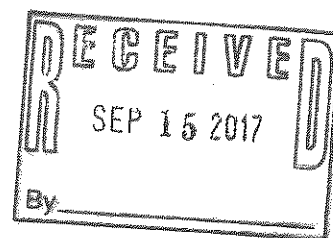


9/14/17
210 St. John St.
Portland, ME 04102



City of Portland
Fire Prevention Bureau
380 Congress St.
Portland, ME 04101

Re: FP Routine Inspection 7/27/17

To whom it may concern:

The annotated Notice of Violation and Order to Correct is attached and remedial actions completed as far as is possible at this time.

In the course of the inspection, a hoarding situation was discovered in one of the units. I am working with the tenants to resolve the situation. Until that is done I cannot ask tradespeople to enter the unit to correct the violations that were identified there.

It would be difficult and inefficient to hire tradespeople to address carpentry and electrical issues in other areas of the building until the issues in the hoarding unit can be addressed at the same time. Therefore, my plan is to get the hoarding issue addressed and then proceed with remediation of the remaining fire code violations.

Since I can not predict when the hoarding issue will be addressed, and may require going through eviction proceedings (although I do not think so at this time), I cannot predict a date when the remaining fire code violations will be remedied.

Yours truly,

A handwritten signature in cursive script that reads "Daniel Chase".

Daniel Chase

CITY OF PORTLAND
 FIRE PREVENTION BUREAU
 380 Congress Street, Portland, Maine 04101
 fireprevention@portlandmaine.gov
 (207) 874-8400

NOTICE OF VIOLATION AND ORDER TO CORRECT

August 22, 2017

Responsible Party 1: Chase Patricia 210 SAINT JOHN ST PORTLAND, ME 04102		
Location 210 ST JOHN ST	CBL 064 A010001	Inspection Date 7/27/2017
Inspector Curtis Magnuson	Inspection Type FP Routine Inspection	Status Failed

The City of Portland Fire Department inspected this property, and found the fire and life safety code violations listed below, which you are hereby ordered to correct. You must propose a date of completion to remedy each violation, a final date of completion, and a date of re-inspection.

You must send this form to the Fire Prevention Bureau no later than 9/15/2017.

Your failure to submit a plan of action by the date provided, or to correct any violation within the applicable time frame, may result in legal action against you, the imposition of civil penalties, and the pursuit of other legal remedies.

Violation	Proposed Date of Completion
NFPA 101- 7.5.1.1 AND 7.5.1.1.1 OBSTRUCTED EGRESS; Exits shall be located and exit access shall be arranged so that exits are readily accessible at all times (7.5.1.1). Where exits are not immediately accessible from an open floor area, continuous passageways, aisles, or corridors leading directly to every exit shall be maintained and shall be arranged to provide access for each occupant to not less than two exits by separate ways of travel, unless otherwise provided in 7.5.1.1.3 and 7.5.1.1.4 (7.5.1.1.1). No storage allowed in the stairwells going to the 2nd and 3rd floor apartments.	9/30/17
NFPA 101- 7.2.1.8.1 FIRE DOOR(S) MUST SELF-CLOSE; A door leaf normally required to be kept closed shall not be secured in the open position at any time and shall be self-closing or automatic-closing in accordance with 7.2.1.8.2, unless otherwise permitted by 7.2.1.8.3. Basement and third floor apartment doors.	Complete
NFPA 101- 7.2.2.4.1.1 STAIRS SHALL HAVE HANDRAILS; Stairs and ramps shall have handrails on both sides, unless otherwise permitted in 7.2.2.4.1.5 or 7.2.2.4.1.6. Basement stairwell	See letter
NFPA 720- 5.5.6.1 CO ALARMS REQUIRED; The performance, location, and mounting of notification appliances used to initiate or direct action, evacuation or relocation of the occupants, or for providing information to occupants or staff, shall comply with the requirements of Chapter 6. 120 volt Carbon Monoxide alarms are required in every unit including the basement.	IMMEDIATELY install temporary alarms where required. Your signature below indicates that temporary alarms have already been installed.

The Bureau reserves the right to reject or modify any proposed plan of action, and may require evidence of sufficient financial and technical capacity to complete the proposed plan. Please contact the Bureau with any questions.

VIOLATOR CERTIFICATION

I agree to remedy the violations listed within the timeframes provided. If I require additional time to comply, I understand that I must contact the Fire Prevention Bureau prior to the deadline to request an extension, which is entirely within the Bureau's discretion to grant or deny.

I further understand that it is my responsibility to schedule a reinspection of my property once the violations have been remedied to do so. My failure to schedule a reinspection shall be deemed an admission that the violations have not been remedied.

If I fail to comply with this agreement, I understand that I am liable for penalties pursuant to the City of Portland Code of Ordinances §§ 1-15 and 10-25, and 30-A M.R.S. § 4452 and may be subject to further legal action.

9/14/17

Date

David Chase

Responsible Party

Date

Responsible Party

SEEN AND AGREED

Date

Fire Prevention Bureau