165 Congress Street 13-I-13

Anthony Rumo

MUNI NO.

Re: 165-167 Congress St. - Carroll

PS Form 3811, Jan. 1979

RETURN RECEIPT, REGISTERED, INSURED AND CERTIFIED MAIL

SENDER: Complete items 1, 2, and 3. Add your address in the "RETURN TO" space on reverse.

1. The following service is requested (check one.)
   - ☐ Show to whom and date delivered.....—¢
   - ☐ Show to whom, date and address of delivery.....—¢
   - ☐ RESTRICTED DELIVERY
     - Show to whom and date delivered.....—¢
   - ☐ RESTRICTED DELIVERY.
     - Show to whom, date, and address of delivery $—

(CONSULT POSTMASTER FOR FEES)

2. ARTICLE ADDRESSED TO:

Mr. Anthony Rumo
418 Woodfords Street
Portland, Maine 04103

3. ARTICLE DESCRIPTION:

REGISTERED NO.	CERTIFIED NO.	INSURED NO.
	0925624	

(Always obtain signature of addressee or agent)

I have received the article described above.

SIGNATURE ☐ Addressee ☐ Authorized agent

4. DATE OF DELIVERY

POSTMARK JUN 7 1979

5. ADDRESS (Complete only if requested)

6. UNABLE TO DELIVER BECAUSE:

CLERK'S INITIALS

☆GPO : 1979-300-469

CERTIFICATE OF INSPECTION

DATE August 3, 1979

City of Portland
Housing Inspections Division
Department of Neighborhood Conservation
Tel: 775-5451 Ext. 358 - 448

Mr. Anthony Rumo
418 Woodford Street
Portland, Maine 04102

Re: Premises Located at ~~165 - 167 Congress Street, Portland, Maine MH 13-L-13~~

Dear Mr. Rumo:

An inspection of the above referred premises was recently completed by Housing Inspector ~~Carroll~~.

Although the structure does not meet the minimum standards as described in the Housing Code, it has been determined that no major code deficiencies exist at this time.

Items included on the enclosed list should be corrected as part of your normal maintenance procedures in order to avoid extensive repairs in the future and to prolong the useful life of the building.

Thank you for your cooperation and your efforts to help us maintain decent, safe, and sanitary housing for all Portland residents.

Please do not hesitate to call this office if you have any questions regarding this notice.

Sincerely yours,
Joseph E. Gray, Jr., Director
Neighborhood Conservation

Inspector K. Carroll

By Lyle D. Noyes
Lyle D. Noyes,
Chief of Housing Inspections

165 - 167 Congress Street, Portland, Maine MN 13 - L - 13 8/3/79

FIRST FLOOR REAR BATHROOM

1. Cross connection at bathtub.

CITY OF PORTLAND MAINE
DEPARTMENT OF NEIGHBORHOOD CONSERVATION
HOUSING INSPECTIONS DIVISION

NOTICE OF HEARING

April 23, 1979

OK
COI
BY ©
DATE 7/24/79

To: Mr. Anthony Rumo
418 Woodford Street
Portland, Maine 04102

Re: Premises located at 165-167 Congress Street, Portland, Maine MN 13-L-13

Dear Mr. Rumo:

Because of your failure to comply with previous NOTICES, you are hereby invited to appear in Room 315, City Hall, 389 Congress Street, Portland, Maine at 9:00 a.m. on May 3, 1979, to show cause why legal action should not be taken against you for violations of the Municipal Codes relating to housing conditions at the above referred premises, as described more fully in the attached copy of the original NOTICE received by you on or about Dec. 20, 1976.

FAILURE TO APPEAR MAY RESULT IN EXECUTION

Please notify this office at once if you have corrected all violations before the above noted hearing date. Telephone 775-5451 Extension 448 - 358.

