Inspections Division
Date: 10/08/13

# PORTLAND MAINE

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Jeff Levine, AICP, Director
Director of Planning and Urban Development

Tammy Munson
Director, Inspections Division

September 24, 2013

420 FORE LLC
PO BOX 4894
Portland ME, 04112

CBL: 032 N010001
Located At: FORE ST 410-412 & WHARF ST 25-29
RE: Fire Incident # 11664

**Tenant Notification/ Posting Notice**

Dear Mr. Soley and Tenants:

An evaluation of the above-referenced property with Officials from the City's Building and Fire Department on 09/19/2013 following a three alarm building fire revealed that portions of the structure failed to comply with § 6-120. (a), (b), & (c) of the Housing Code of the City of Portland. Unfortunately, multiple commercial and residential units and essential building component(s) were damaged by smoke, fire, water, and suppression efforts. The entire building is unfit for human habitation and must remain vacated.

Due to the damage caused by the fire, the remainder of the building is without electricity, gas, water, and a central fire alarm system.

The City is willing to work cooperatively with you in creating an appropriate action plan to address on this situation and to streamline all necessary permits for re-occupancy; however, there are minimal safety standards that must be met.

The following conditions must be met:

1. The building must remain totally vacated and properly secured from vandalism.

2. Immediately submit an emergency structural repair permit application to our office for review; this shall include a coordinated effort with your Disaster Restoration Service Cleaning Company to remove all known immediate hazards (i.e. standing water, stored food, etc.).
3. Prior to commencing repairs, appropriate permit applications must be submitted for: demolition work, repairs made to building, fire alarm, HVAC, electrical, and plumbing systems damaged by from fire and fire suppression activities.
    a. Note: City is requiring the building Owner to engage and designate on the building permit application a registered design professional who shall act as the registered design professional in responsible charge. The design professional in responsible charge shall be responsible for reviewing and coordinating submittal documents prepared by others, including phased and deferred submittal items, for compatibility with the design of the building.
4. An electrical permit must be submitted for all new wiring in compliance with our State and local electrical codes. The electrician must submit in writing written verification that all wiring to the apartments (including areas not directly affected by fire) is safe for use and meets our minimal code requirements prior to re-occupancy.
5. A Licensed Gas Technician must certify that the current system is safe for use before gas service to the building may be restored prior to allowing gas service to the building.
6. Contact the City's Fire Prevention Bureau @ (207) 874-8400 for any minimal code requirements prior to re-occupancy.
7. Contact the City's Public Health Division @ (207) 756-8365 for an operational inspection prior to re-opening the food service establishments upon your property.
8. Follow all inspection requirements outlined in each permit issued by the City.

No tenant(s) may return to the property until further notice from the City. A re-evaluation of the property will occur on 09/27/2013 to verify that the posted units remain secure and vacant.

Failure to comply will result in this office referring the matter to the City of Portland Corporation Counsel for legal action and possible civil penalties, as provided for in § 1-15 of the Portland City Code and in Title 30-A of M.R.S.A § 4452.

This letter constitutes a decision from which you may to appeal pursuant to § 6-127 of the Portland City Code and Rule 80B of the Maine Rules of Civil Procedure.

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If you have any questions, concerns or require emergency repair permits- please contact me at 207-874-8702.

Sincerely,

Jonathan Rioux,

Code Enforcement Officer/ Plan Reviewer

CC: Trish McAllister, Neighborhood Prosecutor
Michael Russell, Program Manager of Environmental Health and Safety
Chris Pirone, Captain/ Fire Prevention Officer
Brian Laflamme, Code Enforcement Officer (Electrical)
Chuck Fagone, Code Enforcement Officer
John Martell, Fire Prevention Officer
Tom Williams, Health Inspector