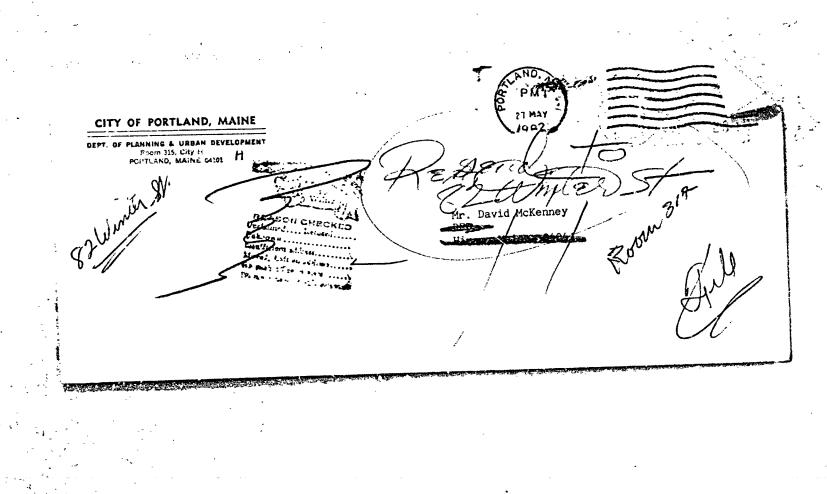


WITH THE YEAR OF THE

Anna Cart

N. State Street



Mr. Payld McKenger 32 Winter, Si RT Marine Colon Forthand

May 04102-CITY OF PORTLAND, MAINE DEPT. OF PLANNING & URBAN DEVELOPMENT ROOM 315, City Hatt PORTLAND, MAINE 04101 CERTIFICATE OF. COMPLIANCE

CITY OF PORTLAND

Date: May 25, 1982

6 35 Pk.

Department of Urban Development Housing Inspections Division Telephone: 775-5451 - Extension 311 - 312

Mr. David McKenney RFD Hiram, Maine 04041

Re: Premises located at 82 Winter St. NDP 45-E-14

Dear Mr. McKenney:

A re-inspection of the premises noted above was made on May 18, 1982 by Housing Inspector <u>Hubert Trying</u>.

This is to certify that you have complied with our request to correct the violation of the Hunicipal Codes relating to housing conditions as described in our "Notice of Housing Conditions" dated Fabruary 11, 1982

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 May 1987

Sincerely yours,

Joseph E. Gray, Jr., Director of Planning and Urban Development

Lyle D. Royes
Inspection Services Division

Code Enforcement Opplear - Irving (4)

jmr



CITY OF PORTLAND, MAINE

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

Mr. David McKenney RFD Hiram, Maine 04041 Ch. 45 Blk. E

Ch. 45 Blk. p Lot 14 Location: 82 Winter St.

Project: NCP-NDP February 11, 1982 Issued: Expires: February 21, 1982

Dear Mr. McKenney:

You are hereby notified, as owner or agent, that an inspection was made of the or at 82 Winter Street, Portland, Maine _by Code Enforcement Officer

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 Fet ary 21, 1982. If you are unable to make such repairs within the specified . you may contact this office to arrange a satisfactory repair schedule. If we do not a ar 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

Inspection Gervices Division

Code Enforcement Officer/-Irving (4)

Attachments: -

jmr



HOUSING INSPECTION REPORT

CWNER: Mr. David McKenney

CODE ENFORCEMENT OFFICER - Irving (4)

82 Winter Street, Portland, Maine 45-E-14 NCP-NDP Notice of Housing Conditions DATED: February 11, 1982 EXPIRES: February 21, 1982

ITEMS LISTED BELOW ARE IN VIOLATION OF "CHAPTER 307 OF THE MUNICIPAL CODES - MINIMUM STANDARDS FOR HOUSING" AND MUST BE CORRECTED.

1. No smoke alarms. **See belc':

"PER THE MAINE STATE STATUTES, "SEC. 1.25 MRSA 2464", WITHIN TEN (10) DAYS OF THE DATE OF THIS NOTICE, A SMOKE ALARM MUST BE INSTALLED IN EACH AREA OF THIS STRUCTUPE, AS LISTED BELOW:

All apartments.

