



Property Information		Request Information	Update Information
File#:	BS-418c73d6306808c32cb3c16e	Requested Date: 08/29/2023	Update Requested:
Owner:	James Watson	Branch:	Requested By:
Address 1:	3400 Woodchase Dr	Date Completed:	Update Completed:
Address 2:		# of Jurisdiction(s):	
City, State Zip:	Houston, TX	# of Parcel(s): 1	

## Notes

CODE VIOLATIONS	<p>Per Philadelphia City Licenses and Inspections Department of Zoning there are no Code Violation case on this property.</p> <p>Collector: Philadelphia City Licenses and Inspections Department Payable Address: 1401 John F. Kennedy Blvd, 11th Floor, Philadelphia, PA 19102 Business# (215) 686-1441 / (215) 686-8686</p>
PERMITS	<p>Per Philadelphia City Licenses and Inspections Department of Building there are no Open/Expired/Pending Permits on this property.</p> <p>Collector: Philadelphia City Licenses and Inspections Department ???????Payable Address: 1401 John F. Kennedy Blvd, 11th Floor, Philadelphia, PA 19102 Business# (215) 686-1441 / (215) 686-8686</p>
SPECIAL ASSESSMENTS	<p>Per Philadelphia City Department of Revenue there are no Special Assessments/liens on the property.</p> <p>Collector: Philadelphia City Department of Revenue Payable Address: 1401 John F. Kennedy Blvd, Philadelphia, PA 19102 Business# (215) 686-6600</p>
DEMOLITION	NO



## UTILITIES

### WATER

Account #: 014?47780?05634?001

Pvt & Lienable

Service Status: Active

Amount Due #: \$0.00

Due Date: N/A

Payment Status: Paid

Collector: Philadelphia Water Department

Make Checks Payable to: 1101 Market Street, 5th Floor, Philadelphia, PA 19107

Business: (215) 685-6300

### SEWER

Account #: 014?47780?05634?001

Pvt & Lienable

Service Status: Active

Amount Due #: \$55.00

Due Date: 09/18/2023

Payment Status: Due

Collector: Philadelphia Water Department

Make Checks Payable to: 1101 Market Street, 5th Floor, Philadelphia, PA 19107

Business: (215) 685-6300

### GARBAGE BILLED WITH TAXES

Parcel

Property Location	836 CENTER ST
Unit Desc	
Unit #	
City	
State	
Zip Code	
Neighborhood Valuation Code	0408
Trailer Description	
Municipality	BETHLEHEM CITY
Classification	Residential
Land Use Code	110 - Single Family, Residential
School District	BETHLEHEM SCHOOL DIST
Topography	LEVEL
Utilities	ALL PUBLIC
Street/Road	PAVED/SIDEWALK
Total Cards	1
Living Units	1
CAMA Acres	.0331
Homestead /Farmstead	H - Homestead
Approved?	A - Approved

Parcel Mailing Address

In Care of Name(s)	RIVAS THERESA
Mailing Address	836 CENTER ST
City, State, Zip Code	BETHLEHEM, PA, 18018-2837

Alternate Address

Alternate Address	
City	
State	
Zip	

ACT Flags

Act 319/515	
LERTA	
Act 43	
Act 66	
Act 4/149	
KOZ	
TIF Expiration Date	
BID	
Millage Freeze Date	
Millage Freeze Rate	
Veterans Exemption	

Tax Collector

LINNEA LAZARCHAK, FINANCIAL DIRECTOR 10 E CHURCH ST BETHLEHEM PA 18018  610-865-7125
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Assessor

LAUREN HEINES 610-829-6170
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Current Owner Details

Name(s)	RIVAS THERESA
In Care of	
Mailing Address	836 CENTER ST
City, State, Zip Code	BETHLEHEM, PA, 18018-2837
Book	2018-1
Page	142095
Deed 2	
Deed 3	
Deed 4	
Deed 5	

Owner History

1 of 5

Current Owner	RIVAS THERESA
Previous Owner	RIVAS FRANCISCO G
Sale Date	09-JUL-18
Price	1
Book	2018-1
Page	142095

