

10 Lombard Avenue

SHAW-WALKER
MANUFACTURING CO.

NOTICE OF HOUSING CONDITIONS

CITY OF PORTLAND, MAINE

Department of Planning & Urban Development
Inspections Services Division
Tel. 775-5451 - Ext. 311 - 318 - 319

Mr. Richard Harris
25 Jackson Street
Portland, Maine 04103

DU 3

Ch. 14 Bk. D Lot 1
Location: 10 Cumberland Ave.

Project: MCP-MN
Issued: February 25, 1983
Expires: May 25, 1983

Dear Mr. Harris:

You are hereby notified, as owner or agent, that an inspection was made of the premises at 10 Cumberland Ave., Portland, Me. by Code Enforcement Officer Marland Wing.

Violations of Chapter 307 of the Municipal Codes (Minimum Standards for Housing) were found as described in detail on the attached "Housing Inspection Report".

In accordance with the provisions of the above mentioned Code, you are hereby ordered to correct those defects on or before May 25, 1983. If you are unable to make such repairs within the specified time, you may contact this office to arrange a satisfactory repair schedule. If we do not hear from you within ten (10) days from this date, we will assume the repairs to be in progress and, on re-inspection within the time set forth above, will anticipate that the premises have been brought into compliance with Code Standards.

Please contact this office if you have any questions regarding this Notice.

Your cooperation will aid this Department in it's goal to maintain decent, safe, and sanitary housing for all of Portland's residents.

Very truly yours,
Joseph E. Gray, Jr., Director of
Planning & Urban Development

By Lyle D. Voyes
Lyle D. Voyes,
Inspection Services Division

Marland Wing
Code Enforcement Officer - Marland Wing (1)

Attachments:

jmr

HOUSING INSPECTION REPORT

OWNER: Mr. Richard Harris

CODE ENFORCEMENT OFFICER - Marland Wing (1)

10 Cumberland Avenue, Portland, Maine 14-D-1 MN Notice of Housing Conditions
DATED: February 25, 1983 EXPIRES: May 25, 1983

	<u>SEC. (S)</u>
1. FIRST FLOOR FRONT EXTERIOR - door - inoperative latch.	3-c
2. FIRST FLOOR FRONT DOOR - sill - broken board.	3-c
3. REAR PORCH - stairs - loose boards.	3-d
4. REAR PORCH - stairs - rotted and broken stringers and joist.	3-d
5. SECOND FLOOR REAR HALL - stairs - broken treads.	3-d
6. RIGHT REAR CELLAR - ceiling - missing fixture cover.	8-e
7. RIGHT REAR CELLAR - wall - loose receptacle.	8-e
8. RIGHT REAR CELLAR - wall - missing receptacle covers.	8-e
9. FRONT CELLAR - chimney - excessive soot.	3-e
<u>FIRST FLOOR</u>	
10. REAR BEDROOM - ceiling - inoperative light fixture.	8-e
2ND FL-11. KITCHEN - wall - inoperative receptacle.	8-e
" 12. KITCHEN - ceiling - inoperative light fixture.	8-e
" 13. DINING ROOM - wall - missing receptacle cover.	8-e
" 14. REAR BEDROOM - ceiling - inoperative light switch.	8-e
" 15. REAR BEDROOM - door - missing knobs.	3-c
" 16. RIGHT FRONT & LEFT FRONT BEDROOM - walls - missing receptacle covers.	8-e
" 17. LEFT FRONT BEDROOM - window - broken glass.	3-c

THIRD FLOOR

At the time of the survey, we were unable to gain access to the third floor apartment. We suggest that if there are any conditions which need correcting in this apartment, that you make the repairs while doing the work on the rest of the structure.

NOTICE OF HOUSING CONDITIONS

CITY OF PORTLAND, MAINE

Department of Planning & Urban Development
Inspections Services Division
Tel. 775-5451 - Ext. 311 - 318 - 319

Mr. Richard Harris
25 Jackson Street
Portland, Maine 04103

DU 3

Ch. 14 Blk. D Lot 1
Location: 10 Cumberland Ave.

