



Planning &amp; Urban Development Department

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

October 27, 2015

RANKIN SEAN P  
59 OCEAN AVE  
PORTLAND, ME 04103**CBL: 129 H004001**  
**Located at: 59 OCEAN AVE****Certified Mail 7010 1870 0002 8136 9432**

Dear Mr. Rankin,

An evaluation of the above-referenced property on **10/23/2015** 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 **30** days of the date of this notice. A follow-up will occur on **11/24/2015** at which time compliance will be required or a detailed Plan of Action will need to be received by our office. 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

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**CITY OF PORTLAND**  
**DEPARTMENT OF PLANNING & URBAN DEVELOPMENT**

389 Congress Street  
Portland, Maine 04101

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**Inspection Violations**

<b>Owner/Manager</b> RANKIN SEAN P		<b>Inspector</b> Chuck Fagone	<b>Inspection Date</b> 10/23/2015
<b>Location</b> 59 OCEAN AVE	<b>CBL</b> 129 H004001	<b>Status</b> Failed	<b>Inspection Type</b> Complaint-Inspection

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<b>Code</b>	<b>Int/Ext</b>	<b>Floor</b>	<b>Unit No.</b>	<b>Area</b>	<b>Compliance Date</b>
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1) 6-108. (d)                      Exterior                      Rear Deck

**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.

**Notes:**                      *The rear deck and stairs are structurally compromised. A design professional should be consulted in regards to ensuring the structure is safe. Results will need to be forwarded to this office within 30 days.*

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