 1:	1211 Old Concord Rd	Date Completed:	01/14/2025	Update Completed:
Address 2:		# of Jurisdiction(s):		
City, State Zip:	Monroeville, NY 15146	# of Parcel(s):	1	

Notes

CODE VIOLATIONS	<p>Per Municipality of Monroeville Department of Zoning there is an Open Code Violation & Lien on this property.</p> <p>Collector: Municipality of Monroeville Payable: 2700 Monroeville Blvd, Monroeville PA 15146 Business# (412) 856-1000</p> <p>Comments : Per Municipality of Monroeville Department of Zoning there is an Open Code Violation with Lien & Fees due on this property . Please contact Municipality of Monroeville Department of Zoning for more information.</p>
PERMITS	<p>Per Municipality of Monroeville Department of Building there are no Open/Pending/Expired permit on this property.</p> <p>Collector: Municipality of Monroeville Payable: 2700 Monroeville Blvd, Monroeville PA 15146 Business# (412) 856-1000</p>
SPECIAL ASSESSMENTS	<p>Per Municipality of Monroeville Department of Finance there are no Special Assessments/liens on the property.</p> <p>Collector: Municipality of Monroeville Payable: 2700 Monroeville Blvd, Monroeville PA 15146 Business# (412) 856-1000</p>
DEMOLITION	NO
UTILITIES	<p>Water & Sewer Account #: NA Amount: \$524.89 Payment status: Delinquent Good Thru: NA Account Active: Active Status: Pvt- Liable Collector: Monroeville Municipal Authority Payable: 219 Speelman Ln, Monroeville, PA 15146 Business#: (412) 372-2677 UNABLE TO PROVIDE DOCUMENTATION TO THIRD PARTIES. VERBAL INFO ACQUIRED.</p> <p>Garbage: Garbage bills are included in the Real Estate Property Taxes.</p>

Parcel ID : 0858-S-00323-0000-00
 Property Address : 1211 OLD CONCORD RD
 MONROEVILLE, PA 15146

Municipality : 879 Monroeville
 Owner Name : FULMER WILLIAM BLAINE

School District :	Gateway	Neighborhood Code :	87904
Tax Code :	Taxable	Owner Code :	REGULAR
Class :	RESIDENTIAL	Recording Date :	
Use Code :	SINGLE FAMILY	Sale Date :	3/24/1995
Homestead* :	Yes	Sale Price :	\$1
Farmstead :	No	Deed Book :	9424
Clean And Green	No	Deed Page :	168
Other Abatement :	No	Lot Area :	9,450 SQFT

* If this property had a recent sale or deed change the 'YES' that is showing may apply to the prior owner.
 New owners wishing to receive the abatement must apply.
 The deadline to apply is March 1st of each year.
 Details may be found on the [County's abatement page](#).

Due to the amendment of Article 210 of the Administrative Code of Allegheny County by Ordinance 06-24-OR, which changes the appeal window for the 2025 tax year to August 1, 2024 through October 1, 2024, the values posted here for tax year 2025 are pre-certified values; they have not yet been certified by the Chief Assessment Officer under §5-210.08 of the Administrative Code of Allegheny County. Values will be certified on or before January 15, 2025

2025 Full Base Year Market Value (Projected)		2025 County Assessed Value (Projected)	
Land Value	\$26,800	Land Value	\$26,800
Building Value	\$63,200	Building Value	\$45,200
Total Value	\$90,000	Total Value	\$72,000

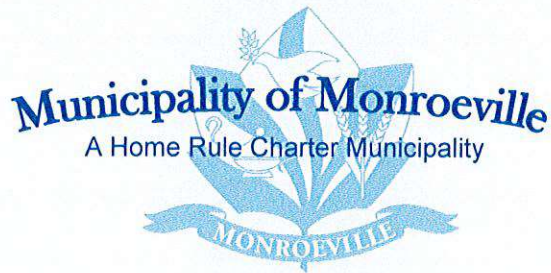
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Total Value	\$90,000	Total Value	\$72,000

Address Information

Owner Mailing : 1211 OLD CONCORD RD
 MONROEVILLE , PA 15146-4847

Municipal Center
2700 Monroeville Boulevard
Monroeville, PA 15146-2388



Phone (412) 856-1000
Fax (412) 856-3366
www.monroeville.pa.us

November 21, 2024

Kevin Smith
2605 Maitland Center Parkway Suite C
Maitland, FL 32751
(302) 261-9069
praveen.immanuel@stellaripl.com

Dear Kevin,

Please find below the Municipality of Monroeville's response to your Right to Know request received on 11/6/2024 regarding the property located at:

1211 Old Concord Road, Monroeville PA 15146

The Municipality does not hold any record of open/ outstanding or expired permits.

