



Permitting and Inspections Department
Michael A. Russell, MS, Director

June 30, 2017

HILL KIRK R &
4 WORCHESTER RD
RAYMOND , ME 04071

CBL: 185 B018001
Located at: 39 COLONIAL RD

Mail

Dear HILL KIRK R &,

An evaluation of the above-referenced property on **06/30/2017** 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 re-inspection of the premises will occur on **08/01/2017** 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.

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,

/s/

A handwritten signature in black ink, appearing to read "Kevin Hanscombe".

Kevin Hanscombe
Code Enforcement Officer

**CITY OF PORTLAND
HOUSING SAFETY OFFICE**

389 Congress Street
Portland, Maine 04101

Inspection Violations

| | | | |
|---------------------------------------|---------------------------|-------------------------------------|--|
| Owner/Manager HILL KIRK R & | | Inspector Kevin Hanscombe | Inspection Date 6/30/2017 |
| Location 39 COLONIAL RD | CBL 185 B018001 | Status Violations Exist | Inspection Type Housing Inspection |

| Code | Int/Ext | Floor | Unit No. | Area | Compliance Date |
|------|---------|-------|----------|------|-----------------|
|------|---------|-------|----------|------|-----------------|

1) 207

Violation: CARBON MONOXIDE ALARMS / LEVEL; Carbon Monoxide Alarms - One and Two-Family Dwellings: Single-station or multiple-station (interconnected) Carbon Monoxide alarms must be powered by the (A) building electrical system, or (B) 10-year non-replaceable battery and shall be positioned correctly on walls or ceilings: (1) on each level of the dwelling unit, and (2) including the basement.

NFPA 720 (2009) 9.5.1, 9.5.3, amended by State Law Title 25, Chapter 317 § 2468

Notes: Missing ALL 4 levels in the left unit, missing basement and 1st level in the right unit.

2) 210

Violation: ESCAPE WINDOWS; Escape Windows - One and Two-Family Dwellings: Escape windows shall be a free and clear outside window or door operable from the inside without the use of tools, keys, or special effort. Windows shall be within 20 feet of the finished ground level or accessible by rescue apparatus (if approved), or opening onto an exterior balcony and when below ground level shall be provided with an accessible, free and clear, window well.

NFPA 101 (2009) 24.2.2.3.3

Notes: 3rd floor bedroom does not have adequate egress window. Owner will communicate an approved plan of action and apply for any necessary permits within 30 days.

3) 6-109.5.(d)

Violation: STAIRWAYS, STAIRS, & PORCHES.; Stairways, stairs, porches. Every outside stairway, stairwell, stairs and porch and any appurtenances thereto shall be structurally sound, in good repair and safe to use. Every outside stairway, stairwell, stairs and porch and any appurtenances thereto shall be structurally sound, in good repair and safe to use.

Notes: Front walkway leading to left unit is not safe. Owner will communicate and approved plan of action within 30 days.

Comments: