

**CITY OF PORTLAND**  
**DEPARTMENT OF PLANNING & URBAN DEVELOPMENT**  
389 Congress Street  
Portland, Maine 04101

## Inspection Violations

<b>Owner/Manager</b> Greenleaf Apartments Llc		<b>Inspector</b> Jeanie Bourke	<b>Inspection Date</b> 4/16/2009
<b>Locatation</b> 42 GREENLEAF ST	<b>CBL</b> 012 I002001	<b>Status</b> Re-Inspect 30 Days	<b>Inspection Type</b> Housing-CDBG housing inspectio

<b>Code</b>	<b>Int/Ext</b>	<b>Floor</b>	<b>Unit No.</b>	<b>Area</b>	<b>Compliance Date</b>
1) 6-108.(b)	Interior	1	42-1	Bathroom	
<b>Violation:</b>	Interior floors, walls, ceilings and doors				
<b>Notes:</b>	Install 5/8 type x sheetrock above dropped ceiling at damaged plaster. Install ceiling panels where missing or damaged into grid.				
2) 6-113.(e)	Interior	1	42-1	Bathroom	
<b>Violation:</b>	Maintenance of lighting fixtures				
<b>Notes:</b>	Install cover plate on junction box at ceiling or remove wiring if discontinued				
3) 6-116.(e)	Interior	2	42-2	Living Room	
<b>Violation:</b>	Fire Protection				
<b>Notes:</b>	Replace removed smoke detector and verify if battery is needed				
4) 6-108.(c)	Exterior	2	42-2	Bathroom	
<b>Violation:</b>	Exterior windows, doors and skylights				
<b>Notes:</b>	Replace missing screen in window				
5) 6-108.(b)	Interior	2	42-2	Closet	
<b>Violation:</b>	Interior floors, walls, ceilings and doors				
<b>Notes:</b>	Replace missing ceiling tile				
6) 6-109.(c)	Interior	2	42-2	Various locations	
<b>Violation:</b>	Maintenance of supplied facilities				
<b>Notes:</b>	Secure baseboard heater covers in the front bedroom and living room				
7) 6-108.(c)	Interior	3	42-3	Bathroom	
<b>Violation:</b>	Exterior windows, doors and skylights				
<b>Notes:</b>	Replace missing screen in window				
8) 6-109.(c)	Interior	3	42-3	Bedroom	
<b>Violation:</b>	Maintenance of supplied facilities				
<b>Notes:</b>	Secure or provide a baseboard heater cover in the front bedroom				
9) 6-108.(b)	Interior	3	42-3	Kitchen	
<b>Violation:</b>	Interior floors, walls, ceilings and doors				
<b>Notes:</b>	Fasten lower cabinet door handle				

**CITY OF PORTLAND**  
**DEPARTMENT OF PLANNING & URBAN DEVELOPMENT**  
**389 Congress Street**  
**Portland, Maine 04101**

**Inspection Violations**

<b>Owner/Manager</b> Greenleaf Apartments Llc		<b>Inspector</b> Jeanie Bourke		<b>Inspection Date</b> 4/16/2009
<b>Locatation</b> 42 GREENLEAF ST	<b>CBL</b> 012 I002001	<b>Status</b> Re-Inspect 30 Days		<b>Inspection Type</b> Housing-CDBG housing inspectio
10) 6-109.(c)	Exterior	1	44-1	Bedroom
<b>Violation:</b> Maintenance of supplied facilities				
<b>Notes:</b> Repair torn screen in front bedroom				
11) 6-108.(b)	Interior	1	44-1	Living Room
<b>Violation:</b> Interior floors, walls, ceilings and doors				
<b>Notes:</b> Repair door knob latching at front entry				
12) 6-108.(b)	Interior	2	44-2	Various locations
<b>Violation:</b> Interior floors, walls, ceilings and doors				
<b>Notes:</b> This apartment is currently vacant and will require maintenance prior to occupancy. This includes but is not limited to, repairing or replacing broken kitchen drawers, install new refridgerator, bathroom screen, secure baseboard heater cover and complete cleaning of apartment. Inspection required.				
13) 6-109.(c)	Interior	3	44-3	Kitchen
<b>Violation:</b> Maintenance of supplied facilities				
<b>Notes:</b> Tenants were using the stove for heating, claimed the thermostat did not work, but it was 85 in the apartment at the time. Repair or correct the thermostat setting.				
14) 6-108.(c)	Exterior	3	44-3	Bathroom
<b>Violation:</b> Exterior windows, doors and skylights				
<b>Notes:</b> Install screen and repair awning window to make operable				
15) 6-116.(e)	Interior		42	Basement
<b>Violation:</b> Fire Protection				
<b>Notes:</b> Replace dead battery in smoke detector				
16) 6-108.(c)	Exterior		42 & 4	Basement
<b>Violation:</b> Exterior windows, doors and skylights				
<b>Notes:</b> Repair entry doors to basement and secure				
17) 6-116.(e)	Interior		42 & 4	Basement
<b>Violation:</b> Fire Protection				
<b>Notes:</b> Empty and remove the abandoned oil tanks, boilers and related piping, including outside fill and vent pipe per state regulations. (NFPA 31 Sec. 2-8)				
18) 6-111.(d)	Interior		42 & 4	Basement
<b>Violation:</b> Maintenance of plumbing fixtures.				
<b>Notes:</b> Install extension pipe per code at the water heater relief valves				

