

Inspection Services
Michael J. Nugent
Manager

Department of Urban Development
Joseph E. Gray, Jr.
Director



CITY OF PORTLAND

May 22,2000

Joseph Bennett
232 Osceola Court
Winter Park FL 32789-2437

RE: Island Ave, Cliff Island
CBL: 109-B-F-002

Certified Mail Receipt # Z 397 901 985

Dear Mr. Bennett:

An evaluation of your property at Island Ave, Cliff Island revealed that the structure is potentially unsafe; unstable; unsanitary; constitutes a fire hazard; is unsuitable or improper for the use or occupancy to which it is put; constitutes a hazard to health or safety because of inadequate maintenance, dilapidation, obsolescence or abandonment.

Because these conditions exist, the structure fits the definition of a Dangerous Building. (Title 17 M.R.S.A. ss 2851) and is also in violation of Sections 119 & 119.1 of the 1999 BOCA Building Code, as well as The State Junkyard Statute.

The structure must be properly secured, all rubble and scrap building materials must be removed from the premises and a completion plan must be filed with the City of Portland including a date by which the structure will be fit for human occupancy. Building permits must be obtained for this completion.

This is a notice of violation. All referenced violations shall be corrected within 30 days of the date of this notice. A reinspection of the premises will occur on June 22nd, 2000 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. Further we will request that the City Council hold a Public Hearing, at which time this office will present evidence that the structure should be demolished if appropriate corrective matters as outlined above are not implemented.

Please feel free to contact me at 874-8706, 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 \$75.00 reinspection fee. This violation will automatically cause a reinspection at no charge. If there are any subsequent inspections, however, the \$75.00 fee will be assessed for each inspection. A copy of the amendment has been attached for your convenience.

Sincerely

Tammy Munson
Code Enforcement Officer

cc: Central