



Planning & Urban Development Department

Director of Planning and Urban Development
Jeff LevineInspection Services, Director
Tammy M. Munson

March 5, 2015

RUTTER JASON T
48 PARK AVE
PORTLAND, ME 04101CBL: 036 D003001
Located at: 48 PARK AVECertified Mail 7010 1870 0002 8136 6769 ⁵²

Dear Mr. Rutter,

An evaluation of the above-referenced property on **03/05/2015** shows that the structure fails to comply with Chapter 6, Article V. of the Code of Ordinances of the City of Portland, The Housing Code. Attached is a list of the violations.

This is a notice of violation pursuant to Section 6-118 of the Code. All referenced violations shall be corrected within **14 days** of the date of this notice. A re-inspection of the premises will occur On **03/19/2015** at which time compliance will be required. 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 Section 1-15 of the Code.

This constitutes an appealable decision pursuant to Section 6-127 of the Code.

Please feel free to contact me if you wish to discuss the matter or have any questions.

Please be advised that the Portland City Council has amended the Building regulations to include a \$150.00 re-inspection fee. This violation will automatically cause a re-inspection at no charge. If there are any subsequent inspections, however, the \$150.00 fee will be assessed for each inspection.

Sincerely,

A handwritten signature in black ink, appearing to read "Chuck Fagone".

Chuck Fagone
Code Enforcement Officer
(207) 874-8789

CITY OF PORTLAND
DEPARTMENT OF PLANNING & URBAN DEVELOPMENT

389 Congress Street
 Portland, Maine 04101

Inspection Violations

Owner/Manager RUTTER JASON T		Inspector Chuck Fagone	Inspection Date 3/5/2015
Location 48 PARK AVE	CBL 036 D003001	Status Re-Inspect 14 Days	Inspection Type Complaint-Inspection

Code	Int/Ext	Floor	Unit No.	Area	Compliance Date
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1) 22.3.3(a) Exterior Entry Way
Violation: PREMISES TO BE KEPT FREE FROM RODENT HARBORAGE
Notes: The owner of a two (2) or more family residential building and the owner or occupant of a single family residential building shall maintain the building and the lot on which the building is located free from any accumulation of any putrid substance, garbage, rubbish, old lumber, debris or rubble, except in watertight covered containers.
Accumulation of debris on the rear porch

2) 6-116. (c) Interior Through Out
Violation: EGRESS OBSTRUCTIONS
Notes: Every hallway, stairway, corridor, exit, fire escape door or other means of egress shall be kept clear of obstructions at all times.
Mattress blocking rear egress, first floor windows boarded up from the inside.

3) 6-116. (e) Interior Smoke Alarms
Violation: FIRE PROTECTION
Notes: Every dwelling, dwelling unit, rooming house and rooming unit shall comply with the applicable provisions of the most current edition of the National Fire Protection Association Life Safety Code, and with all other applicable state statutes and regulations.
Smoke detectors and carbon monoxide detector are missing on the first floor unit. Smoke detector missing in the third floor unit, front bedroom.

Comments: Violations exist of missing smoke detector in one bedroom of the 3rd floor unit. No smoke detectors or carbon monoxide detectors in the 1st floor unit. Several windows boarded up in the 1st floor unit preventing means of egress. Rear entry blocked by mattresses and debris preventing egress.

PLACE STICKER AT TOP OF ENVELOPE TO THE RIGHT OF THE RETURN ADDRESS, FOLD AT DOTTED LINE

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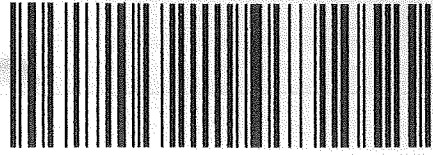
Portland, Maine



Yes. Life's good

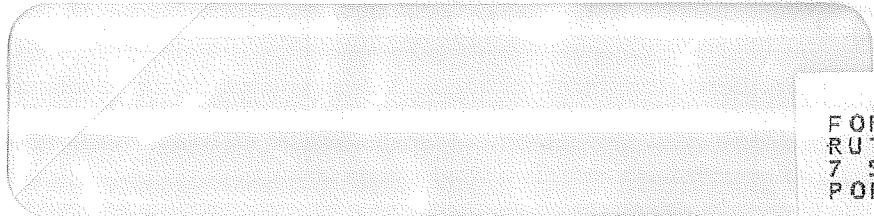
Planning & Urban Development
Inspection Division

389 Congress Street, Room 315
Portland, Maine 04101-3509



7010 1870 0002 8136 6752

RETURN RECEIPT REQUESTED



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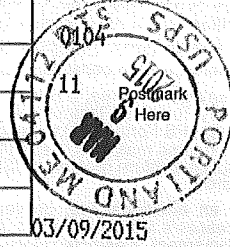
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For delivery information visit our website at www.usps.com

PORTLAND ME 04101 OFFICIAL USE

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Postage	\$ 0.49
Certified Fee	\$3.30
Return Receipt Fee (Endorsement Required)	\$2.70
Restricted Delivery Fee (Endorsement Required)	\$0.00
<i>036 0003</i> Total Postage & Fees	\$ 6.49



Sent To **RUTTER JASON T**
Street, Apt. No., or PO Box No. **48 PARK AVE**
City, State, ZIP+4 **PORTLAND ME 04101**