169 Cumberland Avenue 22-H-25

SHAW-WALKER
#8503.3H

C E R T I F I C A T E

O F

C O M P L I A N C E

CITY OF PORTLAND

Department of Neighborhood Conservation
Housing Inspections Division
Telephone: 775-5451 - Extension 448 - 358

December 13, 1978

Mr. Royal H. Leeman
169 Cumberland Avenue
Portland, Maine 04101

Re: Premises located at 169 Cumberland Avenue - 22-H-25 EE

Dear Mr. Leeman:

A re-inspection of the premises noted above was made on December 12, 1978 by Housing Inspector Addato

This is to certify that you have complied with our request to correct the violation of the Municipal Codes relating to housing conditions as described in our "Notice of Housing Conditions" dated June 23, 1978.

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 five years. Although a property is subject to re-inspection at any time during the said five year period, the next regular inspection of this property is scheduled for December 1983

Sincerely yours,
Joseph E. Gray, Jr., Director
Neighborhood Conservation

By Lyle H. Noyes
Lyle H. Noyes,
Chief of Housing Inspections

Inspector A. Addato

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LOAN

NOTICE OF HOUSING CONDITIONS

City of Portland
Department of Neighborhood Conservation
Housing Inspections Division
Tel. 775-5451 - Ext. 358 - 448

Royal E. Leeman
169 Cumberland Avenue
Portland, Maine 04101

DU 1

Ch.-Bl.-Lot: 22-H-25
Location: 169 Cumberland Avenue
Project: NCP-East End
Issued: June 23, 1978
Expired: Sept. 23, 1978

Dear Mr. Leeman:

An examination was made of the premises at 169 Cumberland Avenue, Portland, Maine, by Housing Inspector Addato. Violations of Municipal Codes relating to housing 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 Sept. 23, 1978. 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. Please contact this office if you have any questions regarding this Notice.

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

Re 9/26/78

Very truly yours,

Joseph E. Gray, Jr. Director
Neighborhood Conservation

Inspector
A. Addato

By
Lyle D. Noyes
Chief of Housing Inspections

EXISTING VIOLATIONS OF CHAPTER 307 - "MINIMUM STANDARDS FOR HOUSING" -

		Section(s)
12/22	1. OVERALL EXTERIOR TRIM - remove peeling paint and make the exterior trim of the structure weathertight and watertight by painting or any suitable means.	
12/22	2. ~~OVERALL EXTERIOR FOUNDATION - replace missing mortar.~~	3a
9/26	3. ~~RIGHT ROOF - repair loose gutter.~~	3a
12/22	4. ~~OVERALL WALL - remove peeling paint, and make the walls weathertight and watertight by painting or any suitable means.~~	3a
9/26	5. FRONT EAVES - repair loose trim.	3a
9/26	6. ~~LEFT EAVE - replace missing gutter - trim.~~	3a
12/22	7. ~~LEFT WALL - replace missing down spout.~~	3a
	8. LEFT WALL - repair curled siding.	3a
9/26	9. ~~LEFT PORCH - replace rotted treads - risers.~~	3a
9/26	10. ~~LEFT PORCH - replace rotted platform.~~	3d
9/26	11. ~~LEFT PORCH - replace broken handrail.~~	3d
9/26	12. ~~LEFT PORCH - replace rotted corner - roof - support - post.~~	3d
9/26	13. ~~LEFT PORCH - replace rotted stringers.~~	3d
9/26	14. ~~LEFT PORCH - repair loose trim.~~	3d
		3d

continued
vw

FIRST & SECOND FLOORS

9/2 * 15. LIVING ROOM WINDOWS - replace broken glass.
12/1 16. LIVING ROOM WINDOW - replace missing counter balance cord allowing window sash to remain elevated when opened. 3c
2/1 * 17. SECOND FLOOR - BEDROOM WINDOW - replace broken glass. 3c
12/1 18. " " " " - replace missing counter balance cord allowing window sash to remain elevated when opened. 3c
7/2 * 19. DINING ROOM WINDOW - replace broken glass. 3c
12/1 20. DINING ROOM WINDOW - replace missing counter balance cord allowing window sash to remain elevated when opened. 3c
9/2 * 21. KITCHEN WINDOW - replace broken glass. 3c
9/2 * 22. REAR PORCH WINDOW - replace broken glass. 3c
* 23. REAR CELLAR WINDOW - replace broken glass. 3c
12/1 * 24. REAR ATTIC WINDOW - replace broken glass. 3c
12/1 * 25. KITCHEN WINDOW - replace missing counter balance cord allowing window sash to remain elevated when opened. 3c
12/1 * 26. DINING ROOM WALL - remove illegal extension cord. 3c
12/1 * 27. RIGHT REAR BEDROOM WALL - repair loose light fixture. 8a

* WHEN MAKING YOUR REPAIRS, FIRST PRIORITY IS TO BE GIVEN TO ITEMS WITH ASTERISKS, AS THEY CONSTITUTE EXTREME HAZARDS TO THE HEALTH OR SAFETY OF THE OCCUPANTS OF THIS STRUCTURE.

We suggest you contact the City of Portland Building Inspection Department, 389 Congress St., Tel. 775-5451 to determine if any of the items listed above require a building or alteration permit.