PLEASE CALL THE FIRE PREVENTION BUREAU AT 775-5451, EXT. 354, IF YOU HAVE ANY QUESTIONS REGARDING THE INSTALLATION OF THE REQUIRED SMOKE ALARMS."

A. L. L.

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1	LOCATION	
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INSPECTION / LEVING	(A) of R	7
		-
NOTICE OF HOUSING CONDITIONS HEARING N	OTICE FINAL N	ROTICE
Issued Expired Issued	Expired Issued	EXACTOR
2-11-82 2-21-82	ا الماسان موسود فاستثانت مستور و فاستانت	
A reinspection was made of the above premises a	nd I recommend the following	caction.
DATE IL VIOLATIONS HAVE BEEN CORRECTE	D "POST1!	NG RELLASE"
SATISFACTORY Rehabilitation in Pr	ogress	BACKE
Time Extended To:		
Time Extended To:		3
Time Extended To:		23472
UNSATISFACTORY Progress Send "HEARING NOTICE"	"FINAL N	OTICE"
NOTICE TO VACATE POST Entire POST Dwelling Units		
UNSATISFACT(RY Progress "LEGAL ACTION" To Be Taken		
5/18/82 INSPECTOR'S RENURKS:		
INSTRUCTIONS TO INSPECTOR:		

4.00

The Control of the 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. David McKenney RFD Hiram, Maine 04041 DU

Ch. 45 Blk. E Lot 14 Location: 82 Winter St.

Project: NCP-NDP

February 11, 1982 Issued: Expires: February 21, 1982

Dear Mr. McKenney:

You are hereby notified, as owner or agent, that an inspection was made of the premises ___by Code Enforcement Officer 82 Winter Street, Portland, Maine

-. 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 <u>February 21, 1982</u>. 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 cremises 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 Departme: . 'n 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

Inspection Services Division

Attachments:

jmr

HOUSING INSPECTION REPORT

OWNER: Mr. David McKenney

CODE ENFORCEMENT OFFICER - Irving (4)

82 Winter Street, Portland, Maine 45-E-14 NCF-NDP Notice of Housing Conditions DATED: February 11, 1982 EXPIRES: February 21, 1982

ITEMS LISTED BELOW ARE IN VIOLATION OF "CHAPTER 307 OF THE MUNICIPAL CODES - MINIMUM STANDARDS FOR HOUSING" AND MUST BE CORRECTED.

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All apartments.

PLEASE CALL THE FIRE PREVENTION BUREAU AT 775-5451, EXT. 354, IF YOU HAVE ANY QUESTIONS REGARDING THE INSTALLATION OF THE REQUIRED SMOKE ALARMS."

NOTICE OF HOUSING CONDITIONS

CITY OF PORTLAND, MAINE

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

Mr. David McKenney RFD Hiram, Maine 04041 DU

Ch. 45 Blk.E Location: 82 Winter St.

Project: NCP-NDP February 11, 1 82 Issued: Expires: February 21, 1, 32

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Inspection Services Division

Code Enforcement Officer - Inving (4)

Attachments:

HOUSING INSPECTION REPORT

CWNER: Mr. David Mckenney

CODE ENFORCEMENT OFFICER - Irving (4)

82 Winter Street, Portland, Maine 45-E-14 NCP-NDP Notice of Housing Conditions DATED: February 11, 1982 EXPIRES: February 21, 1982

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All apartments.

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0wner or Agent:	DEW	id illek	SAINEH	RED	Hic.	ans 12	£	0110	47 197	Status	20) Bldg	's Ral
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Health Department
DWELLING UNIT SCHEDULE