Residential

Card	1
Year Built	1900
Remodeled Year	
Land Use Code	110 - Single Family, Residential
Total Square Feet Living Area	2,040
Number of Stories	2
Grade	C+ - AVERAGE +
CDU	GD - GOOD
Building Style	ROW HOUSE
Total Rooms	7
Bedrooms	3
Full Baths	1
Half Baths	0
Additional Fixtures	0
Total Fixtures	5
Heat/Air Cond	NORMAL
Heating Fuel Type	OIL
Heating System Type	WARM AIR
Attic Code	4 - FULL FIN.
Unfinished Area	
Rec Room Area	0
Finished Basement Area	0
Fireplace Openings	0
Fireplace Stacks	0
Prefab Fireplaces	0
Basement Garage (Number of Cars)	
Condo Level	
Condo/Townhouse Type	-
Basement	FULL
Exterior Wall Material	BRICK
Physical Condition	AV

Land

Line #	1
Type	F - FRONT FOOT
Code	1 - Regular Lot
Acres	.0331

Land Details

Line Number	1
Land Type	F - FRONT FOOT
Land Code	1 - Regular Lot
Frontage	18

Depth	80
Units	
CAMA Square Feet	1,440
CAMA Acres	.0331

Values

Exempt Land	
Exempt Building	
Total Exempt Value	
Current Land	\$21,500
Current Building	\$61,400
Current Total	\$82,900
Assessed Land	\$10,800
Assessed Building	\$30,700
Total Assessed Value	\$41,500

Homestead

Homestead Denied	-
Homestead/Farmstead	H
Approved	A
Date Rec'd	02202007
Homestead Effective Year	2007
Farmstead Effective Year	

Sales

1 of 5

Date Recorded	07/09/2018
Sale Price	\$1
New Owner	RIVAS THERESA
Old Owner	RIVAS FRANCISCO G

Sales Detail

1 of 5

Sale Date	07/09/2018
Sale Price	\$1
New Owner	RIVAS THERESA
Previous Owner	RIVAS FRANCISCO G
Recorded Date	09-JUL-18
Deed Book	2018-1
Deed Page	142095

DISCLAIMER

DISCLAIMER - THIS INFORMATION IS CURRENT AS OF THE DATE OF BILLING AND IS NOT REFLECTIVE OF ANY PAYMENTS, ADDITIONAL INFORMATION MAY BE OBTAINED DIRECTLY FROM THE REVENUE OFFICE AT 610-829-6186. IN ACCORDANCE WITH ACT NO 394 OF 1945, FAILURE TO RECEIVE A REAL ESTATE TAX BILL DOES NOT EXCUSE OR DELAY PAYMENT OF TAXES OR AVOIDS ANY PENALTY, INTEREST OR CHARGE FOR SUCH DELAY (PURDONS STATUE 72, SECTION 5511.7). MAKE CHECKS PAYABLE TO COUNTY OF NORTHAMPTON.

Estimated Tax Information

Date of Billing	30-JAN-23
Discount Tax	\$439.24 _____ If Paid On or Before _____ 31-MAR-23
Base Tax	\$448.20 _____ If Paid On or Before _____ 31-MAY-23
Penalty Tax	\$493.02 _____ If Paid After _____ 31-MAY-23



10 E Church St,  
Bethlehem, PA  
18018

# CITY OF BETHLEHEM

[www.bethlehem-pa.gov](http://www.bethlehem-pa.gov)

## DEPARTMENT OF PUBLIC WORKS

Phone: 610-885-7065

FAX: 610-997-7950

### Bureau of Urban Forestry

## STREET TREE PERMIT APPLICATION

Please print and complete form legibly.

PERMIT FEE: \$25.00

Applicant (check one): Property Owner ☐ Tree Contractor ☒

DATE: Jan 12 2023

The applicant hereby agrees to observe all applicable City specifications, standards, rules, regulations, and ordinances under which the permit is issued.

PROPERTY OWNER

Property  
Owner Name

Frank Rivas

PHONE # 610 864 6294

Complete  
Address

836 Center St Bethlehem Pa 18018

Property  
Contact  
Information

Contact name and address if different from property owner above (such as property manager, association head, renter, etc.) If same as property owner above, write 'same'.

