

Inspection Services  
Michael J. Nugent  
Manager

Department of Urban Development  
Joseph E. Gray, Jr.  
Director



**CITY OF PORTLAND  
NOTICE OF VIOLATION**

September 15, 1999

Helen K Pappas  
1519 Forest Ave  
Portland ME 04103

RE: 21 Devonshire St  
CBL: 082-B-023  
DU: 3

Certified Mail Receipt # Z 434 206 681

Dear Ms. Pappas

An evaluation of your property at 21 Devonshire St on September 14, 1999 revealed that the structure fails to comply with Section 12-79 of the Garbage, Waste & Junk Ordinance of the City of Portland.

Junk Car VIN# CGR2597113116

This is a notice of violation pursuant to Section 12-79 of the Ordinance. All referenced violations shall be corrected within 30 days of the date of this notice. A reinspection of the premises will occur on October 14, 1999 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 and in Title 30-A M.R.S.A. ss 4452.

This constitutes an appealable decision pursuant to Section 12-80 of the Code. Please feel free to contact me at 874-8693, if you wish to discuss the matter or have any questions.

Sincerely

*Tom Markley*  
Tom Markley  
Code Enforcement Officer  
cc/Central File

**EXPIRED**

Inspection Services  
Michael J. Nugent  
Manager

Department of Urban Development  
Joseph E. Gray, Jr.  
Director



## CITY OF PORTLAND

September 15, 1999

Helen K Pappas  
1519 Forest Ave  
Portland, ME 04103

RE: 21 Devonshire St  
CBL: 082-B-02300101  
DU: 3

Dear Ms. Pappas:

Certified Mail Receipt # Z 434 206 681

An evaluation of your property at 21 Devonshire St on Sep-14-1999 revealed 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 and copies of the referenced Code sections.

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 reinspection of the premises will occur on Oct-14-1999 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 at 874-8693, 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 \$75.00 reinspection fee. This violation will automatically cause a reinspection at no charge. If there are any subsequent inspections, however, the \$75.00 fee will be assessed for each inspection. A copy of the amendment has been attached for your convenience.

Sincerely

*Tom Markley*  
Tom Markley  
Code Enforcement Officer



DEPARTMENT DIRECTOR  
Lee D. Urban



DIVISION DIRECTORS  
Mark B. Adelson  
Housing & Neighborhood Services

Alexander Q. Jaegerman  
Planning

John N. Lurkin  
Economic Development

## DEPARTMENT OF PLANNING AND DEVELOPMENT

March 28, 2003

PAPPAS HELEN K &  
1519 FOREST AVE  
PORTLAND, ME 04103

**CBL: 082 B023001**  
**Located at 21 DEVONSHIRE ST**

Certified Mail 7002 0510 0003 3311 6224

Dear Ms. Pappas,

### SECOND NOTICE OF VIOLATION - BILLING NOTIFICATION

An evaluation of the above-referenced property on 03/20/2003 revealed that the structure remains non-compliant with the Housing Code of the City of Portland.

Attached is a list of the violations.

This is a **SECOND** notice of violation pursuant to Section 6-118 of the Code. All referenced violations shall be corrected. A re-inspection will occur on 04/21/2003, 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 and in Title 30-A M.R.S.A ss 4452.

Please be advised that because this is the second inspection and there are repeat violations, Section 6.2 of the Code requires that you pay a \$75.00 re-inspection fee. This must be paid prior to re-inspection. Failure to pay the assessed fee within 30 days shall cause the City to assess lien against the property pursuant to Section 1-16 of the Code.

Please feel free to contact me is you wish to discuss this matter further or have any questions.