Housing Inspection Division

	DWELLING	UNIT SCHEDULE
INSP DATE		INSP FORM NO.
7 86 82-1		94
TENANTS NAME		FLR.# LOCATION RMG.TP. #RMS. #PEO. #ALI 'D SLPRM.
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Child Child + Lead Survey - Rent	Rent Fur	Hot Dual Ck'ng. Heat Lav. Bath Flush
011110	Code	Water Egrs.
<u>Un.10 1 - 6 Results</u>	1.510 11	
KITCHEN	CODI	
	3 (b	1 7 2 2
Plaster - L, C, M, - Ceiling/Walls	3 (c	
() Windows - loose, broken glass, glaze	3 (c	, , , , , , , , , , , , , , , , , , , ,
() Sash/Frames - broken, missing, worn		7, 300
Floor - loose, worn, dam., buckled	3 (b	, () () () ()
(Doors - Knob/lk - missing - Panels/Frame	es dam. 3(b	() Toilet - Tnk - brkn, loose, leaks, Seat, l'se crkd. 6(d)
() Counter/Stor. Space Yes & No		
() Sink - chipped, cracked, leaks	6 (d	, (() Lavacot , ottos, tottos, tottos
(Range - improper stack, flue, vent	3 (e	(+) Ventilation Yes
(-) Refrigerator Space YesNo		
(- Plumbing (a) 6(a) Water Supply Hot Co	1d6(c	1 7) ,
((`) Electrical (b)
(*)-Sanitation (a)		(') Sanitation (b) CODE
LIVING ROOM	COD	E I STANAG GOOT AV ZA
()-Plaster - L, C, M, - Ceiling/Walls	3 (b) () Flaster - LALAS Geiling/Walls 3(b)
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(-) Sash/Frames - broken, missing, worn	3 (c	
(-)-Floor - lcose, worn, damaged	3 (b) (Fluor - loose, worn, danaged 3(b)
(s) Door - knob/lk - missing - Panels/Frame	s dam. 3(b	Doors - Knobs/lk - missing, Panels/Frames dam. 3(b)
(*) Electrical (c)	•	(b) Electrical (d)
(=) Sanitation (c)		(Sanitation (d)
Bedrooms and/or other rooms		Code
Bed Poolis and/or other rooms		
	_ +	(Plaster - L, C, M - Ce ling/Walls 3(b)
		() Windows - Loose, broken, glaze 3(c)
		(a) Sash/Frames - broken, missing, worn 3(c)
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		(プ Door - knobs/ik - missing - Panels/Frames dam. 3(b)
		(*) Electrical (e)
		(*) Sanitation (e)
		(*) Clothes Closet Yes No
		(*) Clothes Closet les No Sanitation - Vermin O R
Plumbing	<u> lectrical</u>	Santation - Vermin o K
John John John	لعالم المحتولة المتحالة	Land Market and Market
REMARKS:	\	·

Health Dopartment
DWELLING UNIT SCHEDULE City of Portland

Housing Inspection Division

City of forerand	DWE	LLING U	NIT SCHE	DULE					
INCD DATE							103	<u>SP</u>	FORM NO.
INSP DATE							4	LL_	
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Child Child / + Lead Survey - Ren	1 1	iuiii	Water	Egrs.	low ma.	1			()
Un.10 1 - 6 Results	Code	*//	Water	<u> </u>	6- (195	6	Divi	4	9/000
	110	11/	2671120	014	* - (, ,	14-5	<u>'</u>		CODE
KITCHEN		CODE	BATHRO			u - Coll	ing/Wall	e	3(b)
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(*) Windows - loose, broken glass, glaze	!	3(c)	(ナWi	ndow -	loose,	broken g	lass, 31	aze	3(c)
(*) Sash/Frames - broken, missing, worn		3(c)	(+ Sa	ish/Fran	nes - br	oken, mi	ssing, w	OFR 	3(b)
() Floor - loose, worn, dam., buckled		3(Ь)	[(→)·F1	oor -	oose, w	orn, dam	., buckl	ea .rs	
(*) Doors - Knob/ik - missing - Panels/I	rames dam.	3(ь)	∫ (→) Do	or - kr	nob/lk -	missing	- Panel	s/Frames d	
()-Counter/Stor. Space Yes_No_		-	(-) To	oilec -	Tnk - b	rkn,loos	e, leaks,	Seat, l'se	CLKa'O(a)
(-) Sink - chipped, cracked, leaks		6 (d)	1 () 1:	vatory	- chipp	ed, crkd	l, leaks,	trap leak	s o(u)
(-) Range - improper stack, flue, vent		3 (e)	() Ba	athtub/9	Shower -	· leaks c	ross con	nection	ē(a)
Range - Improper stack, True, vent		-	1 12 14	entilat	ion Yes	e-No			11.
(-) Refrigerator Space Yes 4-No	Mald 1	6(c)	() P	lumbing	(b) 6(a	a) Water	Supply H	ot_&Cold_	6(c)
(-) Plumbing (a) 6(a) Water Supply Hot	20010	• (•)	1 (-) E	lectric	ai (b)				
, () Electrical (a)			1-1-5	anitati	on (b)				
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(=) Sash/Frames - broken, missing, worn		3 (c)	1 4/ 2	asn/	lease i	worn, da	naced		3 (b)
/ Floor - loose worn, damaged		3 (b)	1 4/2 5	100F ~	10056,	WU'II, GA	i. Band	els/Frames	
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(=) Sanitation (c)			() S	<u>anitati</u>	on (d)				Code
Bedrooms and/or other rooms									Code
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	+		(P) 5	ash/Fra	mes - b	roken, m	issing,	worn	3 (c)
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Plumbing	Electric	al				- June 1	1/1		
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REMARKS:

