



Planning &amp; Urban Development Department

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

April 24, 2015

BAGLEY MANAGEMENT INC  
14 CHARLONATE DR  
GRAY, ME 04039**CBL: 048 C001001**  
**Located at: 142 GRANT ST****Certified Mail 7010 1870 0002 8136 7575**

Dear Mr. Bagley,

An evaluation of the above-referenced property on **04/23/2015** 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 **05/11/2015** 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**

<b>Owner/Manager</b> BAGLEY MANAGEMENT INC		<b>Inspector</b> Chuck Fagone	<b>Inspection Date</b> 4/23/2015
<b>Location</b> 142 GRANT ST	<b>CBL</b> 048 C001001	<b>Status</b> Re-Inspect 14 Days	<b>Inspection Type</b> Complaint-Inspection

Code	Int/Ext	Floor	Unit No.	Area	Compliance Date
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1) 6-109. (b) Exterior Rear of building

**Violation: MAINTENANCE OF SHARED AREAS**

Every owner or operator of a multiple dwelling or rooming house shall maintain in a clean and sanitary condition the shared or public areas of the dwelling and dwelling premise.

*Debris, trash and other items in the rear outside of the building will need to be removed.*

2) 6-109. (a) Interior Through Out Unit #1

**Violation: MAINTENANCE OF ASSIGNED AREAS**

Every occupant of a dwelling, dwelling unit, or rooming unit shall maintain in a clean and sanitary manner that part of the dwelling, dwelling unit, or rooming unit, and dwelling premises which he or she occupies and controls.

*Unit #1 was filled with trash, garbage and debris. Presenting unsanitary living conditions.*

3) 6-108. (d) Exterior Front Porch/rear fire escape

**Violation: STAIRWAYS, STAIRWELLS, STAIRS AND PORCHES**

Every inside and outside stairway, stairwell, stairs and porch and any appurtenances thereto shall be structurally sound, in good repair and safe to use

*Both the front porch and rear fire escape are possibly structurally unsafe and will need repair and/or replacement.*

4) 6-116. (c) Interior Entry Way/Unit 1

**Violation: EGRESS OBSTRUCTIONS**

Every hallway, stairway, corridor, exit, fire escape door or other means of egress shall be kept clear of obstructions at all times.

*The front hallway of unit #1 was blocked by a mattress, a chair and other debris.*

5) 6-116. (e) Interior Bedroom/Common area

**Violation: FIRE PROTECTION**

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.

*Every bedroom will need to have a hard wired battery back-up photo electric smoke detector installed.*

*Every unit needs to have a hard wired battery back-up photo electric combined smoke/carbon monoxide detector.*

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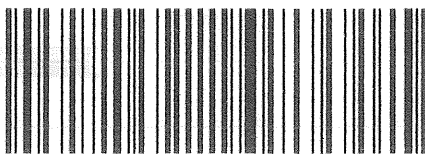
Portland, Maine



Yes. Life

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Inspection Division

389 Congress Street, Room 3  
Portland, Maine 04101-3509



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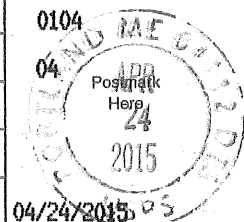
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Total Postage & Fees	\$ 06.49



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Sent To BAGLEY MANAGEMENT INC  
Street, Apt. No.; or PO Box No. 14 CHARLONATE DR  
City, State, ZIP+4 GRAY ME 04039

PS Form 3800, August 2006

See Reverse for Instructions