Sincerely,

Marland Wing @ (207) 874-8696  
Code Enforcement Officer

**EXPIRED**

**CITY OF PORTLAND  
DEPARTMENT OF PLANNING & URBAN DEVELOPMENT**

389 Congress Street  
Portland, Maine 04101

**Housing Inspection Violations**

<b>Owner/Manager</b> PAPPAS HELEN K &	<b>Inspector</b> Marland Wring	<b>Inspection Date</b> 3/20/2003
<b>Location</b> 21 DEVONSHIRE ST	<b>CBL</b> 082 B023001	<b>Status</b>
		<b>Inspection Type</b> Housing-Inspection

<b>Code</b>	<b>Int/Ext</b>	<b>Floor</b>	<b>Unit No.</b>	<b>Area</b>	<b>Compliance Date</b>
1) 6-108.2	Interior		1	Bedroom	
<b>Violation:</b>	Interior floors, walls, ceilings and doors				
<b>Notes:</b>	Rear bedroom ceiling has broken tile				
2) 6-108.2	Interior		1	Front Hall	
<b>Violation:</b>	Interior floors, walls, ceilings and doors				
<b>Notes:</b>	Wall is missing plaster				
3) 6-108.3	Interior		1	Kitchen	
<b>Violation:</b>	Exterior windows, doors and skylights				
<b>Notes:</b>	Kitchen door has broken hinge				
4) 6-108.3	Exterior			Cellar	
<b>Violation:</b>	Exterior windows, doors and skylights				
<b>Notes:</b>	Right cellar window has broken sash				
5) 6-108.3	Exterior/In			Overall	
<b>Violation:</b>	Exterior windows, doors and skylights				
<b>Notes:</b>	Windows broken and loose				
6) 6-108.4	Interior			Front Hall	
<b>Violation:</b>	Stairways, stairwells, stairs, porches.				
<b>Notes:</b>	Stairs missing balusters				
7) 6-111.4	Interior			Cellar	
<b>Violation:</b>	Maintenance of plumbing fixtures.				
<b>Notes:</b>	Hot water heater is missing extension pipe.				
8) 6-113.5	Interior			Cellar	
<b>Violation:</b>	Maintenance of lighting fixtures				
<b>Notes:</b>	Receptacle is missing cover.				
9) 6-114.3	Interior			Cellar	
<b>Violation:</b>	Maintenance of equipment.				
<b>Notes:</b>	Stack controls missing cover.				
10) 6-116.5	Interior		3	3	
<b>Violation:</b>	Fire Protection				
<b>Notes:</b>	Smoke detector inoperative				

**CITY OF PORTLAND**  
**DEPARTMENT OF PLANNING & URBAN DEVELOPMENT**

389 Congress Street  
Portland, Maine 04101

**INVOICE FOR FEES**

**Applicant:** PAPPAS HELEN K &  
**Location:** 21 DEVONSHIRE ST  
**CBL:** 082 B023001  
**Invoice Date:** 03/28/2003

<b>Fee Description</b>	<b>Fee Charge</b>
03/28/2003 HOUSING RE-INSPECT	\$75.00
<b>Amount Due Now:</b>	<b>\$75.00</b>

Detach and remit with payment

CBL 082 B023001  
Invoice Date: 03/28/2003  
Invoice No: 161  
Total Amt Due: \$75.00  
Payment Amount:

Bill to: PAPPAS HELEN K &  
1519 FOREST AVE  
PORTLAND, ME 04103

Make checks payable to the *City of Portland*, ATTN: Karen Dunfey, 3rd Floor, 389 Congress Street, Portland, ME 04101.

DEPARTMENT DIRECTOR

Lee D. Urban



DIVISION DIRECTORS

Mark B. Adelson  
Housing & Neighborhood Services

Alexander Q. Jaegerman  
Planning

John N. Lufkin  
Economic Development

## DEPARTMENT OF PLANNING AND DEVELOPMENT

February 12, 2003

PAPPAS HELEN K &  
1519 FOREST AVE  
PORTLAND, ME 04103

CBL: 082 B023001  
Located at 21 Devonshire St

Certified Mail 7002 0510 0003 3311 6361

Dear Pappas Helen K &,

An evaluation of the property referenced in this letter on 02/10/2003 revealed 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 03/14/2003 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 \$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.