iealth Department
DWELLING UNIT SCHEDULE

Housing Inspection Division

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NSP DATE			NSP FORM NO.
12/0 82			HOUS THOSE THAT I DIST PRI
TENANTS NAME			#RMS. #PEO. #ALL'D SLPR
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ild Child + Lead Survey - Rent	Rent Furn Hot	Due! Ck'ng. Heat Lav.	1 Ducin
	Code , Water E	grs. / 10 10 D	+p+p-
.10 1 - 6 Results	100 116 4	4 6-1-19	CODE
	CODE BATHROOM	7	CODE 3(b)
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Plaster - L, C, M, - Ceiling/Walls	3(c) (Wine	dow - loose, broken glass, g	laze 3(c)
Windows - loose, broken glass, glaze	3(c) (e) Sasi	n/Frames - broken, missing,	worn 3(c)
Sash/Frames - broken, missing, worn	2 (h) (A-Flo	or - loose, worn, dam., buck	(led 3(P)
Floor - loose, worn, dam., buckled	. 2(1) () 120	book/lb - missing - Pane	els/Frames dam. (D)
Doors - Knob/lk - missing - Parels/Fra	() Toi	let - Tnk - brkn.loose,leaks	s, Seat, I'se crko.o(u)
Counter/Stor. Space Yes	4/4\ (4\ Lav	atory - chipped, crkd, leaks	s, trap leaks
Sink - chipped, cracked, leaks	2(a) (a) Bat	htuh/Shower · leaks cross co	nnection
Range - improper stack, flue, vent	- (") Ven	tilation Yes/No	7
Long Control Space Ves # NO	6(c) ()-Plu	tilation Yes No mbing (b) 6(a) Water Supply	Hot 6(c)
Plumbing (a) 6(a) Water Supply Hot	Old Fie	ctricai (b)	-
a)*Electrical (a)	(m) San	itation (b)	
	COUL DINING	POOM .	CODE
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Awwindows - loose, broken, glaze		h/Frames - broken, missing,	worn 3(c)
Sash/Frames - broken, missing, worn		oor - loose, worn, damaged	3(b)
Articor - loose, worn, damaged		ors - Knoos/lk - missing, Pa	nels/Frames dam. 3(b)
*) Door - knob/lk - missing - Panels/Fran	mes dam. 3(b) (/) Doc	/FS = KNOOS/IK = MI33/Hq; 14	
*) Electrical (c)		ectrical (d)	
Sanitation (c)		nitation (d)	Code
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ed outs and or some		C W Coiling/W	11s 3(b)
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	() Sa	sh/Frames - broken, missing	3(b)
	() F1	ocrs - loose, worn, damaged	
	(*) Do	or - knobs/lk - missing - Pa	HE13/ LI GINES GOILE DO
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	(-)- c1	othes Closet Yes No	
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and the same of th			