Joseph E. Gray, Jr., Director
Neighborhood Conservation

By Lyle D. Noyes
Lyle D. Noyes,
Chief of Housing Inspections

Requested by
Inspector K. Carroll

Enclosure

vw

April 23, 1979 165-167 Congress Street, Portland, Maine MN 13-L-13

Remaining Housing Code Violations to be corrected:

7-24-79

~~1. INTERIOR CHIMNEY - clean chimney by removing and properly disposing of all soot.~~ 3e

~~2. OVERALL TRIM - remove loose and peeling paint and make the trim weathertight and watertight by painting or some other suitable means.~~ 3a

FIRST FLOOR FRONT

7-24-79

~~3. KITCHEN CEILING - remove loose and peeling paint.~~ 3b

~~4. LIVING ROOM WALL - determine the reason and remedy the condition causing leakage.~~ 3a

FIRST FLOOR REAR

5. BATHROOM TUB - correct the condition at the fixture that causes a cross connection at the bathtub. 6d

SECOND FLOOR

7-24-79

~~6. KITCHEN & LIVING ROOM WINDOWS - secure loose glass by reglazing windows.~~ 3c

THIRD FLOOR

~~7. KITCHEN & LIVING ROOM WINDOWS - replace broken glass.~~ 3a

~~8. LIVING ROOM WINDOWS - secure loose glass by replacing putty and/or reglazing.~~ 3c

NOTICE OF HOUSING CONDITIONS

CITY OF PORTLAND
DEPARTMENT OF HEALTH & SOCIAL SERVICES
HOUSING DIVISION
Telephone 775-5451 - Extension 448

DU 4
Ch.-Bl.-Lot 13-L-13
Location 165-167 Congress Street
Project Joy North
Issued: 12-20-76
Expired: 2-20-77

Mr. Anthony Rumo
418 Woodford Street
Portland, Maine 04102

Dear Mr. Rumo:

An examination was made of the premises at 165-167 Congress Street, Portland, Maine by Housing Inspector Gendreau. Violations of Municipal Codes relating to housing conditions were found as described in detail below.

In accordance with provisions of the above mentioned Codes, you are requested to correct these defects on or before February 20, 1977 You may contact this office to arrange a satisfactory repair schedule if you are unable to make such repairs within the specified time. We will assume the repairs to be in progress if we do not hear from you within ten days from this date and, on re-inspection within the time set forth above, will anticipate that the premises have been brought into compliance with Code Standards. Please contact this office if you have any questions regarding this Notice.

Your cooperation will help this Department in its goal to maintain all Portland residents in decent, safe and sanitary housing.

Sincerely yours,

David C. Bittenbender, Director
Health & Social Services

Inspector D. Gendreau

By Chief of Housing Inspections

EXISTING VIOLATIONS CHAPTER 307 - "MINIMUM STANDARDS FOR HOUSING" - SECTION(S)

1. INTERIOR CHIMNEY - clean chimney by removing and properly disposing of all soot. 3-a

First Floor - rear
BATHROOM - bathtub - Correct the condition at the fixture that causes a cross connection at the tub in the bathroom. 6-d

First Fl. Fr. - 3-a

Second Floor
KITCHEN - LIVING ROOM - windows - secure loose glass by reglazing windows. 3-c
~~BATHROOM - HALL - ceilings~~ - remove peeling paint. 3-b

*5. Third Floor
*5. KITCHEN - LIVING ROOM - windows replace broken glass. 3-c
6. LIVING ROOM - windows - secure loose glass by reglazing. 3-c

First Floor - front
At the time of the survey, we were unable to gain access to this apartment. We suggest that if there are any conditions which need correcting in this apartment that you make the repairs while doing the work on the rest of the structure.

*WHEN MAKING YOUR REPAIRS, FIRST PRIORITY IS TO BE GIVEN TO ITEMS WITH ASTERISKS, AS THEY CONSTITUTE EXTREME HAZARDS TO THE HEALTH OR SAFETY OF THE OCCUPANTS OF THIS STRUCTURE.

NOTE: ADDITIONAL [illegible] ON REVERSE SIDE

REINSPECTION RECOMMENDATIONS

LOCATION 165-167 Congress

INSPECTOR Sendreas

PROJECT

OWNER Anthony Rumo

NOTICE OF HOUSING CONDITIONS Issued	Expired	HEARING NOTICE Issued	Expired	FINAL NOTICE Issued	Expired
12/20/76	2/20/77				

A reinspection was made of the above premises and I recommend the following action:

DATE		
7-24-79		ALL MAJOR VIOLATIONS HAVE BEEN CORRECTED Send "CERTIFICATE OF ~~COMPLIANCE~~ INSPECTION" ✓ "POSTING RELEASE"
		SATISFACTORY Rehabilitation in Progress
		Time Extended To:
		Time Extended To.
		Time Extended To:
5-3-79		UNSATISFACTORY Progress Send "HEARING NOTICE" May 3 at 9:00
		"NOTICE TO VACATE" POST Entire POST Dwelling Units
		UNSATISFACTORY Progr "LEGAL ACTION" To Be Taken

OK COI BY 7-24-79 DATE

INSPECTOR'S REMARKS.