Sincerely,

Tom Markley @ (207) 874-8705  
Building Inspector

**EXPIRED**

**CITY OF PORTLAND**  
**DEPARTMENT OF PLANNING & URBAN DEVELOPMENT**

389 Congress Street  
Portland, Maine 04101

**Housing Inspection Violations**

<b>Owner/Manager</b> Pappas Helen K &	<b>Inspector</b> Tom Markley	<b>Inspection Date</b> 02/10/2003
<b>Location</b> 21 Devonshire St	<b>CBL</b> 082 BQ23001	<b>Status</b> Green 0-4 Violations
		<b>Inspection Type</b> Housing-Inspection

<b>Code</b>	<b>Int/Ext</b>	<b>Floor</b>	<b>Unit No.</b>	<b>Area</b>	<b>Compliance Date</b>
1) 6-108.3	Exterior	1	1	Rear Bedroom	
<b>Violation:</b> Exterior windows, doors and skylights					
<b>Notes:</b> Window not proper size for space; will not lock and shakes/rattles when wind blows.					
2) 6-108.3	Interior	1	1	Kitchen	
<b>Violation:</b> Exterior windows, doors and skylights					
<b>Notes:</b> Door in Kitchen going to hallway is not proper size; a big space on top lets cold air in.					
3) 6-108.3	Exterior	1	1	Throughout	
<b>Violation:</b> Exterior windows, doors and skylights					
<b>Notes:</b> There are not any correctly fitting storm windows throughout apartment. Must be storm windows that are the proper size on all windows.					

**Comments:** All windows are in poor condition and cause cold air to enter whole apartment.

Inspection Services  
Michael J. Nugent  
Manager

Department of Urban Development  
Joseph E. Gray, Jr.  
Director



CITY OF PORTLAND

November 16, 1999

Helen Pappas  
1519 Forest Ave  
Portland, ME 04103

RE: 21 Devonshire St  
CBL: 082-B-02300101  
DU: 3

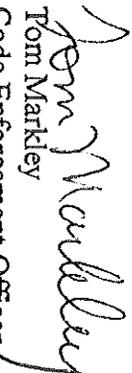
Dear Ms. Pappas:

A re-inspection at the above noted property was made on Nov-15-1999.

This is to certify that you have complied with our request to correct the violation(s) of the Municipal Code relating to housing conditions noted on our letter dated September 14, 1999.

Thank you for your cooperation. If you have any questions, feel free to contact this office at 874-8705.

Sincerely,

  
Tom Markley  
Code Enforcement Officer

Nbw/

EXPIRED



DEPARTMENT DIRECTOR

Lee D. Urban



DIVISION DIRECTORS

Mark B. Adelson  
Housing & Neighborhood Services

Alexander Q. Jaegerman  
Planning

John N. Lurkin  
Economic Development

DEPARTMENT OF PLANNING AND DEVELOPMENT

July 18, 2003

CLIFTON WALLACE  
21 DEVONSHIRE ST.  
PORTLAND, ME 04103

CBL: 082 B023001  
Located at 21 DEVONSHIRE ST

Certified Mail 7002 0510 0003 3311 0093

Dear Mr. Wallace,

An evaluation of the above-referenced property on 07/17/2003 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 10 days of the date of this notice. A re-inspection of the premises will occur on 07/28/2003 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 \$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.

Sincerely,

Tom Markley @ (207) 874-8705  
Building Inspector

EXPIRED

**CITY OF PORTLAND**  
**DEPARTMENT OF PLANNING & URBAN DEVELOPMENT**

389 Congress Street  
Portland, Maine 04101

**Inspection Violations**

<b>Owner/Manager</b> PAPPAS HELEN K &	<b>Inspector</b> Tom Markley	<b>Inspection Date</b> 7/17/2003			
<b>Location</b> 21 DEVONSHIRE ST	<b>CBL</b> 082 B023001	<b>Status</b> Re-Inspect 10 Days			
<b>Code</b>	<b>InV/Ext</b>	<b>Floor</b>	<b>Unit No.</b>	<b>Area</b>	<b>Compliance Date</b>

1) 6-109.1 Interior 1 1 All

**Violation:** Sanitation/Maintenance of assigned areas.

**Notes:** The apartment is completely filthy and unsanitary and must be cleaned within 10 days.

**Comments:**