Health Department
DWELLING UNIT SCHEDULE

Housing Inspection Division

INSP

"E portland	DWELLING UNIT	301120	12	<u> </u>
City of Portland			15112 TO #PMS #	PEO. #ALL'D SLRAM.
		TELR # LOCATI	JN RMG. IP. HANS.	
INSP DATE		1/2	2 3	
TENANTS NAME		$1 \mid 1 \mid 1 \mid VE$		Flush
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THE MAIN DE	\ \ <u>\</u> ;\	lot Dual Ck'ng. Ne	36	7
Rei		Land Fors. Land	1 7	7
- Lead Survey	Code .	later Egrs.	2 1 7	CODE
Child 1 Unit 1 handled 1				3(b)
Un.10 1 - 6 Results	CODE	ATHROOM CM-	ceiling/Walls	3(c)
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KITCHEN (+ r) laster - L, C, M, - Ceiling/Walls (pr) laster - Loose, broken glass, glaz	3(c)	(Window = 10030;	missina, WOTA	3 (b)
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(-) Windows - broken, missing, work	3(b)	/ \ 6 KDOD/ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \		lise crkd.b(a)
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DOORS " KIND! IN YOU AND	6(d)	(- Door - Tink - brkn (- Toilet - Tink - brkn (- Lavatory - chipped, (- Bathtub/shower - le	aks cross connecti	7
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(Elective (=)				3(b)
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REMARKS:

CERTIFICATE

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COMPLIANCE

CITY OF PORTLAND Department of Health & Social Services Housing Inspections Division Telephone: 775-5451 - Extension 448

August 11, 1976

Mr. David McKenney R.F.D. Hiram, Maine 04041

Re: Premises located at 82 Winter Street, Portland, Maine 45-E-14 ND?

Dear Mr. McKenney:

A re-inspection of the premises noted above was made on August 10, 1976 by Housing Inspector Gough

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 October 2, 1975

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 1981

> Sincerely yours, David C. Bittenbender Director Health & Social Services

Inspector

LDN:rl

Chief of Housing Inspections

LOAN

NOTICE OF HOUSING CONDITIONS

Ch.-B1.-Lot: 45-E-14 Location: 82 Winter Street Health Department - Housing Division

Telephone 775-5451 - Extension 448 Mr. David McKenney R.F.D. Hiram, Maine 04041

MP Project: 10-2-75 Issued: Expires: 12-2-75

Dear Mr. McKenney:

CITY OF PORTLAND

82 Winter Street Portland, An examination was made of the premises at Violations of Municipal Codes relating Gough Maine, by Housing Inspector to housing conditions were found as described in detail below.

. 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 re-inspection 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 Portland residents in decent, safe and sanitary housing.

Sincerely yours,

Pavid C. Bittenbender Health Director (Acting) Auled Chief of Housing Inspections

EXISTING VIOLATIONS OF CHAPTER 307 - "MINIMUM STANDARDS FOR HOUSING" -	Section(9)
>/7 1 Portion the rotted loists - celler cailing.	3-4
the a second measure windows and servenis overells	
Vic 3 Paneir the inone first floor middle and rear exterior coors.	9-e
A Readir the Inopurative furnace in the coller.	3-e
1/15 Tennetwithe looking akviite rear root.	
of Renlace the broken class - rear attic window.	8-c
7. Repeir the loose light - front attic. 1/4 8. Secure glass by replacing points and/or reglating window - front attic.	3-c
1/19 8. Secure Election by replacing front actic window.	3-0
	8-8-
14 11. Rapair or replace the loces, rotted and broken wembers of the front and real	_3-4
parches.	3-8-
12. Point up the foundation overall	3-8
13. Repair or replace the loose and broken clapboards - exterior colls.	
1/14. Repair the loose bulkhead door.	3-2
15, Replace the rotted guiters everall.	3-6
1 16. Point up chicasy.	8-a
1/16. Foint up entoday.	
Water Reservation the reason and reason the conduction that the same	8-a
excessively throughout all dwalling units: continued	