Phone #

Fax #

Email

Permit Address & Zip  
Code  
(location of tree  
work/project)

Frank Rivas  
836 Center St Bethlehem Pa 18018  
This section must be completed

Did property owner receive a violation notice?

☒ YES

☐ NO

23010033

### Reasons for work PRUNING:

- ☒ Crown cleaning
- ☒ Crown elevation
- ☐ Crown restoration
- ☐ Crown reduction
- ☐ Young tree structural
- ☐ Defective part
- ☐ Clear infrastructure

### REMOVAL:

- ☐ Dead
- ☐ Declining
- ☐ Diseased
- ☐ Damaged
- ☐ Infrastructure conflict

### OTHER:

Explain  
PA One Call  
1-800-242-1776  
#

CHECK PERMIT TYPE: (If 2 or more boxes are checked, permit will be issued as Tree-Multi)

☐ REMOVE TREE: # of trees (includes stump grinding): \_\_\_\_\_ Species: \_\_\_\_\_  
(Note: All removals require replacement within 6 months of the issue date on the removal permit. An additional planting permit is not required if the tree is replaced within the specified time period)

☒ PRUNE: # of trees: 2 Species: crabapple

☐ PLANT: # of trees: \_\_\_\_\_ Species: \_\_\_\_\_  
(Unrelated to a removal-refers to new trees planted)

☐ UTILITY PRUNING: Circuit or Job Number: \_\_\_\_\_

☐ ROOT PRUNE # of trees: \_\_\_\_\_ Species: \_\_\_\_\_

☐ PESTICIDE/FERTILIZER APPLICATION: # of trees: \_\_\_\_\_ Species: \_\_\_\_\_

☐ GRIND EXISTING STUMP: # of stumps: \_\_\_\_\_ (Applies to stumps only, such as those left from illegal removals, storm damage, emergencies)

Reason For Work:

\*\*\*\*\*IF REQUESTING REMOVAL OF A TREE BECAUSE OF SIDEWALK DAMAGE OR HEAVING, YOU MUST INCLUDE AN ENGINEERING EXCAVATION NUMBER ON THIS PERMIT\*\*\*\*\*

Engineering Excavation permit # \_\_\_\_\_

WORK INFORMATION

### Required Sketch

Draw a detailed sketch of proposed work. Identify all trees, streets, and buildings associated with the property. Include North arrow.

#### Legend:

- ☐ Existing tree to remain
- ☒ Existing tree to be removed
- ☐ Tree to be planted
- ☐ Existing tree to be pruned

TAG PROPOSED REMOVALS WITH WHITE MARKING TAPE  
Use dotted lines as property lines, not curblines.

EXAMPLE: →

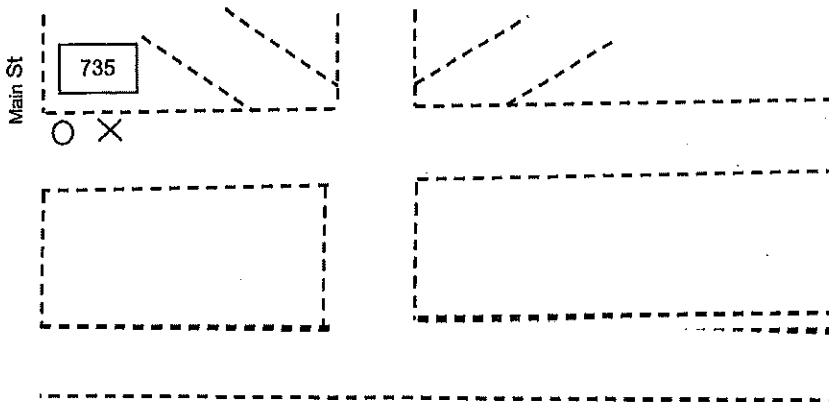
Plant trees:  
5' from underground utilities

10' from driveways, alleys,  
utility poles, fire hydrants

10' from miscellaneous  
directional, traffic, and  
street signs

25' from intersections

25' from the front of a stop  
sign



TRAFFIC	Road closure required?	<input type="checkbox"/> YES (signature required) <input checked="" type="checkbox"/> NO If yes, please list streets/locations to be closed: _____ (if yes, contact Public Works Traffic Bureau at 610-997-7960)	
	NO PARKING signs required?	<input type="checkbox"/> YES (signature required) <input checked="" type="checkbox"/> NO If yes, please list streets/locations for NO PARKING signs: _____ (if yes, contact Public Works Traffic Bureau at 610-997-7960)	
	Traffic Superintendent Signature	Date	