Project: NCP-MN
Issued: February 25, 1983
Expires: May 25, 1983

Dear Mr. Harris:

You are hereby notified, as owner or agent, that an inspection was made of the premises at 10 Cumberland Ave., Portland, Me. by Code Enforcement Officer Marland Wing. Violations of Chapter 307 of the Municipal Codes (Minimum Standards for Housing) were found as described in detail on the attached "Housing Inspection Report".

In accordance with the provisions of the above mentioned Code, you are hereby ordered to correct those defects on or before May 25, 1983. If you are unable to make such repairs within the specified time, you may contact this office to arrange a satisfactory repair schedule. If we do not hear from you within ten (10) days from this date, we will assume the repairs to be in progress and, on re-inspection within the time set forth above, will anticipate that the premises have been brought into compliance with Code Standards.

Please contact this office if you have any questions regarding this Notice.

Your cooperation will aid this Department in it's goal to maintain decent, safe, and sanitary housing for all of Portland's residents.

Very truly yours,
Joseph E. Gray, Jr., Director of
Planning & Urban Development

By Lyle D. Noyes
Lyle D. Noyes,
Inspection Services Division

Marland Wing
Code Enforcement Officer - Marland Wing (1)

Attachments:

jmr

HOUSING INSPECTION REPORT

OWNER: Mr. Richard Harris

CODE ENFORCEMENT OFFICER - Marland Wing (1)

10 Cumberland Avenue, Portland, Maine 14- MN Notice of Housing Conditions
DATED: February 25, 1983 EXPIRES May 25, 1983

	<u>SEC. (S)</u>
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THIRD FLOOR

At the time of the survey, we were unable to gain access to the third floor apartment. We suggest that if there are any conditions which need correcting in this apartment, that you make the repairs while doing the work on the rest of the structure.

City of Portland

5-48

STRUCTURE INSPECTION SCHEDULE

Housing Inspection Division

1) Insp. Name M. Welling

2) Insp. Date: 2/17/83 3) Insp. Type: PR 4) Proj. Code: NCP MN 5) Assr's: Chart: 14 6) Bl.: D 7) Lot: 1 8) Census: Tract: 1 9) Bik. 1 10) Insp. 1 11) Form No. 1

12) House No. 10 13) Sec. H. No. 10 14) Suf. 10 15) Direct. 10 16) Street Name: Cumberland Ave. 17) St. Design. Ave. 18) Owner: Richard Harris 19) Status: A.O. 20) Bldg's Rat. 2

21) Address: 25 Jackson street Zip Code:

22) City and State: Portland, Me.

23) D. Units: 3 24) Occ. D. U's: 3 25) Re. Units: 3 26) Occ. U's: 3 27) No. Occupants: 3 28) C. 3 29) Area Type: Re 30) S. 3 31) Const. Mat. W 32) O. bs. W

33) G. H. 3 34) Photo 3 35) Zoned for Re 36) Land Use Re 37) D. D. 0 38) Re. Ad. 0 39) Dist. 0 40) Closing Date: 0

Viol. No.	Remedy	Cond.	Violation Description	No.	Floor	Area	Resp. Party	Code	Secc.	Viol.	Rem. Date
1.	INOP	Door	Latch	1	FR	EXT. DO	2	3c			
2.	BR		Board	1	FR	Do. Sill	2	3c			
3.	LO		Boards		Re	PB SR's	2	3d			
4.	Ro/BR		Stringers & joist		Re	PO SR's	2	3d			
5.	BR		Tread's	2nd	Re	HA SR's	2	3d			
6.	MZ		Fixture Cover		RIR	CE CL	2	8e			
7.	LO		Receptack		"	" WA	2	8e			
8.	MZ		Receptack Covers		"	" "	2	8e			
9.			Excessive Soot		FR	CE CH	2	3e			

CERTIFICATE

OF

COMPLIANCE

CITY OF PORTLAND
Health Department - Housing Division
Tel. 774-8221 Ext. 226

January 25, 1972

Mr. Philip W. Plummer
140 Eastern Promenade
Portland, Maine 04101

Re: Premises located at 10 Cumberland Avenue, Portland, Maine

Dear Mr. Plummer:

A re-inspection of the premises noted above was made on January 20, 1972
by Housing Inspector McIsaac, of the Health Department.

