



Property Information		Request Information		Update Information	
File#:	BS-X01567-6016026520	Requested Date:	02/14/2024	Update Requested:	
Owner:	FRAZIER MARTIN	Branch:		Requested By:	
Address 1:	4036 N 8TH ST	Date Completed:		Update Completed:	
Address 2:		# of Jurisdiction(s):			
City, State Zip:	PHILADELPHIA, PA	# of Parcel(s):	1		

**Notes**

**CODE VIOLATIONS** Per City of Philadelphia Department of Zoning there are No Code Violation cases on this property.

Collector: City of Philadelphia Department of Zoning  
Payable: 1401 John F Kennedy Blvd Philadelphia, PA 19102  
Business# 215-686-1441

**PERMITS** Per City of Philadelphia Building Department there are no Open/Pending/ Expired Permit on this property.

Collector: City of Philadelphia Building Department  
Payable: 1401 John F Kennedy Blvd Philadelphia, PA 19102  
Business# 215-686-1441

**SPECIAL ASSESSMENTS** Per City of Philadelphia Treasurer Department there are Special Assessments due on the property

Collector: Philadelphia City Treasurer  
Payable Address: 1401 John F. Kennedy Blvd, 11th Floor, Philadelphia, PA 19102  
Business# 215- 686-2300

Comments: Special Assessments are included in Tax Bills. Please refer to the attached document for more information.

**DEMOLITION** NO



UTILITIES

WATER AND SEWER

Account #: 021-87950-04036-001

Payment Status: Due

Status: Pvt & Lienable

Amount: \$1061.62

Good Thru: 04-01-2024

Account Active: YES

Collector: Philadelphia Water Department

Payable Address: 1101 Market St 5th Floor Philadelphia, PA 19107

Business # 215-686-6995

GAS

Account #:NA

Payment Status: NA

Status: Pvt & Lienable

Amount: \$2,437.28

Good Thru: NA

Account Active: Yes

Collector: PGW Liens & Judgments Department

Payable Address: 800 W Montgomery Ave, 3rd floor, Philadelphia, PA 19122

Business # 215 -978-1053

Comments : Per City of Philadelphia Gas works please find the final bill issued on this property. Please contact City of Philadelphia Gas works at (215) 978-1053 for further queries.

GARBAGE

Garbage bills are included in the real estate property taxes



# Property History

Permits, licenses, violations & appeals by address

**STANDARD**

**CLOSED**

**CASE NUMBER: 657644**

[Applicable codes index](#)

**L&I District: NORTH**

**OPA Account #: 433122600**

4036 N 8TH ST

Philadelphia, PA 19140-2234

<b>Case number</b>	657644
<b>Priority</b>	STANDARD
<b>Date added</b>	Oct. 02, 2018
<b>Date updated</b>	May. 17, 2019
<b>Resolution date</b>	Not Available

Violation number: 4900987 - FC-13-907.2

<b>Code</b>	FC-13-907.2
<b>Type</b>	SINGLE STATION SMKE ALRM REQ'D
<b>Date</b>	Sep. 27, 2018
<b>Status</b>	

Violation number: 4900988 - PM15-302.2

<b>Code</b>	PM15-302.2
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# Property History

Permits, licenses, violations & appeals by address

## Status

Violation number: 4900989 - PM15-305.3



<b>Code</b>	PM15-305.3
<b>Type</b>	INTERIOR SURFACES
<b>Date</b>	Sep. 27, 2018

## Status



Violation number: 4900990 - PM15-307



<b>Code</b>	PM15-307
<b>Type</b>	HANDRAILS AND GUARDS
<b>Date</b>	Sep. 27, 2018

## Status



## Investigations

Date	Case #	Status
Sep. 27, 2018	657644	FAILED
Dec. 14, 2018	657644	FAILED



# Property History

Permits, licenses, violations & appeals by address

3 records

[Department of Licenses & Inspections](#)

[Terms of Use](#)

[Right to Know](#)

[Privacy Policy](#)





