



PORTLAND MAINE

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*Lee Urban - Director of Planning and Development
Jeanie Bourke - Inspections Division Director*

June 25, 2007

26 A STREET LODGING LLC
PO BOX 10992
PORTLAND , ME 04104

COPY

CBL: 064 D010001
Located at 26 A ST

Mail

Dear 26 A STREET LODGING LLC ,

A re-inspection at the above-referenced property was made on 06/15/2007 .

This is to certify that you have complied with our request to correct the violation(s) of the Municipal Code relating to housing conditions noted on the attached report.

This notice is intended to document that you have corrected the specific violations as previously noted. It is not intended to indicate compliance with other City regulations, it also does not imply that the structure or premises is violation free.

Thank you for your cooperation. If you have any questions, feel free to contact me at this office.

Sincerely,

Jon Rioux @ (207) 874-8702
Building Inspector

CITY OF PORTLAND
DEPARTMENT OF PLANNING & URBAN DEVELOPMENT

389 Congress Street
Portland, Maine 04101

Inspection Violations

Owner/Manager 26 A STREET LODGING LLC		Inspector Jon Rioux	Inspection Date 6/15/2007
Location 26 A ST	CBL 064 D010001	Status Re-Inspect 30 Days	Inspection Type Complaint-Inspection

Code	Int/Ext	Floor	Unit No.	Area	Compliance Date
1)	Interior			Basement	
Violation:					
Notes: Illegal Dwelling Unit. Section 14-52 Conformity Required: No building or structure shall be erected, altered, enlarged, rebuilt, removed or used, and no premises unless in conformity with the provisions of this article.					

Comments: (1) Illegal unit removed/ vacated from basement: Landlord had two hardwire smoke detectors installed in the basement; (2) handrails were re-secured to the second egress stairwell, and (3), trash removed near the second exit discharge.



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Lee Urban - Director of Planning and Development
Jeanie Bourke - Inspection Division Services Director

June 5, 2007

26 A STREET LODGING LLC
PO BOX 10992
PORTLAND, ME 04104

COPY

CBL: 064 D010001
Located at 26 A ST

Certified Mail 70033110000260641947

POSTING NOTICE/NOTICE OF VIOLATION

Dear Bob Tripple:

An evaluation of the above-referenced property on the 5th day of June, 2007 reveals that the structure fails to comply with Chapter 14, Article III, of Code of Ordinance of the City of Portland.

An inspection of the basement confirmed an illegal dwelling unit on the sub-floor. Our files indicate that a nine (9) room lodging house with an arts and crafts studio is presently legal. This office has no record of a building permit being issued to alter the existing legal use from a nine (9) room lodging house to a ten (10) unit. In order to occupy any new dwelling unit proper permits must be submitted to our office.

Attached is a list of violations.

A re-inspection of the premises will occur on the 5th day of July, 2007, at which time the illegal dwelling units must be totally vacated and secured from vandalism or returned to its permitted use (basement). Consider this a notice-of-posting against occupancy for all illegally created units mentioned above.

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 § 6-1 Code and in Title 30-A of M.R.S.A. § 4452 and § 14-57 of the Portland Zoning Ordinance.

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

Please feel free to contact me @ 874.8702 if you have any questions or would like to discuss this matter further.

Sincerely,

Jon Rioux,
Code Enforcement Officer

7003 3110 0002 6064 1947

U.S. Postal Service™
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PORTLAND ME 04104
OFFICIAL USE

Postage	\$ 00.41	0104
Certified Fee	\$2.65	08
Return Receipt Fee (Endorsement Required)	\$2.15	Postmark Here
Restricted Delivery Fee (Endorsement Required)	\$0.00	
Total Postage & Fees	\$ 05.21	06/06/2007 069 D010

Sent To Bob Tripple
 Street, Apt. No., or PO Box No. PO Box 10992
 City, State, ZIP+4 Portland, ME 04104

PS Form 3800, June 2002 See Reverse for Instructions

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

Bob Tripple
PO Box 10992
Portland, ME 04104

COMPLETE THIS SECTION ON DELIVERY

A. Signature [Signature] Agent Addressee

B. Received by (Printed Name) C. Date of Delivery

D. Is delivery address different from item 1? Yes
If YES, enter delivery address below: No

3. Service Type
 Certified Mail Express Mail
 Registered Return Receipt for Merchandise
 Insured Mail C.O.D.

4. Restricted Delivery? (Extra Fee) Yes

2. Article Number
(Transfer from service label)

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