



December 14, 2015

BRENTWOOD LLC

18 PRESTON CT

SWAMPSCOTT, MA 01907

CBL: 133 H009001

Located at 0030 BRENTWOOD ST

NOTICE OF INTENT TO PROSECUTE

Dear Owner/Manager/Occupant,

An inspection of the property located at the address referenced above revealed that the structure and premises fail to comply with NFPA 2009 Fire Code and/or NFPA Life Safety Codes. Attached is a list of those violations.

The above-referenced property is in violation of the Chapter 10, Fire Prevention and Protection, Article 1 of the Portland City Code (the "Code") and National Fire Protection Association (NFPA) 101 Life Safety Code. Please note that the Code is available online at www.portlandmaine.gov.

This is a notice of intent to prosecute. As such, the matter is being referred to the City of Portland Corporation Council for legal action and possible civil penalties as provided for in Chapter 10, Fire Prevention and Protection, 10-25 of the Code and in Title 30- A.M.R.S.A. 4452.

Please be advised that you will need to contact the Fire Prevention Bureau at 207-874-8400 before the court date on the attached Reference to Court letter to either schedule a re-inspection or to submit a plan of action to correct these violations.

Sincerely,

Portland Fire Department

Fire Prevention Bureau

**CITY OF PORTLAND
PORTLAND FIRE DEPARTMENT**

380 Congress Street
Portland, Maine 04101

Inspection Violations

Owner/Manager Brentwood Llc		Inspector Stephen Nee		Inspection Date 11/9/2015	
Location 0030 BRENTWOOD ST		CBL 133 H009001		Status Violations Exist from Naviline	
Inspection Type Fire Prevention-FP Routine Inspe					

Code	Int/Ext	Floor	Unit No.	Area	Compliance Date
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1) 7.008 Interior Stairways
Violation: NFPA 101- 7.1.10.2.1 DEBRIS INSIDE BUILDING; NO FURNISHINGS, DECORATIONS, OR OTHER OBJECTS SHALL OBSTRUCT EXITS OR THEIR ACCESS THERE TO, EGRESS THEREFROM, OR VISIBILITY THEREOF.

Notes: DEBRIS IN THE STAIRWELLS AND HALLWAYS ON BOTH SIDES OF THE APARTMENT. (30 &32)

2) 2.140 Interior Stairways
Violation: NFPA 1- 10.1.1 STRUCTURE NEEDS REPAIR; Every new and existing building or structure shall be constructed, arranged, equipped, maintained, and operated in accordance with this code so as to provide a reasonable level of life safety, property protection, and public welfare from the actual and potential hazards created by fire, explosion, and other hazardous conditions.

Notes: HAND RAILS IN THE STAIRWELLS ARE EITHER NONEXISTENT OR NON-CONTINUOUS

3) 2.120 Interior Hallway
Violation: NFPA 101- 8.3.5 HOLE IN WALL NEEDS REPAIR; The provisions of 8.3.5 shall govern the materials and methods of construction used to protect through-penetrations and membrane penetrations in fire walls, fire barrier walls, and fire resistance-rated horizontal assemblies. The provisions of 8.3.5 shall not apply to approved existing materials and methods of construction used to protect existing through-penetrations and existing membrane penetrations in fire walls, fire barrier walls, or fire resistance-rated horizontal assemblies, unless otherwise required by chapters 11 through 43.

Notes: STAIRWELLS AND HALLS HAVE SEVERAL HOLES IN THE PLASTER IN NEED OF REPAIRS.

Comments: Inspections from Naviline Fire Inspections. 2 were listed.
 --Egress stairs: Railings are either non-existent or not continuous
 --Vertical opening violation:Rear 1st and 2nd floors: Front 2nd and 3rd floors

STATE OF MAINE

DISTRICT COURT

Location: Portland

Docket No.

CITY OF PORTLAND and body politic and
Corporate, located in the County of
Cumberland and State of Maine,

Plaintiff,

v.

Brentwood LLC
Defendant

**FIRE PREVENTION AND PROTECTION
CODE VIOLATION**

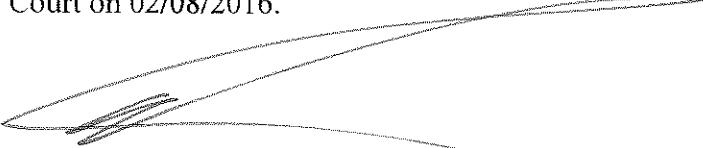
(M.R. CIV. P. 80H AND 80k)

SUMMONS NUMBER: 3533663

This matter has been referred to the Corporation Counsel's Office for immediate legal action with respect to the code violations detailed in the attached letter. It has been assigned the above summons number and will be filed with the Portland District Court and will be assigned for an initial appearance at the Portland District Court 205 Newbury Street Portland, Maine 04101 at 8:30 A.M. on 02/08/2016. Please contact Tori Ross in Fire Prevention at (207)-874-8400 or via e-mail at meservev@portlandmaine.gov to set up an in-person meeting to meet with somebody in the Fire Prevention Bureau to resolve these issues or make alternative arrangements to relieve you of the requirement to appear in Court on 02/08/2016.

Dated:

12/15/15



Adam R. Lee, Esq. Bar No. 4143
Associate Corporation Counsel
City of Portland
389 Congress St
Portland, ME 04101
207-874-8480