



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

February 13, 2018

FASTRAK FIELD SERVICES LLC
1465 WOODBURY AVE PMB 460
PORTSMOUTH, NH 03801

CBL: 418A A001001
Located at: 903 OCEAN AVE

Certified Mail 7017268000054981457

Dear FASTRAK FIELD SERVICES LLC,

An evaluation of the above-referenced property on **02/13/2018** 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 **03/16/2018** 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 "K. Hanscombe", written over a horizontal line.

Kevin Hanscombe
Code Enforcement Officer

**CITY OF PORTLAND
HOUSING SAFETY OFFICE**

389 Congress Street
Portland, Maine 04101

Inspection Violations

Owner/Manager FASTRAK FIELD SERVICES LLC		Inspector Kevin Hanscombe	Inspection Date 2/13/2018
Location 903 OCEAN AVE	CBL 418A A001001	Status Violations Exist	Inspection Type Infestation/Insects

Code	Int/Ext	Floor	Unit No.	Area	Compliance Date
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1) 205

Violation: SMOKE ALARMS / LEVEL; Smoke Alarms - One and Two-Family Dwellings: Single-station or multiple-station (interconnected) photoelectric smoke alarms must be powered by the building electrical system or powered by a 10-year non-replaceable battery and shall be positioned correctly on walls or ceilings: (1) within 21 feet of any door to a sleeping room and (2) in living areas separated by doors on each level of the dwelling unit and (3) including the basement.

NFPA 101 (2009) 24.3.4.1(2)(3), 9.6.2.10, amended by City Code of Ordinances Section 10-3(i)

Notes: Missing 2nd level at top of stairs

2) 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 2nd level at top of stairs and basement

3) 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: 2nd floor back bedroom lacks escape window

4) 211

Violation: OTHER

Notes: Missing junction box covers, outlet covers through out, Hanging electrical wires,

5) 211

Violation: OTHER

Notes: Dryer vent was attached to a vent inside but was never vented outside

6) 211

Violation: OTHER

Notes: Hook and eye latches on bedroom doors

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7) 211

Violation: OTHER

Notes: Exposed Insulation must be removed or covered.

Comments: 1. Hook and eye latches removed immediately (done). Code does not allow for doors to be locked on the outside preventing egress from the inside. 2. Dryer vent poses a life safety risk and needs to be disconnected and or properly vented outside (due immediately). 3. Smoke alarm and co alarm(s) violations corrected in 10 days (combination smoke and co alarms are permitted where applicable). 4. exposed insulation in basement must be removed or covered (due 30 days). 5. Electrical violations must be addressed through a licensed electrician and proper permits applied for (due 30 days). You must call 207-874-8557 and schedule your re inspection which shall take place on or before 03/16/2018. Escape window "plan of action" due at re inspection and must be addressed within 90 days.