



# PORTLAND AND MAINE

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*Director of Planning and Urban Development  
Penny St. Louis Littell*

*Inspection Services, Director  
Tammy M. Munson*

March 20, 2009

**VIA CERTIFIED AND REGULAR MAIL # 7008 0500 0001 4587 9185**

Heather L. Hogle  
24 Motley Street  
Portland, Maine 04102

RE: 82 Cumberland Avenue  
CBL: 013-M-010-001

Dear Ms. Hogle:

On February 26, 2009, I conducted an evaluation of your property at 82 Cumberland Avenue (the "Property"). My inspection revealed that the rear out building located on the Property is severely dilapidated and structurally unsound.

Pursuant to the International Existing Building Code 2003 ("IEBC") Section 202, any building with any of the following characteristics shall be deemed a "dangerous building":

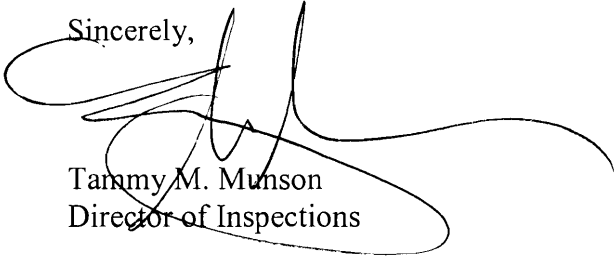
- 2. Any portion, member, or appurtenance thereof likely to fail, or to become detached or dislodged, or to collapse and thereby injure persons.*
- 4. The building, or any portion thereof, is likely to collapse partially or completely because of dilapidation, deterioration or decay.*
- 5. The exterior walls or other vertical structural members list, lean, or buckle to such an extent that a plumb line passing through the center of gravity does not fall inside the middle one third of the base.*

The rear out building falls within the above IEBC definition and is a "dangerous building". It is hereby ordered that the building be demolished. See City Code § 6-16; IEBC at § 117.1. Please contact me on or before March 31, 2009 in order to obtain the necessary permit(s), including, but not limited to, a demolition permit.

This is your final opportunity to correct this violation. Failure to comply will result in this office referring the matter to the City of Portland Corporation Counsel's office for immediate action and pursuit of all available legal remedies under the City Code and 17 M.R.S.A. §§ 2851-2859 including, but not limited to, attorney's fees and civil penalties as provided for in 30-A M.R.S.A. § 4452 and §§ 1-15 and 6-1 of the City Code.

This constitutes an appealable decision pursuant to section 121 of the Building Code. Please be advised that the Portland City Council has amended the City Code to include a \$75.00 re-inspection fee. If there are any subsequent inspections, the \$75.00 fee will be assessed for each inspection.

Sincerely,

A handwritten signature in black ink, appearing to read 'Tammy M. Munson', with a large, sweeping flourish extending to the right.

Tammy M. Munson  
Director of Inspections

cc: Danielle West-Chuhta, Associate Corporation Counsel  
Penny Littell, Director of Planning & Urban Development