



Permitting and Inspections Department
Michael A. Russell, MS, Director

February 22, 2018

BARNES BRIAN L
PO BOX 11533
PORTLAND, ME 04104

CBL: 056 G025001
Located at: 50 SPRUCE ST

Certified Mail 70150920000107766560

Dear BARNES BRIAN L,

An evaluation of the above-referenced property on 02/14/2018 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 the required time frame given. A re-inspection of the premises will occur on 04/10/2018 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,

/s/

A handwritten signature in black ink, appearing to read "K. Hanscombe", written over a white background.

Kevin Hanscombe
Code Enforcement Officer

**CITY OF PORTLAND
HOUSING SAFETY OFFICE**

389 Congress Street
Portland, Maine 04101

Inspection Violations

Owner/Manager BARNES BRIAN L		Inspector Kevin Hanscombe	Inspection Date 2/14/2018
Location 50 SPRUCE ST	CBL 056 G025001	Status Violations Exist	Inspection Type Housing Inspection

Code	Int/Ext	Floor	Unit No.	Area	Compliance Date
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1) 55.047

Violation: NFPA 101- 7.1.3.2.1 60-MIN FIRE DOOR ASSEMBLIES REQ; THE SEPARATION SHALL HAVE A MINIMUM 1-HOUR FIRE RESISTANCE RATING WHERE THE EXIT CONNECTS THREE OR FEWER STORIES.

Notes: 30 days plan of action to address missing fire door assemblies.

2) 55.05

Violation: 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.

Notes: Missing and required co detection can be accomplished with combination hard wire smoke alarms where applicable

3) 55.162

Violation: CITY ORDINANCE HARDWIRED SMOKE DETECTORS REQUIRED; New smoke alarms shall be powered in accordance with NFPA 72. Where available options include:
Hardwired with battery back up
A non-rechargeable, non-replaceable primary battery that is capable of operating the device for at least 10 years

Existing smoke alarms shall be hardwired and replaced every 10 years with smoke alarms complying with the above notes.

All new smoke alarms shall be photoelectric.

Notes: Licensed electrician and permit required to install hard wired smoke alarms throughout property

4) 55.088

Violation: NFPA 70 PLUG OPENINGS IN FUSE PANEL; REFER TO NFPA 70, NATIONAL ELECTRICAL CODE, REGARDING PLUGGING OPEN FUSES IN PANELS.

Notes: basement Electrical panel for 1st unit had missing and open breaker port.

Comments: Please call 207-756-8169 with questions and to discuss your plan of action to address violations. We can allow more time to address the fire door violations vs the detection. All violations accept fire doors dut in 45 days on or before 04/10/2018