The Municipality does not hold any record of special assessments.

Requests for any open/active code violations and lean letters are subject to a Municipal Lien Request and a required \$40.00 fee. These requests can be sent to:

Municipality of Monroeville
Attn: Lien Request
2700 Monroeville Blvd.
Monroeville, PA 15146

Should you need further assistance, please contact me at (412) 856-3385.

Sincerely,

MUNICIPALITY OF MONROEVILLE

Paul R. Hugus, CPWP-M
Director of Public Works & Engineering

PRH:dmc



Municipal Center
2700 Monroeville Boulevard
Monroeville, PA 15146-2388

Phone (412) 856-1000
Fax (412) 856-3366
www.monroeville.pa.us

Tuesday, December 10, 2024

FULMER WILLIAM BLAINE
1211 OLD CONCORD RD
MONROEVILLE, PA 15146
858-S-323

ACTIVE GRASS LIEN: TOTAL AMOUNT DUE \$85.00

TO WHOM IT MAY CONCERN,

Please be advised that our records indicate that the Municipality of Monroeville currently holds liens against this property as listed above. Please be advised that this does not include liens for sanitary sewer and water which are operated through the Monroeville Municipal Authority. Their phone number is (412) 372-2677. If you have any questions for us, please feel free to contact us at (412) 856-1000.

Please also be advised that this letter does not include liens for the Pollution Control and Flood Reduction Fees (Stormwater MS4 Fees), which are administered through the Turtle Creek Valley Council of Governments. Their phone number is (412) 858-5115. If you have any questions for us, please feel free to contact us at (412) 856-1000.

Sincerely,

MUNICIPALITY OF MONROEVILLE

Alexander J. Graziani

Senior Citizens Center
6000 Gateway Campus Blvd.
Monroeville, PA 15146
(412) 856-7825
Fax: (412) 856-4728

Public Works
200 Starr Drive
Monroeville, PA 15146
(412) 856-3343
Fax: (412) 856-3377

Monroeville Public Library
4000 Gateway Campus Blvd.
Monroeville, PA 15146
(412) 372-0500
Fax: (412) 372-1168

Municipality of Monroeville

A Home Rule Charter Municipality

Municipal Center
2700 Monroeville Boulevard
Monroeville, PA 15146-2388

Phone (412) 856-1000
Fax (412) 856-3366
www.monroeville.pa.us

January 3, 2024

RE: Property Closing – Pollution Control & Flood Reduction Fee

Dear Monroeville Area Realtors or Settlement Company:

The Municipality of Monroeville adopted the Pollution Control and Flood Reduction (PC&FR) Ordinance, No. 2689, on October 9, 2018, prescribing rules and regulations for the collection of a fee to repair and upgrade storm water facilities in the Municipality. The fee is \$120 per year based on an Equivalent Residential Unit (ERU) of 2,385 square feet of impervious surface, which is the average size of an existing residential home in Monroeville and its associated impervious areas. Each non-residential property will be assessed on its size based on one (1) ERU.

All properties in the Municipality are required to pay this fee. This includes non-profits and houses of worship.

The PC&FR assessed fee for properties in the Municipality of Monroeville is billed each January by the Turtle Creek Valley Council of Governments (TCVCOG). Property owners paying the PC&FR fee by March 31st of each year will receive a 2% discount. Fees received after June 30th will be assessed a late penalty. **To verify if the PC&FR Fee has been paid, please contact the TCVCOG at 412-858-5115.**

A copy of Ordinance No. 2689 is available on the home page of Monroeville's website or a copy is available upon request for your reference.

If you should have any questions pertaining to this matter, please do not hesitate to contact to my office at (412) 856-3303.

Sincerely,



Alexander J. Graziani
Municipal Manager

AJG:dlb