REINSPECTION RECOMMENDATIONS

LOCATION 169 [illegible]

PROJECT [illegible]

INSPECTOR [illegible]

OWNER [illegible]

NOTICE OF HOUSING CONDITIONS		HEARING NOTICE		FINAL NOTICE	
Issued	Expired	Issued	Expired	Issued	Expired
6/23/78	9/23/78				

A reinspection was made of the above premises and I recommend the following action:

DATE		
12/12/78	aa	ALL VIOLATIONS HAVE BEEN CORRECTED ✓ POSTING RELEASE Send "CERTIFICATE OF COMPLIANCE"
		SATISFACTORY Rehabilitation in Progress Time Extended To:
		Time Extended To:
		Time Extended To:
		UNSATISFACTORY Progress Send "HEARING NOTICE" "FINAL NOTICE"
		"NOTICE TO VACATE" POST Entire POST Dwelling Units
		UNSATISFACTORY Progress "LEGAL ACTION" To Be Taken
9/26/78	aa	INSPECTOR'S REMARKS: RE/[illegible] - SP
12/1/78	[illegible]	RE/[illegible] [illegible]
12/12/78	aa	RE/CO [illegible] GOC

INSTRUCTIONS TO INSPECTOR:

Inspection Services
Samuel P. Hoffses
Chief

CITY OF PORTLAND

Planning and Urban Development
Joseph E. Gray Jr.
Director

October 13, 1993

DIPIETRO ELEANOR & JOSEPH JTS
70 ABBEY LN
PORTLAND ME 04103

Re: 169 Cumberland Ave
CBL: 022- - H-025-001-01
DU: 1

Dear Mr. and Mrs. DiPietro,

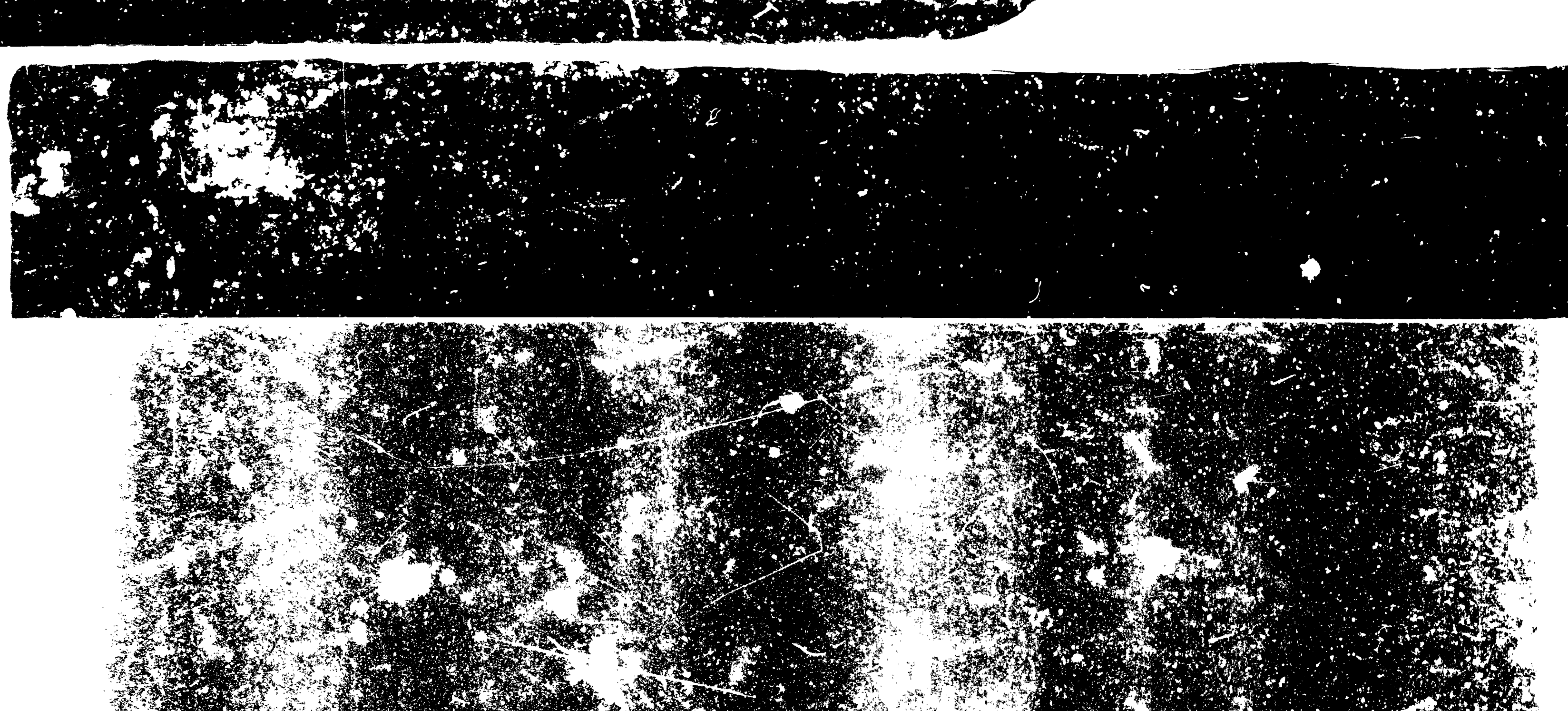
As owner or agent of the above referred property, you are hereby notified that as a result of its opened condition, the structure poses a serious threat to the public health and safety.

You are hereby ordered to make the structure secure by boarding up all doors, windows and other openings on all vertical walls of the structure, so that no damage to life or property or fire hazard shall exist. You must also remove all debris, if any, from the yard surrounding the structure.

Pursuant to State Statute 17 MRSA Section 2856, the City has the right, and may exercise that right, to secure the structure and to recover, from you, the expense in so doing if you have not completed the order by October 20, 1993.

If you have any questions regarding this action, please do not hesitate to contact this office.

Sincerely,

Merlin Leary
Code Enforcement Officer

Samuel P. Hoffses
Chief of Inspection Services