



Roman Catholic Diocese of Portland  
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# Fax

To: Katherine Cahoon  
Capt. John Brennan From: Rose Lannon

Fax: 207-874-8410 Pages: 2 + cover

Phone: 207-874-8400 Date: 1/17/18

Re: Order to correct cc:

Urgent       For Review       Please Comment       Please Reply

Comments:

Capt. Brennan,  
 This is the current status of work at 1530 Congress St.  
 If work is complete prior to 3/16/18, I will contact  
 you.

Rose Lannon  
 207-756-2306  
 Rose@maine.edu



**CITY OF PORTLAND  
FIRE PREVENTION BUREAU**

380 Congress Street, Portland, Maine 04101  
fireprevention@portlandmaine.gov  
(207) 874-8400

**NOTICE OF VIOLATION AND ORDER TO CORRECT**

July 28, 2017

<b>Responsible Party 1:</b> ROSE LANNON 1530 CONGRESS ST PORTLAND, ME 04102		
<b>Location</b> 1530 CONGRESS ST	<b>CBL</b> 196 D001001	<b>Inspection Date</b> 7/7/2017
<b>Inspector</b> Dale Dyer	<b>Inspection Type</b> FP Routine Inspection	<b>Status</b> Failed

The City of Portland Fire Department inspected this property, and found the fire and life safety code violations listed below, which you are hereby ordered to correct. You must propose a date of completion to remedy each violation, a final date of completion, and a date of re-inspection.

**You must send this form to the Fire Prevention Bureau no later than 8/15/2017.**

Your failure to submit a plan of action by the date provided, or to correct any violation within the applicable time frame, may result in legal action against you, the imposition of civil penalties, and the pursuit of other legal remedies.

<b>Violation</b>	<b>Proposed Date of Completion</b>
<b>NFPA 720- 5.5.6.1 CO ALARMS REQUIRED;</b> The performance, location, and mounting of notification appliances used to initiate or direct action, evacuation or relocation of the occupants, or for providing information to occupants or staff, shall comply with the requirements of Chapter 6. 2nd level in apartment 3.	IMMEDIATELY install temporary alarms where required. Your signature below indicates that temporary alarms have already been installed.
<b>NFPA 70 JUNCTION BOXES REQUIRE COVERS;</b> Refer to NFPA 70, National Electrical Code, on standards regarding junction boxes requiring covers. Basement	3/16/18
<b>NFPA 70 PLUG OPENINGS IN FUSE PANEL;</b> Refer to NFPA 70, National Electrical Code, regarding plugging open fuses in panels. Basement panel labeled Apt. 2	3/16/18
<b>NFPA 101- 31.3.2.1.1 BOILER PROTECTION REQUIRED;</b> The areas described in Table 31.3.2.1.1 shall be protected as indicated: Boiler and fuel-fired heater rooms serving more than a single dwelling unit (minimum separation/protection is 1 hour or sprinklers) 2 operational boilers in the basement with no protection.	Done - 1/11/18
<b>NFPA 101- 7.1.3.2.1 60-MIN FIRE DOOR ASSEMBLIES REQ;</b> The separation shall have a minimum 1-hour fire resistance rating where the exit connects three or fewer stories. Basement apartment into basement.	Not needed
<b>NFPA 101- 7.1.3.2.1 60-MIN FIRE DOOR ASSEMBLIES REQ;</b> The separation shall have a minimum 1-hour fire resistance rating where the exit connects three or fewer stories. 3rd floor apartment to second floor apartment interior stairwell.	Done 1/15/18



Violation	Proposed Date of Completion
<p><b>NFPA 101- 7.1.3.2.1 60-MIN FIRE DOOR ASSEMBLIES REQ;</b> The separation shall have a minimum 1-hour fire resistance rating where the exit connects three or fewer stories.                      No fire doors present in rear stairwell, required for first, <del>second</del>, and third floor egress.</p>	<p>Second floor 1/17/18                      3/16/18</p>
<p><b>NFPA 101- 31.3.4.5.1 SMOKE DETECTOR EACH SLEEPING ROOM;</b> In buildings other than those equipped through out with an existing, complete automatic smoke detection system, smoke alarms shall be installed in the immediate vicinity of the bedrooms and on all levels of the dwelling unit, including basements.                      3rd floor apartment.</p>	<p>3/16/18</p>
<p><b>CITY ORDINANCE HARDWIRED SMOKE DETECTORS REQUIRED;</b> New smoke alarms shall be powered in accordance with NFPA 72. Where available options include:                      Hardwired with battery back up      A non-rechargeable, non-replaceable primary battery that is capable of operating the device for at least 10 years Existing smoke alarms shall be hardwired and replaced every 10 years with smoke alarms complying with the above notes. All new smoke alarms shall be photoelectric.                      The smoke detectors in Apartment 3 are not interconnected. In other words when the detector on the first floor of that unit alarms, the detectors on the second level do not activate, and vice versa.</p>	<p>3/16/18</p>
<p><b>CITY OF PORTLAND RULES AND REGS- CHAPTER 4.6 LABEL UNIT DOORS;</b> 4.6 Commercial suites shall be designated as approved by the FD. In single floor buildings letter designations shall be acceptable. 4.6.1 Residential units shall be designated using numericals. 4.6.2 The first numerical of each residential unit shall be the floor designation. 4.6.3 In single floor buildings the floor designation shall be omitted.                      Unit doors need to be labeled.</p>	<p>3/16/18</p>
<p><b>FINAL DATE OF COMPLETED VIOLATION(S)</b></p>	<p>___/___/___</p>
<p><b>FIRE PREVENTION BUREAU RE-INSPECTION OF COMPLETED VIOLATION(S)</b></p>	<p>3/16/18</p>

Ross Larson 1/16/18

CAPT. JB 1/17/18

