

MARS ROOMING HOUSE 1502 LINCOLN AVE PGH.PA.15206

APPEAL RE: SR# HCE-20220106-12222.

JAN 18 2023

I

I am a 89 senior who has maintain this building for at lease 25 years. I have c. o .p. d and asthma. I can not go up and down the step any more. I would like to retire. That one reason I have tried to close the building. The building does not belong to me anymore. This young lady and her husband have been here for at lease 5 years. They have never paid their rent on time. I only filed charge for four months in the amount 1800.00 to give them a break. but I would like to change that to 4.500.00. I tried to work with them to give everyone time to get a place to go. But they are trying to stay there for free. They have also moved in two kids in the one room. I pay gas bill. it has gone up from 276.00 to 500.00 in one month I pay all utility . It cost me almost 700.00 a month for them to stay there. with gas, light and water. I am asking for possession. Their rent was paid by rent program in 2021 for the year of 2021 then there was \$1,500 paid for JAN FEB MARCH for 2022 nothing has been paid since then. So for two years 2021 and 2022 they have lived rent free.

Marilyn Haley
436 Hochberg Rd
Pgh Pa 15235

412-2412309
412 668-6643

they have not paid anything since. Miss Ford has a husband who lives there she also has two kids who live there. Her husband works she does nail On the side. I tried to do things legal I got my permit I paid taxes on the income. Now I am told I can not shut down the building until my permit runs out witch is not until June of this year. I Will have a hearing in family court on march 30 the 2023. They were to pay Rent Sept , Oct. Nov . Dec. they did not pay. anything . So now they can stay because they filed an appeal This means the tenant can stay there for and extra 3 months for free. They are keeping the heat up to run up the bill. The bill for Dec. was 500.00 that means I will have to pay that bill . And for what comes in Jan ,Feb and march of 2023 I only wanted to shut the building down because I am not able to go up and down the step any more with these Lung problem. All I wanted was to empty the building to turn every thing over to the new owner. I can not lose any more money trying to keep a tenant there who will not pay any rent until I can get things straighten out with the health dept. I have already spent about \$4500.00 not counting the rent I have lost about 4500.00 trying to get her out. Plus I have ask her to remove the two motor bike in the hall ways with gas in them. And that not all because. I still have to pay gas and light and water for the next two month. And she still does not have to pay rent. The new owners have started to renovate the building but they can not finish the work until miss Ford leaves. This all started when I won possession at the Mag. Dist on Dec 27 from Miss Ford. I didn't ask for any money before Sept 2023 .I was informed there was no heat in the building . I did not shut the gas off .there was something wrong with the furnace. Miss. Ford though I cut the gas off. I didn't I was given 6 days to get the heat on .I am enclosing the bills for a new furnace I had to pay \$3.225.00 for a new furnace for a building that does not belong to me . My hearing in family court is not until march 30 2023. Now I have until Feb 2 2023 to do more work in a building that is not mine. Or I will be fine. I have done all I can do. I sent my notice in the mail and by hand . I have given a three month notice, filed an appeal notice. What do I have to do Next ,All I want to do is retire. But I can not until I get Miss Ford out of there. that's only when I go to family court. And someone see's that it not fair for me to follow the rule . But she can live in someone's building and owe me 9 months rent . And I can be fined and made to work until 6/2023

MARILYN HALEY 1502 LINCOLN AVE Pgh . PA. 15206

APPEAL CASE RE:SR# HCE -20220106-1222

Marilyn Haley
436 Hochberg Rd Pgh Pa 15206

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Pay Bills Confirmation

Pay Bills

Biller Name	Account	Amount	Pay Date	Confirmation Number	Payment Memo/Note
Peoples Natural Gas PA gas1502 lincoln ave2nd XX7399	Business Checking - XXX4754 - \$6,901.92	\$ 517.52	01/18/2023	TKWCD-1L6WH	
Peoples Natural Gas PA 1500 XX7049	Business Checking - XXX4754 - \$6,901.92	\$ 360.83	01/18/2023	TKWCD-1LRRG	
Pittsburgh Water & Sewer PA 7015 1/2 XX0799	Business Checking - XXX4754 - \$6,901.92	\$ 23.66	01/18/2023	TKWCD-1LSTD	
pittsburgh water sewer authority 1500 lincoln ave XX4603	Business Checking - XXX4754 - \$6,901.92	\$ 183.31	01/18/2023	TKWCD-1LVJ0	
State Farm Insurance State Farm InsuranceXX751	Business Checking - XXX4754 - \$6,901.92	\$ 217.08	01/18/2023	TKWCD-1LXS4	
Total:		\$1302.40			

***Important:** Your payment may be sent electronically or by paper check. Payments that are sent by paper check may be received and processed by the Payee earlier or later than the date you selected. If the payment is processed by the Payee earlier than the date you selected, the amount will be deducted from your account before the date you selected. As a result, we recommend that you keep sufficient funds in your account to cover your payment beginning a few business days before the date that you selected and keep such funds available until the payment is deducted from your account. Please refer to the Online Banking Bill Pay guarantee within the Online Banking Services Agreement for additional information.

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IN THE COURT OF COMMON PLEAS OF ALLEGHENY COUNTY, PENNSYLVANIA
CIVIL DIVISION

Marilyn Haley
436 Hochberg Ave
Pgh
Pa 15235
Landlord(s) Name

Case Number: LT-23-7

Type of Pleading:

LANDLORD(S) COMPLAINT

VS

Laraine Ford
1502 Lincoln Ave
Pgh
Pa 15206
Tenant(s) Name

FILED ON BEHALF OF:

Marilyn Haley

Required Information

Name: Marilyn Haley

Address: 436 Hochberg Rd
Pgh Pa 15235

Phone Number: 412 668 6643

Email Address: Marilyn.Haley@H.H.Haw.Com

Attorney's State ID: _____

Attorney's Firm ID: _____

HEARING DATE: 3-30-23

CASE NO. _____ FLOOR _____

COURT HOUSE BUILDING _____

CITY OF PITTSBURGH _____

FILED
MAR 30 2023
CIVIL DIVISION

CLERK OF COURT

CASH RECEIPT

GANTOIN PARLOR

412 3rd - 1st fl

2083845

Date

7-67- 10. 20. 20

RECEIVED from

George H. H. H.

for the month of July 1920

the sum of

one thousand 00/100 hundred money

Rand

Notes - 2 25 -

cents.
cents.



R

With thanks

in payment of

rent of premises

at 412 3rd St. New York

George H. H. H. 100 2 1/2