

Older 6016001

Maurice and Sherrie Ellis  
203 Town Farm Road  
New Gloucester, Maine 04260  
(207) 926-3597

Re: Katherine L. Ellis

December 23, 2011

Julie Mullen  
12 Cliff  
Higgins Beach, Maine

RECEIVED

DEC 28 2011

Dept. of Building Inspections  
City of Portland Maine

Dear Mrs. Mullen,

I am Katie's mother, Sherrie Ellis. We met when my daughter viewed your apartment at 385 St. John Street, 3<sup>rd</sup> floor, #5, Portland, Maine. You have directly contributed to an unsafe environment for my daughter by the following:

- ✓ Katie rented a one bedroom unfurnished HEATED apartment from you. To date you have not provided any heat to Katie this heating season. Katie notified you on numerous occasions that she has no heat; you have inspected the unit confirming that there is no heat; you stated you would provide her with an electric heater, and transfer the electrical billing into your name. When are you planning to do this? The temperature is dropping again tonight. The news reporters are stating this is the coldest week this year in Maine and you have not provided any form of heat to my daughter's apartment. Katie is 2-1/2 months into the heating season and she is freezing in her apartment. You have not provided heat to her. I have told her not to pay you any rent and to contact the City of Portland, Code Enforcement and Pine Tree Legal Services. I believe it is illegal to withhold heat from an apartment.
- ✓ Katie's apartment was entered by your son Patrick without her permission when she was not home, Patrick told her he could come and go when he wanted that he has all the keys to the buildings. Patrick also told Katie he is the landlord, he can have her thrown out of her apartment, and that you work for him. Patrick is not her landlord. Katie does not have a lease with him. Even if you are the landlord you can not enter an apartment without permission unless there is an emergency, there was no emergency. This is breaking and entering. How irresponsible of you to provide your son Patrick keys to my daughter's apartment.
- ✓ Most recently Patrick forcibly entered Katie's apartment when she was home. This is a home invasion. He locked the door behind himself after forcing her down on the sofa yelling threats and swearing at her. You gave Patrick keys to all the apartments within her building. You were informed of Patrick's assault on my daughter. You told Katie she could change her locks if this would make her feel safer. Katie obtained a restraining order today from the courts preventing Patrick from entering her building.
- ✓ Katie's mail is being tampered with; you gave your son Patrick the keys to all the mail boxes, Katie notified you about the missing mail. She was told Patrick had lost three sets of mail box keys and no one seemed to know who was taking the mail. You told her to meet the mailman and he could hand her the mail. No one should be touching Katie's mail and you should be changing the locks or providing new mail boxes.

- ✓ You notified the Portland Police Department to help you with your son Patrick. He was making threats to harm himself and possibly others. After hours of negotiation the police were forced to enter your son's apartment and transport Patrick to safety. His apartment was open due to the forced entry. Did you secure all the keys in Patrick's apartment? Did you change any of the many locks on the apartment buildings to provide any form of security to your tenants? You are the landlord, what are you doing to provide any security for your tenants?
- ✓ You installed exterior cameras in many locations on the apartment buildings so Patrick could monitor the comings and goings of the tenants in Katie's building from his bedroom. This not only allows Patrick to view your female tenants it encourages him to stalk them from his bedroom. This is not a form of security for your tenants. This is another tool used by your son Patrick to terrorize the tenants in your buildings.

My husband and I are so incredibly angry at the treatment of our daughter by you. Katie is an ideal tenant. She pays promptly, cleans the halls and other units for you, does not party or create disturbances, and this is how you treat your tenants. I understand your son, Patrick, my have some difficulties but what is your excuse. You provide victims for your son to terrorize by giving him the keys to the apartments of other tenants. My daughter did not rent from your son Patrick. She entered a lease agreement with you.

My daughter has the right to feel safe in her apartment. Katie does not want to move. She has done nothing wrong and she should not have to relocate if she does not want to. I demand immediate action from you to correct the above noted problems and to provide my daughter with a WARM SAFE SECURE APARTMENT. I assume you will be adjusting Katie's rental payment for this apartment. I expect you to drastically reduce her portion of the rental payment to compensate my daughter Katie for her unacceptable living conditions.

Sincerely,

Sherrie L. Ellis

Cc: City of Portland Code Enforcement Officer ✓  
City of Portland Police Department  
Pine Tree Legal Services  
Katherine L. Ellis