82 Winter Street - continued

First Floor - front 19. Repair the broken such in the kitchen window.	3-6
#20 Datersine the reason and remady the condition that caceas the highest	01
leakage on the bedroom walls.	
22. Espair the inoperative radiator in the badroom.	9-c
First Floor - rear	hen 3-a (./25
ond baltoon. 24. Determine the research typedy the condition they cause the floor in the lathroom and living room.	to seg
Second Floor - front 25. Repair the Loose tile on the calling of the kitchen and living room 25. Repair the file on the calling of the kitchen and living room 25. Repair the file on the calling of the kitchen and living room 25. Repair the file on the calling of the kitchen and living room 25. Repair the file on the calling of the kitchen and living room 25. Repair the file on the calling of the kitchen and living room 25. Repair the file on the calling of the kitchen and living room 25. Repair the file on the calling of the kitchen and living room 25. Repair the file on the calling of the kitchen and living room 25. Repair the file on the calling of the kitchen and living room 25. Repair the file on the calling of the kitchen and living room 25. Repair the file on the calling of the kitchen and living room 25. Repair the file on the calling of the kitchen and living room 25. Repair the file on the calling of the kitchen and living room 25. Repair the file on the file on the calling of the kitchen and living room 25. Repair the file of the file on the calling of the kitchen and living room 25. Repair the file of the file of the kitchen and living room 25. Repair the file of the file of the kitchen and living room 25. Repair the file of the file of the kitchen and living room 25. Repair the file of the file of the kitchen and living room 25. Repair the file of the file of the kitchen and living room 25. Repair the file of the file of the kitchen and living room 25. Repair the file of the file of the kitchen and living room 25. Repair the file of the file of the kitchen and living room 25. Repair the file of the file of the kitchen and living room 25. Repair the file of the file of the kitchen and living room 25. Repair the file of the file of the kitchen and living room 25. Repair the file of the	9-h
#25. Remove the illegal wiring to electrical outlet on the bathroom walls	3-c
20. Secure place by replacing points and/or reglasing window in the kit!	sh/A 3-c
Second Floor - recr 29. Espisos broken counter balance corio allowing window each to reasin when opered in the kitchen.	
# #30. Determine the reason and remedy the condition that causes the signs - leakage on the bathroom calling.	of 3-a
EWHEN MAKING TOUR REPAIRS, FIRST PRIORITY IS TO BE GIVEN TO INTER WITH AS	TERISES, AS THEY

CONSTITUTE EXTREME BAZARDS TO THE HEALIN OR SAFETY OF THE OCCUPANTS OF THIS STRUCTURE.

REINSPECTION R	ECUMMENDATIONS	Lo	ICATI UN	A.P.
INSPECTUR	()	PR GW	NER "	S.P.
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	ING CONDITIONS	HEARING	NUTICE .	FINAL NUTICE
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A relpspection	was made of the above pr	emises and I rec	ommend the f	ollowing action:
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	"NOTICE TO VACATE"		-	
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DEPARTMENT OF PLANNING & URBAN DEVELOPMENT INSPECTION SERVICES DIVISION

NOTICE OF HOUSING CONDITIONS

DU: 4 CHART-BLOCK-LOT - 45-E-14 LOCATION: 82 Winter Street

DISTRICT: 5

ISSUED: muary 21, 1988 EXPIRES march 21, 1988

B & B Associates c/o Robert Lones 8 Marshall Street North Reading, MASS 01864

Dear: Sir:

You are hereby notified, as owner or agent, that an inspection was made of by Code Enforcement the premises at 82 Winter Street . Violations of Article V of the Municipal Officer Merlin Leary Ordinance (Housing Code) were found as described in decail on the attached "Housing Inspection Report".

In accordance with the provisions of the above ment ned Code, you are hereby ordered to correct those defects on or before March 21, 1988. you are unable to make such repairs within the specified time, you may contact this ofrice 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 the inspection Services Division to insure that any corrective action you undertake complies with the building, plumbing, electrical, zoning and other Article 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.