# Property History

Permits, licenses, violations & appeals by address

USE PERMIT

**ISSUED** 05/18/2016

## 693003

**L&I District: NORTH**

**OPA Account #: 433122600**

4036 N 8TH ST

Philadelphia, PA 19140-2234

<b>L&amp;I district</b>	NORTH
<b>Permit number</b>	693003
<b>Permit type</b>	USE PERMIT (ZP_USE)
<b>Type of work</b>	FAMDAY FOR A FAMILY DAY CARE WITH SIX(6) CHILDREN NOT MORE THAN TWENTY-FOUR (24) CONSECUTIVE HOURS WITH ACCESSORY PREPARATION AND SERVING OF FOOD INCIDENTAL AS PART OF EXISTING SINGLE FAMILY HOUSEHOLD LIVING.
<b>Permit status</b>	COMPLETED
<b>Date issued</b>	May. 18, 2016
<b>Zoning documents</b>	May. 18, 2016 PAGES: <b>3</b> FILE-SIZE: <b>0.10mb</b> <a href="#">27-245598.pdf</a>
<b>Contractor</b>	No Contractor Listed



# Property History

Permits, licenses, violations & appeals by address

**ELECTRICAL PERMIT**

**ISSUED 11/25/2011**

## 375541

**L&I District: NORTH**

**OPA Account #: 433122600**

4036 N 8TH ST

Philadelphia, PA 19140-2234

<b>L&amp;I district</b>	NORTH
<b>Permit number</b>	375541
<b>Permit type</b>	ELECTRICAL PERMIT (EP_ELECTRL)
<b>Type of work</b>	EZELEC INSTALL 100 AMP SERVICE, 3 PULL CHAINS, 6 RECEPES,3 SMOKES, REPLACE 10 SWITCHES AND 10 RECEPES AS PER 2008 NEC (SFD)(NORTH DIST)
<b>Permit status</b>	COMPLETED
<b>Date issued</b>	Nov. 25, 2011
<b>Zoning documents</b>	No zoning documents
<b>Contractor</b>	RICHARD WILLIAMS 17 KAREN DR WILLIAMSTOWN NJ 08094-0000





# Property History

Permits, licenses, violations & appeals by address

**PLUMBING PERMIT**

**ISSUED** 07/08/2011

## 351862

**L&I District: NORTH**

**OPA Account #: 433122600**

4036 N 8TH ST

Philadelphia, PA 19140-2234

<b>L&amp;I district</b>	NORTH
<b>Permit number</b>	351862
<b>Permit type</b>	PLUMBING PERMIT (PP_PLUMBNG)
<b>Type of work</b>	EZPLUM TUB AND LAV WASTE LINES, NEW TOILET AND VANITY
<b>Permit status</b>	COMPLETED
<b>Date issued</b>	Jul. 08, 2011
<b>Zoning documents</b>	No zoning documents
<b>Contractor</b>	PLUMBING WORKS 3222 E CHELTENHAM AVE PHILADELPHIA PA 19150-







[< Home](#)

**4036 N 8TH ST**  
PHILADELPHIA PA 19140-2234

Balance

**\$1,254.22**

[> Make a payment](#)

OPA :  
Assessed value :  
Owner :

[Summary](#) [More options...](#)

### Accounts



#### Real Estate Tax

Balance

**\$1,254.22**

- [> Make a payment](#)
- [> View period balance](#)
- [> Apply for real estate assistance programs](#)
- [> View liens and debt](#)





# Water Payoff Request Form

Use this form when requesting water payoff information.  
Questions? Call (215) 686-6995 or 6987

Please follow these instructions:

1. Complete Page 1 by typing directly in the fields below. Fields marked with a star (\*) are required. Leave Pages 2 and 3 blank. Don't complete this form by hand.
2. Go to **File** > then **Save As...**
3. Choose a Folder, such as your Desktop.
4. Give your PDF a unique File Name that includes the Property Address or File No. (Example: "123MainStreet").
5. Save
6. Submit your saved form by email to: [wateramountdue@phila.gov](mailto:wateramountdue@phila.gov)