ARBORIST	Company Name	Green Shadow Tree Service		License #	2022011		Badge #	
	Licensed Arborist or Authorized Representative	Name: Charles Gumbel		Signature: <i>Charles Gumbel</i>				
	Phone #	610 393 9762	Fax #	610 838 1598	Email			

INSURANCE INFORMATION	Name of Insurance Carrier	<input checked="" type="checkbox"/> Check if this information is on file		
	Agent/Broker	Phone #		
	Address			

### NOTICE TO APPLICANTS

All requests are subject to approval by the City of Bethlehem. By signing this application, the PROPERTY OWNER AND CONTRACTOR agree to the rules and regulations as set forth in Article 910 of the City's Codified Ordinances. **PROPERTY OWNER acknowledges the requirement to plant replacement tree(s) within six months of the issue date on the permit.** Replacement trees not planted within 6 months of the issue date on the removal permit or replacements that do not meet City standards may be replaced by the City. An administration fee of \$300.00 plus all other costs associated with the replacement shall be the responsibility of the owner of record. Whoever violates any provision of City Ordinances, shall, upon conviction thereof, be subject to all associated fines, costs, fees, and penalties. In the case of a permittee's violation of any provisions of these ordinances, the individual designated upon the permit as the owner of the property shall be considered the violator.

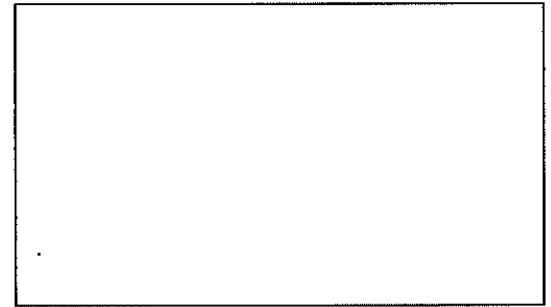
I hereby certify that all information on this form is correct and accurate. I acknowledge I have read and understand the General Rules pertaining to the Street Tree Permit Application. Any error, misstatement or misrepresentation with or without intention can result in revocation of this permit. I agree to indemnify and hold harmless the City of Bethlehem, its employees, agents, officials, representatives, attorneys and assigns from any and all liability, both negligent and non-negligent arising directly or indirectly out of any activities that occur in connection with this event, or out of the acts, errors, or omissions of the undersigned.

PROPERTY OWNER	Print Name:	Frank Privas	
	Signature:	<i>Frank Privas</i>	Date: 1/12/23

### FOR USE BY CITY OF BETHLEHEM ONLY - PERMIT INSPECTION REPORT

Date received: 1/13/23	Permit Inspection date:	Permit approved: <input checked="" type="checkbox"/> Permit denied: <input type="checkbox"/> Date: 1/13/23
Replacement: <u>N/A</u> Group 1 Group 2 Group 3 NR (not required) # _____	Replacement: <u>N/A</u>	
Instructions/Comments	Results:	
Related Case Number: TR # 23010023	C+ Permit Number:	
City Forester: <i>[Signature]</i> Date: 1/13/23	Date Applicant Notified: 1/13/23	phone <input checked="" type="checkbox"/> mail <input type="checkbox"/> Fax <input type="checkbox"/> e-mail <input type="checkbox"/> Other <input type="checkbox"/>
Permit Expiration: <input checked="" type="checkbox"/> 60 days <input type="checkbox"/> 6 months	<input type="checkbox"/> Emergency/hazard: _____ <input type="checkbox"/> Parkway width: _____ <input type="checkbox"/> Overhead utilities: _____ <input type="checkbox"/> Underground utilities: _____	

City of Bethlehem  
Department of Public Works  
Bureau of Urban Forestry



Permit No. 23010280 Permit Type: PRUNING

Issue Date: January 13, 2023

Fee: \$25.00

Not valid unless receipted by Financial Services.

