



# PORTLAND MAINE

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Director of Planning and Urban Development  
Penny St. Louis Littell

June 9, 2010

Abdul Ali  
46 Washington Avenue  
Portland, ME 01101

**Hand Deliver**

RE: 44 Washington Ave.  
CBL: 013 E012001

Dear Abdul,

This letter serves as a follow up to the inspection at the above property on June 4, 2010 by Capt. Keith Gautreau and me. The following is a list of items we discussed, with some modifications based on further discussion with your contractor Jim, and Keith. We have separated the corrections into priority categories in order for you to proceed with timely occupancy of the 2 residential apartments.

**Primary corrections for temporary Certificate of Occupancy:**

1. Install self closing hinges on the 3<sup>rd</sup> floor entry door. 7/19/10 JMB
2. Install all working smoke detectors in both units to be tested upon inspection. 7/19/10 JMB
3. Install permanent signage on the 2<sup>nd</sup> floor rear egress door to read "EMERGENCY EXIT ONLY, NO ROOF ACCESS ALLOWED". 7/19/10 JMB
4. 3<sup>rd</sup> floor apartment stairs shall have finished floor/carpet or be checked for repair and painted/sealed. 7/19/10 JMB
5. Repair broken floor tile at top of front entry stairs hallway and inspect apartments for the same. 7/19/10 JMB
6. Insect screens, either permanent or portable shall be provided for every operable window. 7/19/10 JMB
7. Clean both apartments and common areas to move in condition. 7/19/10 JMB

**Conditions on temporary CO to be corrected before September 15, 2010:**

1. All gas fired heaters shall be serviced by a licensed technician for proper installation and ventilation. Reminder: The City of Portland Housing Code requires habitable rooms, other than rooms used primarily for sleeping to be provided with a minimum temperature of 68 degrees from September 15 through May 15 each year.
2. Relocate the gate access onto the rear exterior egress stairs as per the approved plans on building permit #09-1359. Install steps to access this gate for the 2<sup>nd</sup> floor apartment.
3. Install storm windows or an alternative equally effective for heat retention of all single pane window units.
4. Submit an agreement for winter maintenance of the rear exterior secondary egress stairs.

Thank you for your attention to these matters, contact me at 874-8715 with any questions.

Sincerely,

Jeanie Bourke  
CEO/Plan Reviewer