This is to certify that you have complied with our request to correct the violations
of the Municipal Codes relating to housing conditions described in our "Notice of
Housing Conditions" dated May 26, 1971.

Thank you for your cooperation and your efforts to help us maintain decent, safe and
sanitary housing for all Portland residents.

Very truly yours,

Arthur A. Hughson, CPH, MPH
Health Director

By *Lyle D. Royce*
Chief of Housing Inspections

Inspector *Richard W. LaPrade*

gh

ADMINISTRATIVE HEARING DECISION

City of Portland
Health Department - Housing Division
Tel. 774-8221 Ext 226

Date July 6, 1971

Mr. Philip W. Plummer
140 Eastern Promenade
Portland, Maine 04101

Re: Premises located at 10 Cumberland Avenue, Portland, Maine

Dear Mr. Plummer:

You are hereby notified that as the result of a reinspection made at the property mentioned above - by Housing Inspector McIsaac

on July 1, 1971, regarding our "NOTICE OF HOUSING CONDITIONS" at the above referred premises resulted in the decision noted below.

Expiration time extended to July 31, 1971 - to complete work now in progress which consists of three Housing Code deficiencies numbers 2, 4 and 8.

Notice modified as follows: _____

Please notify this office if all violations are corrected before the above mentioned date, so that a "CERTIFICATE OF COMPLIANCE" may be issued.

In Attendance: _____

Very truly yours,

Arthur A. Hughson, CPH MPH
Health Director

BY [Signature]
Chief of Housing Inspections

NOTICE OF HOUSING CONDITIONS

DU 3

CITY OF PORTLAND
Health Department - Housing Division
Tel. 774-8221 - Ext. 226

Location: 10 Cumberland Avenue
Project: General
Issued: 5-26-71
Expires: 6-26-71

Mr. Philip W. Plummer
140 Eastern Promenade
Portland, Maine 04101

Dear Mr. Plummer:

An examination was made of the premises at 10 Cumberland Avenue
Portland, Maine, by Housing
Inspector McIsaac. Violations of Municipal Codes relating to hous-
ing conditions were found as described in detail below.

In accordance with provisions of the above mentioned Codes, you are requested
to correct these defects on or before June 26, 1971. You may
contact this office to arrange a satisfactory repair schedule if you are unable
to make such repairs within the specified time. We will assume the repairs to be
in progress if we do not hear from you within ten days from this date and, on
reinspection within the time set forth above, will anticipate that the premises
have been brought into compliance with Code Standards.

Your cooperation will help this Department in its goal to maintain all Port-
land residents in decent, safe and sanitary housing.

Very truly yours,

Arthur A. Hughson, CPH MPH
Health Director

Inspector _____

By: _____
Chief of Housing Inspections

EXISTING VIOLATIONS OF CHAPTER 307 - "MINIMUM STANDARDS FOR HOUSING" - Section(s)

- | | |
|---|-----------------|
| 1. Repair or replace the loose, cracked and falling ceiling plaster on third floor, rear hall. | 3(b) |
| 2. Repair or replace the missing and rotted sash cord on third floor, rear hall. | 3(c) |
| 3. Provide hand rail for the rear hall stairway, first, second and third floor. | 3(b) |
| <u>First Floor Apartment</u> | |
| 4. Repair or replace the loose and cracked ceiling plaster in kitchen and living room. | 3(b) |
| 5. Replace the broken glass in the kitchen window. | 3(c) |
| 6. Replace the rotted and missing sash cord in the front bedroom window. | 3(c) |
| <u>Third Floor Apartment</u> | |
| 7. Repair or replace the loose and cracked ceiling plaster in the kitchen. | 3(b) |
| 8. Replace the rotted window sill in the kitchen. | 3(c) |
| 9. Tighten ceiling light fixture in the front bedroom. | 3(e) |

At the time of this survey, we were unable to gain access to the second floor apartment. We suggest that if there are any conditions which need correcting in this apartment that you make the repairs while doing the work on the rest of the structure.