Very truly yours,

Joseph E. Gray, Jr., Director Planning & Urban Development

Chief of Inspection Services

Attachments

jmr

389 CONGRESS STREET . PORTLAND, MAINE 04101 . TELEPHONE (207) 775-5451

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HOUSING INSPECTION REPORT

OWNER: B & B Assoc., c/o Robert Lones

LOCATION: 82 Winter St. 45-E-14

CODE ENFORCEMENT OFFICER: Merlin Leary (5)

HOUSING CONDITIONS DATED: January 21, 1988

EXPIRES: March 21, 1988

ITEMS LISTED BELOW ARE IN VIOLATION OF ARTICLE V OF THE MUNICIPAL CODES, "HOUSING CODE". AND MUST BE CORRECTED ON OR BEFORE THE EXPIRATION DATE.

SEC.(S)

* 1. INTERIOR SECOND FLOOR, APT. #2 - stairs - missing railings.

* 2. INTERIOR BASEMENT, APT. #3 - bathroom - lack of ventilation.

108-4 112 .

NOTE:

At the time of the inspection, I was unable to gain access to Apt. #1 and #4. I suggest that if there are any conditions which need correcting in these apartments, that you make the repairs while doing the work on the rest of the structure.

*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.

CITY OF PORTLAND INSPECTION SERVICES DIVISION - HOUSING INSPECTION SCHEDULE

Inen. Date: /-	20-ff Compl	aint 5 yea	ar X Fire Inspecto	r's Name MLe>1	<u>a</u>	ist.
1113p. 24.c		<u></u> ,				
Property Address:	-52 W	1.1	C-B-L: 4/5	E-/4 Legal Units: Exist. Un	its: <u>4/</u> St	ories: 3
Owner or Agent Z	By B Assol Marshall	riates C/o	Robert Lang	Stand. 1st: N.C.H.	c. <u>/</u> t.	0.D.
Violation No. Ext.	Int. Fl.	Apt. LOCA	TION	VIOLATION DESCRIPTION		CODE
*/	XZ	20	to115 " =	MISSING REILING	<u>s</u>	105-4
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Laspection Services Samuel P. Hoffses Chief Planning and Urban Development Joseph E. Gray Jr. Director

CITY OF PORTLAND CERTIFICATE OF COMPLIANCE

DATE: June 18, 1991

DU 4

Housing Inspections Division Telephone: 874-8300 - Extension 8704

B & B Associates c/o Robert Lones 8 Marshall St. North Reading, Mass 01864

RE: Premises located at 82 Winter Street 45-E-14	
Dear Sir:	
A re-inspection of the premises noted above was made on June 11, 1991 by Code Enforcement Officer Marland Wing	
This is to certify that you have complied with our request to correct the violation(s) of the Muricipal Code relating to housing conditions as described in our "Notice of Housing Conditions" dated January 21, 1988	•
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 Portlani'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 June 1996.	3
Sincerely yours,	
By Samuer Hoffses Chief of Inspection Services Mariand Wing Code Enforcement Officer	
Code Entorcement Officer)	

389 Congress Street · Portland, Maine 04101 · (207) 874-8704

Inspection Services Samuel P. Hoffses



Planning and Urban Development Joseph E. Gray Ir. Director

CITY OF PORTLAND

May 13, 1993

Robert & Elizabeth Lones 8 Marshall St N. Reading, MA

> Pe: 82 Wincer St CBL: 045-2-014 שנו 4

Dear Mr. & Mrs. Lomes,

We recently received a complaint and an inspection was made at the above referred address. As a result of the inspection, you are hereby notified to correct the following substandard housing conditions:

Apartment 32

1. Kitchen - Ceiling - Damaged	108-2
2. Kitchen - Sink - Leaking	111-4
3. Kitchen - Inoperable Outlet	113-5
4. Livingroom - Ceiling - Damaged	108-2
5. Throughout - Cockr cahes	109
	116-5
6.* Fire Escape - Rotted/Dangelous	

The above mentioned condition is in violation of Article V of the Municipal Code of the City of Portland, Maine, and must be corrected within 30 days. Failure to comply with this ord may result in a complaint being filed for prosecution in District Court.

sincerelly,

Code Enforcement Officer

Samuel Hoffses

Chief of Inspection Services

389 Congress Street - Portland, Maine 04101 - (207) 874-9300



Inspection Services
Samuell P. Hollises
Chief

Planning and Urban Development Joseph E. Gray Jr. Director

CITY OF PORTLAND

Hay 12, 1993

Robert & Elizabeth Lones 8 Marshall \$t N. Reading, MA 01864 Ross James Management 213 Congress St Portland, ME 04101

Re: 82 Winter St CBL: 045-E-014 DU: 4

Dear Mr. & Mrs. Lones,

As owner or agent of the property located at the above referred address, you are hereby notified that as the result of a recent inspection, the occupied apartment, \$2 on the second floor, is hereby declared unfit for human occupancy.