Settlement Agent Name\*: Tom Hanks

Property Owner Name\*: MARTIN FRAZIER

Settlement Company: Stellar Innovations

Property Address\*: 4036 N 8TH ST, PHILADELPHIA, PA 19140

Settlement File No.: \_\_\_\_\_

Property Account #: \_\_\_\_\_

Phone: (302) - 261 - 9069

Water Code Enforcement #: \_\_\_\_\_

Fax: 407- 210-3113

#: \_\_\_\_\_

Email\*: MLS@STELLARIPL.COM

#: \_\_\_\_\_

Date of Request\*: 03/13/2024

Agency/Lien Repair #: \_\_\_\_\_

Date of Settlement\*: 03/14/2024

HELP Loan #: \_\_\_\_\_

Additional Comments: \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

\* Required Field

**\*\*\* This is a payoff request form. This does not serve as a lien search. Accordingly, title insurance companies should search (1) The Locality/In Rem Index and/or (2) the Philadelphia Courts Civil Dockets for existing liens.\*\*\***

If there are estimated meter readings for this account or the most recent readings on this account are estimated, the outstanding balance on this account may be higher than what is reflected here **and may result in charges being retroactively billed to this account.** The Meter Shop should be contacted immediately at (215) 685-3000 to have the meter serviced.



# Water Payoff Request Form

Use this form when requesting water payoff information.

Questions? Call (215) 686-6995 or 6987

Property Address: <u>4036 N 8TH ST, PHILADELPHIA, PA 19140</u> Account #: _____ Last Meter Reading: _____ Taken On: _____ <input type="checkbox"/> Actual <input type="checkbox"/> Estimated Dates of Last Billing Cycle: _____ to _____ Water/Sewer Balance: _____ Restore Fee (if applicable): _____ Lien Fee (if applicable): _____ Total: \$ _____	Discontinued Account(s) <input type="checkbox"/> <b>None if checked</b> #: _____ Balance: _____ #: _____ Balance: _____ #: _____ Balance: _____
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Agency/Lien Repair Bill Balance <input type="checkbox"/> <b>None if checked</b>	Lien #: _____ Date: _____ Total: \$ _____	Lien #: _____ Date: _____ Total: \$ _____
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HELP Loan Bill Balance <input type="checkbox"/> <b>None if checked</b>	HELP Loan Acct #: _____ Date: _____ Total: \$ _____
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Water Code Enforcement Judgment(s)	<input type="checkbox"/> <b>None if checked</b>
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<b>ACCOUNT BALANCE DUE (inclusive of all amounts listed above):</b> _____  <b>GOOD THROUGH:</b> _____  <b>Additional Comments:</b> _____ _____
---

Philadelphia Water Department Representative's Name: \_\_\_\_\_ Date: \_\_\_\_\_

Mail your completed form along with a certified check, settlement agent escrow check or money order payable to "City Of Philadelphia" to: Water Revenue Bureau, PO BOX 41496, Philadelphia, PA 19101

Should you need an updated payoff figure, please send this completed form back with your request.

For Water Department Use Only



Water Payoff Request Form

Use this form when requesting water payoff information.
Questions? Call (215) 686-6995 or 6987

Property Address: 4036 N 8TH ST, PHILADELPHIA, PA 19140
Account #: 021-87950-04036-001
Last Meter Reading: 1203 Taken On: 2-27-2024
Water/Sewer Balance: 1061.62
Discontinued Account(s)
Water Code Enforcement Judgment(s)
Agency/Lien Repair Bill Balance
HELP Loan Bill Balance
ACCOUNT BALANCE DUE (inclusive of all amounts listed above): \$1061.62
GOOD THROUGH: 4-1-2024
Additional Comments: ZERO USE READS SINCE 11-30-2023 METER SHOP 215-685-3000

Law Department Representative's Name: L FORSYTH Date: 3-20-2024

Mail your completed form along with a certified check, settlement agent escrow check or money order payable to "City Of Philadelphia" to: Philadelphia Law Department, 1401 John F. Kennedy Blvd, Room 580, Philadelphia, PA, 19102.

Should you need an updated payoff figure, please send this completed form back with your request. For Law Department Use Only

**Philadelphia Gas Works**



PGW Credit and Collections Department  
 Phone: (215) 978-1053  
 Fax: (215) 398-3352

**ACCOUNT PAY-OFF INQUIRY FORM**

**Statement of Confidentiality:** This document contains confidential information intended only for the entity named below. Any use, distribution, copying or disclosure by any other entity or person is strictly prohibited. If you have received this facsimile in error, please notify PGW immediately by telephone and return the original transmission to us by mail without making a copy.