*FIRST PRIORITY IS TO BE GIVEN TO ITEM NUMBER 3 WHEN MAKING YOUR REPAIRS AS THIS CONSTITUTES EXTREME HAZARDS TO THE HEALTH OR SAFETY OF THE OCCUPANTS OF THIS STRUCTURE.

Inspection Services
Samuel P. Hoffses
Chief



Planning and Urban Development
Joseph E. Gray Jr.
Director

CITY OF PORTLAND

February 23, 1994

HARRIS RICHARD S JR
35 FENRITH RD
PORTLAND ME 04102

Re: 10 Cumberland Ave
CBL: 014- - D-001-001-04
FU: 3

Dear Mr. Harris,

You are hereby notified, as owner or agent, that an inspection was made of the above referenced property. Violations of Article V of the Municipal Ordinance (Housing Code) were found as described in detail on the attached "Housing Inspections Report".

In accordance with the provisions of the above mentioned Code, you are hereby ordered to correct those defects within sixty (60) days. If you are unable to make such repairs within the specified time, you may contact this office to arrange a satisfactory repair schedule. If we do not hear from you within ten (10) days from this date, we will assume the repairs to be in progress and, on re-inspection within the time set forth above, will anticipate that the premises have been brought into compliance with the Housing Code standards.

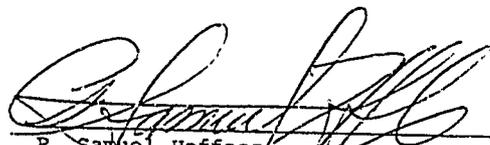
Please Note: You should consult this department to insure that any corrective action you should undertake complies with the building, plumbing, electrical, zoning and other Articles of the City Code.

Please contact this office if you have any questions regarding this order.

Your cooperation will aid this department in it's goal to maintain decent, safe, and sanitary housing for all of Portland's residents.

Sincerely,


Merlin Leary
Code Enforcement Officer


P. Samuel Hoffses
Chief of Inspection Services

HOUSING INSPECTION REPORT

Location: 10 Cumberland Ave
Housing Conditions Date: February 22, 1994
Expiration Date: April 23, 1994

Items listed below are in violation of Article V of the Municipal Codes, "Housing Codes", and must be corrected before the expiration date:

- | | | |
|----|---|--------|
| 1. | INT - CELLAR - STAIRWAY
BROKEN PLASTER | 108.20 |
| 2. | INT - CELLAR - FLUE
EXCESSIVE SOOT | 114.30 |

Inspection Services
Samuel P. Hoffses
Chief



CITY OF PORTLAND

Planning and Urban Development
Joseph E. Gray Jr.
Director

March 28, 1994

HARRIS RICHARD S JR
35 PENRITH RD
PORTLAND ME 04102

Re: 10 Cumberland Ave
CBL: 014- - D-001-001-04
DU: 3

Dear Mr. Harris,

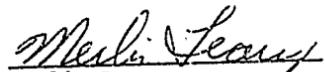
A re-inspection at the above noted property was made on March 25, 1994.

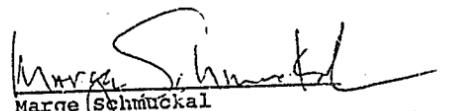
This is to certify that you have complied with our request to correct the violation(s) of the Municipal Code relating to housing conditions noted on our letter dated February 23, 1994.

Thank you for your cooperation and your efforts to help us maintain decent, safe and sanitary housing for all Portland residents.

In order to aid in the preservation of Portland's existing housing inventory, it shall be the policy of this department to inspect each residential building at least once every three years.

Sincerely,


Merlin Leary
Code Enforcement Officer


Marge Schmućkal
Asst. Chief of Inspection Services