## TREE PERMIT

Permission is hereby granted to the listed property owner to have the following tree work performed by

GREEN SHADOW TREE SERVICE LLC  
Licensed Arborist

License # 2022-011

at 836 CENTER ST  
Location of tree

Description of Work: PRUNE (2) CRABAPPLE TREES PER VIOLATION 23010033

**PROPERTY OWNER NOTE: Tree/stump removal requires tree replacement within 6 months of the issue date of the permit. All newly planted trees shall comply with requirements as found in Article 910 of the City's Codified Ordinances and shall be no less than 2 inches in caliper measured 6 inches above the root flare. Property owner has acknowledged responsibility to provide replacement tree(s) by signing the tree permit application.**

NA \_\_\_\_\_ Tree(s) shall be replaced from Group NA \_\_\_\_\_ of the City of Bethlehem Approved Street Tree list.  
Number \_\_\_\_\_ Date \_\_\_\_\_  
Species Selection: NA

Notes: \_\_\_\_\_

**NOTIFY THE BUREAU OF URBAN FORESTRY AT 610-865-7073 WITHIN 10 DAYS OF COMPLETION OF THE WORK TO SCHEDULE AN INSPECTION. LEAVE NURSERY TAGS ON NEWLY PLANTED TREES UNTIL AFTER THE INSPECTION.**

## POST PERMIT AT JOBSITE FOR THE DURATION OF THE PROJECT

Owner: RIVAS THERESA Applicant: RIVAS THERESA

Address: 836 CENTER ST Company: GREEN SHADOW TREE SERVICE LLC

BETHLEHEM, PA 18018-2837 Phone: (610) 838-1908

Phone: \_\_\_\_\_

Approved: MICHAEL ALKHAL  
Director of Public Works

EXPIRATION DATE: March 13, 2023 If work is not completed by this date, a new permit will be required. This permit is subject to revocation at any time by the City forester in the event of failure of the permittee to comply with any of the terms or conditions under which permit is granted.

### Property owner advisory:

For any work performed by a contractor on behalf of a property owner, the property owner is ultimately responsible to make every reasonable effort to ensure that the contractor performing the work and securing the Permit complies with all standard City requirements; and, at the same time, the City will act responsibly to perform checks on the progress of the work requiring the Permit, as to ensure further that the final work complies with City requirements pertinent to the work. **As a control measure, the City recommends that the property owner withhold at least 50% of the final payment until satisfactory completion of the work.** The property owner may consult with the City forester regarding the work prior to final acceptance and payment.







Jul. 14. 2023 11:53AM

No. 5167 P. 1

# CITY OF BETHLEHEM

10 East Church Street, Bethlehem, Pennsylvania 18018-6025

Department of Water &amp; Sewer Resources

[www.bethlehem-pa.gov](http://www.bethlehem-pa.gov)

Phone: (610) 865-7070

Fax: (610) 997-7950

TITLE COMPANY: STELLAR INNOVATIONS PVT LTD  
FAX NUMBER: 407-210-3113

DATE: 07/12/2023  
ACCOUNT: 034812-02

TO WHOM IT MAY CONCERN,

THIS IS TO CERTIFY THE STATUS OF WATER/SEWER RENTAL ON THE PROPERTY KNOWN AS:

836 CENTER ST BETHLEHEM PA 18018

AND LISTED UNDER THE OWNERSHIP OF:

RIVAS THERESA AS INDICATED BELOW...

<u>SERVICE TO:</u>	<u>SERVICES:</u>	<u>AMOUNT:</u>	<u>STATUS:</u>
<u>06/21/2023</u>	<u>WATER/SEWER/RECYCLE</u> <u>STORM WATER</u>	<u>\$0.00</u>	<u>PAID 07/06/2023</u>

**PLEASE NOTE THAT THIS IS NOT A FINAL BILL.** THERE WILL BE CHARGES BEYOND THE SERVICE DATE INDICATED ABOVE. TO RECEIVE A FINAL BILL, PLEASE CALL 610-865-7070 OPTION #3 AT LEAST ONE WEEK PRIOR TO SETTLEMENT FOR A COPY OF THE FINAL BILL.

LAST METER READING: 145100  
PREPARED BY: JP

VERY TRULY YOURS,

KAIJA L. FARBER,  
CITY TREASURER & TAX COLLECTOR