**A. TITLE AGENCY/LAW FIRM INFORMATION (FILL OUT THIS SECTION ONLY)**

**Authorization:** By submitting this form to PGW, you represent and certify (i) that you are authorized by the owner of the below property to request payoff and account information for this property, and (ii) that all information you submit is to the best of your knowledge true, correct and complete.

Title/Lawyer Agency File #: \_\_\_\_\_ Date of Settlement: 3/6/2024  
 Law Firm/Title Agency: Stellar Innovations Requestor Name (Print Clearly): \_\_\_\_\_  
 Telephone #: (302) 261-9069 Facsimile #: (407) 210-3113  
 Property Information (Please provide account numbers) Email: \_\_\_\_\_  
 Address: 4036 N 8th St. PGW Account #(s): \_\_\_\_\_  
 Owner(s): Martin Frazier

**Please Check All Applicable Boxes:**

Purpose:  Sale  Refinance  Foreclosure  
 Type:  Commercial Rental  Mixed Use Rental  Residential Rental  Owner Occupied  Unknown

If Sheriff Sale, Defendant Name: \_\_\_\_\_ Book/Writ # \_\_\_\_\_

Judgment/Lien \_\_\_\_\_ Docket #: \_\_\_\_\_ File Date: \_\_\_\_\_  
 Judgment/Lien \_\_\_\_\_ Docket #: \_\_\_\_\_ File Date: \_\_\_\_\_  
 Judgment/Lien \_\_\_\_\_ Docket #: \_\_\_\_\_ File Date: \_\_\_\_\_

**B. PGW ONLY**

**DISCLAIMER:** The pay-off information provided by PGW below is based on the property and owner information provided by the law firm/title agency. Failure to provide accurate information could affect the accuracy of the information reported by PGW. The information provided in this form is valid as of the date PGW faxes it to you. This statement is not a final bill which means that additional charges may be imposed for additional metered usage.

No Record of Account-(i) Verify type and status of services with owner, and (ii) re-contact PGW  
 Record of Account:

Meter#: <u>2169810</u>	Meter Reading: <u>1210</u>	Date: <u>2/6/2024</u>	Actual/Estimate/Final	<u>Actual</u>
Meter#: _____	Meter Reading: _____	Date: _____	Actual/Estimate/Final	_____
Meter#: _____	Meter Reading: _____	Date: _____	Actual/Estimate/Final	_____

LCP COOPERATIVE (Property Not Liable for Tenant Debt)  LCP NON-COOPERATIVE

List of All Debt

Account#:	Customer of Record:	Start Date:	End Date:	Amount:	Paid Through Date:	Amount Due:
		11/29/2023	2/6/2024		FINAL	\$ 27.55
		11/4/2003	4/23/2012		FINAL	\$ 2,409.73

Judgment/Lien ACTIVE Docket #: 141030369 File Date: 10/10/2014  
 Judgment/Lien \_\_\_\_\_ Docket #: \_\_\_\_\_ File Date: \_\_\_\_\_  
 Judgment/Lien \_\_\_\_\_ Docket #: \_\_\_\_\_ File Date: \_\_\_\_\_

**TOTAL AMOUNT DUE:**  
**\$2,437.28**

**C. TITLE COMPANY/LAW FIRM PAYMENT INSTRUCTIONS**

Make checks payable for the "TOTAL AMOUNT DUE" as stated above to PGW and return this form. Forward with payment to:

**PGW – Collection Department**  
 800 W. Montgomery Avenue, 3<sup>rd</sup> floor  
 Philadelphia, PA 19122  
 Attn: Liens & Judgments

**FAILURE TO RETURN THIS FORM ALONG WITH YOUR PAYMENT MAY RESULT IN A DELAY OR INCORRECT PROCESSING OF PAYMENT.**

The "Paid Through Date" listed above may not include the final bill.  
 If the owner is terminating service as of the settlement date,  
 please provide the owner's mailing address for the final bill:

\_\_\_\_\_  
 \_\_\_\_\_  
**ADDRESS**