The above mentioned apartment, #2 on the second floor, is to be vacated and kept vacant so long as the following conditions continue to exist thereon.

Article v Section 6-120

(1) Properties which are either damaged, decayed, dilapidated, insanitary, unsafe, or vermin-infested in such a manner as to create a serious hazard to the health, safety, and general welfare of the occupants or the public.

Therefore, you will not occupy, permit anyone to occupy, or rent the above mentioned apartment, #2 on the second floor, without the written consent of the Health Officer or his/her agent.

Sincerely,

Kathleen A. Lowe

Code Enforcement Officer

P. Samnel Hollses

Chief of Inspection Services

389 Congress Street · Portland, Maine 04101 · (207) 874-8704

. . .



Inspection Services Samuel P. Hoffses Chief Planning and Urban Development Joseph E. Gray Jr. Director

CITY OF PORTLAND

Hay 12, 1993

Tenant
Apt #2/Second Fl
82 Winter St
Portland, ME 04102

Re: 82 Winter St CBL: 045-E-014 DU: 4

Dear Temant,

A recent inspection of the apartment, \$2 on the second floor, that you are now occupying, found that it does not meet the requirements of Article V (Housing Code) of the City of Portland Municipal Code and is hereby declared unfit for human occupancy.

The owners, Robert and Elizabeth Lones, have been notified of the above mentioned condition and have been directed to take immediate steps to vacant the apartment, \$2 on the second floor.

sincerely,

Kathleen A. Lowe Code Enforcement Officer P. Samuel Hoffses Chief of Ans-ection Services

389 Congress Street · Portland, Maire 04101 · (207) 874-8704

Inspection Services Samuel P. Hoffses Chief



Planning and Urban Development Joseph E. Gray Jr. Director

CITY OF PORTLAND

August 25, 1993

LONES ROBERT L PO BOX 70 RAYMOND ME 04071

> Re: 82 Winter St CBL: 045- - E-014-001-01 DU:

Dear Mr. Lones,

This is to inform you, as owner or agent of the property located at the above referred address, that we have released the apartment (#2/2nd fl) from

therefore, you may rent this dwelling unit to others or occupy them yourself. If any additional information is desired, visit or call thus office.

sincerely,

Code Enforcement Officer

P. Sampel Hoffses chief of Inspection Services

389 Congress Street • Portland, Maine 04101 • (207) 874-8300

Inspection Services P. Samuel Hoffses Chieil



Planning and Urban Development Juseph E. Gray Jr. Director

JULY 17, 1997

CITY OF PORTLAND

LONES ROBERT L POBOX 70 RAYMOND ME 04071

> Re: 82 WINTER ST CBL: 045-- E-014-001-01

DU: 4

Dear Mr. Lones:

The Housing Inspections Division of the Department of Planning and Urban Development has recently completed an overall inspection of the above-referred property.

Congratulations are extended to you for the general condition of your property which was found to meet the standards established by the City's Housing Code. We did, however, note the following items that could cause future problems.

1. EXT - TRIM -PAINT IS PEELING 108.10

2. EXT - SIDE STEPS -

108.40

HANDRAIL IS MISSING

3. INT - OVERALL -HARD-WIRED BATTERY-BACK/UP SMOKE DETECTORS ARE REQUIRED IN EACH UNIT - PERMIT BY MASTER -LECTRICIAN

Good maintenance is the best way to protect the value of your property and neighborhood.

Please feel free to call on us if we can be of assistance to you.

Sincerely,

Arthur Rowe

Code Enforcement Officer

Tammy Michson

Code Enfc.Offc./ Field Supv.