**CITY OF PORTLAND**  
**DEPARTMENT OF PLANNING & URBAN DEVELOPMENT**  
**389 Congress Street**  
**Portland, Maine 04101**

**Inspection Violations**

<b>Owner/Manager</b> Greenleaf Apartments Llc		<b>Inspector</b> Jeanie Bourke	<b>Inspection Date</b> 4/16/2009
<b>Locatation</b> 42 GREENLEAF ST	<b>CBL</b> 012 I002001	<b>Status</b> Re-Inspect 30 Days	<b>Inspection Type</b> Housing-CDBG housing inspectio

19) 6-109.(d)	Interior	44	Basement
<b>Violation:</b>	Disposal of rubbish, ashes, garbage and waste		
<b>Notes:</b>	Remove and dispose of accumulation of trash on floor and in barrells		
20) 6-108.(c)	Exterior	1	52-1 Bedroom
<b>Violation:</b>	Exterior windows, doors and skylights		
<b>Notes:</b>	Repair torn screen in middle bedroom		
21) 6-108.(b)	Interior	1	52-1 Bedroom
<b>Violation:</b>	Interior floors, walls, ceilings and doors		
<b>Notes:</b>	Replace or repair loose tack strip at wood/linoleum seam at threshold of rear bedroom		
22) 6-108.(c)	Exterior	1	52-1 entry
<b>Violation:</b>	Exterior windows, doors and skylights		
<b>Notes:</b>	Repair or replace the weather stripping at the rear door and the delamiantion of the metal clad		
23) 6-109.(c)	Interior	1	52-1 Bedroom
<b>Violation:</b>	Maintenance of supplied facilities		
<b>Notes:</b>	Secure baseboard heater cover at front bedroom		
24) 6-108.(b)	Interior	2	52-2 Bathroom
<b>Violation:</b>	Interior floors, walls, ceilings and doors		
<b>Notes:</b>	Repair or replace broken vanity door, check bathroom toilet for flush function and leaking		
25) 6-116.(c)	Interior	2	52-2 Stairways
<b>Violation:</b>	Egress Obstructions		
<b>Notes:</b>	Remove excess equipment, cooloers and supplies from the front hallway egress		
26) 6-108.(b)	Interior	3	52-3 Various locations
<b>Violation:</b>	Interior floors, walls, ceilings and doors		
<b>Notes:</b>	This apartment is currently vacant and will require maintenance prior to occupancy. This includes but is not limited to installing baseboard heater covers, install a toilet, vanity door & screen in the bathroom, replace or repair the damaged rear entry door and complete cleaning. An inspection is required.		
27) 6-116.(e)	Interior	52	Basement
<b>Violation:</b>	Fire Protection		
<b>Notes:</b>	Empty and remove the abandoned oil tanks, boilers and related piping, including outside fill and vent pipe per state regulations. (NFPA 31 Sec. 2-8)		

---

**CITY OF PORTLAND**  
**DEPARTMENT OF PLANNING & URBAN DEVELOPMENT**  
389 Congress Street  
Portland, Maine 04101

---

**Inspection Violations**

<b>Owner/Manager</b> Greenleaf Apartments Llc		<b>Inspector</b> Jeanie Bourke	<b>Inspection Date</b> 4/16/2009
<b>Locatation</b> 42 GREENLEAF ST	<b>CBL</b> 012 I002001	<b>Status</b> Re-Inspect 30 Days	<b>Inspection Type</b> Housing-CDBG housing inspectio

28) 6-111.(d) Interior 52 Basement

**Violation:** Maintenance of plumbing fixtures.

**Notes:** Install extension pipe per code at the water heater relief valves

---

**Comments:** Inspected with Dana 12-1:30, Sent 30 day correction notice 5/6/09