



PORTLAND MAINE

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Lee Urban - Director of Planning and Development
Jeanie Bourke - Inspection Division Services Director

August 10, 2007

PORTLAND INN INC
1150 BRIGHTON AVE
PORTLAND, ME 04102

CBL: 265 B005001
Located at 1150 BRIGHTON AVE

Certified Mail 70051160000047873454

POSTING NOTICE/NOTICE OF VIOLATION

Dear Portland Inn Inc:

An evaluation of the above-referenced property on the 27th day of July, 2007 reveals that the structure fails to comply with Chapter 14, Article III, and Chapter 6. Article V. of Code of Ordinance of the City of Portland.

An inspection of the property with inspectors for the State's Department of Health and Human Services, confirmed two (2) illegal dwelling units in the motel office building. Our files and certificate of occupancy dated February 23, 1965 indicate that a motel office use is presently legal. This office has no record of a building permit issued to alter the existing legal use from a motel office to a residential dwelling unit occupancy.

Attached is a list of violations.

A re-inspection of the premises will occur on the 7th day of September, 2007, at which time the illegal dwelling units must be totally vacated and secured from vandalism or returned to the legal use. Consider this a notice-of-posting against occupancy for all illegally created units mentioned above.

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 § 6-1 Code and in Title 30-A of M.R.S.A. § 4452 and § 14-52 of the Portland Zoning Ordinance.

Please be advised that the Portland City Council has amended the Building regulations to include a \$75.00 re-inspection fee. This violation will automatically cause a re-inspection at no charge. If there are any subsequent inspections, however, the \$75.00 fee will be assessed for each inspection.

This constitutes an appealable decision pursuant to § 6-127 of the Code. Please feel free to contact me @ 874.8702 if you have any questions or would like to discuss this matter further.

Sincerely,

Jon Rioux,
Code Enforcement Officer
CC: Jeanie Bourke, Inspection Services Director, and Lisa Brown, Supervisor of Public Health Sanitarians