4-20-79 Re/CT - very little Progress - Phase 3A Section Violations noted - HN

5-3-79 Hearing held - owner appeared to be very cooperative - 30 day WTK

7-24-79 Re/CT - All violations corrected except as noted on NOHC.
Send COI with following comment:
FIRST FLOOR REAR DU. BATHTUB - CROSS CONN. AT FIXTURE

INSTRUCTIONS TO INSPECTOR:

additional Violations 4-19-79

2 - RM LOPEZ PAINT O/A TRIM - 3A

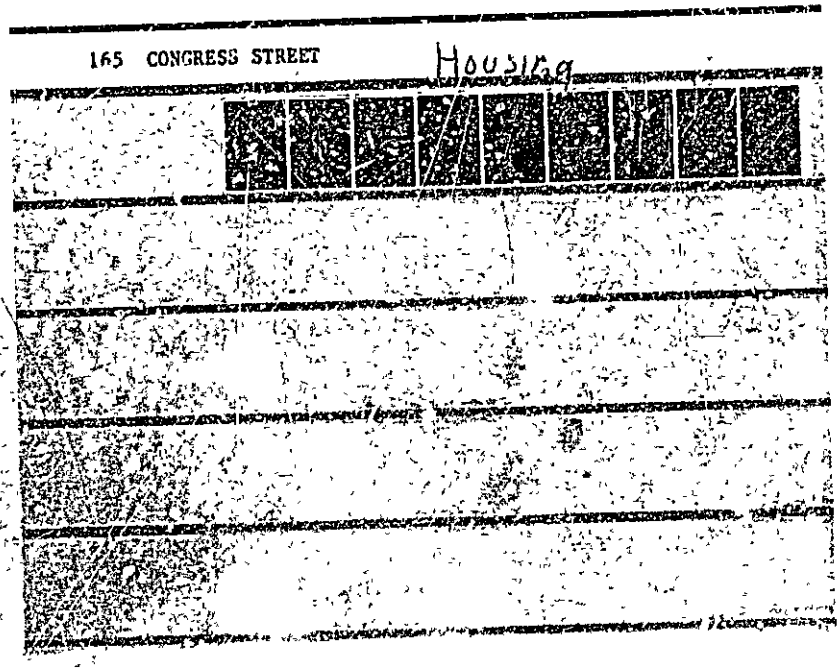
1ST FL FR

~~4~~ 3 RM LOPEZ PAINT Li Ceil - 3B

~~3~~ 4 SIDE LE Li WALL - 3A

165 CONGRESS STREET

Housing



DETECTOR INSTALL
1/27/84 OM

CITY OF PORTLAND

DEPARTMENT OF PLANNING & URBAN DEVELOPMENT
INSPECTION SERVICES DIVISION

January 18, 1984

Mr. Anthony Rumo
416 Woodfords Street
Portland, Maine 04103

Re: 165-167 Congress St. 13-L-13 NDP

Dear Mr.Rumo:

During a recent inspection of the property owned by you at 165-167 Congress Street, it was noted that smoke detectors were missing in the following areas:

"PER THE MAINE STATE STATUTES, "SEC. 1.25 MRSA 2464", WITHIN TEN (10) DAYS OF THE DATE OF THIS NOTICE, A SMOKE ALARM MUST BE INSTALLED IN EACH AREA OF THIS STRUCTURE, AS LISTED BELOW:

First Floor Front Dwelling Unit.

Re-inspection will be made in ten (10) days for compliance. Lack of compliance may result in legal action.

Sincerely yours,
Joseph E. Gray, Jr., Director of
Planning & Urban Development

By _____
Lyle D. Noyes
Inspection Services Division

Code Enforcement Officer - Michael Nugent (10)

jmr

165 CONGRESS STREET

Hoosier

1 BSL

CITY OF PORTLAND

JOSEPH E GRAY, JR.
DIRECTOR OF PLANNING
AND URBAN DEVELOPMENT

January 30, 1984

#DU: 4

Anthony Rumo
418 Woodfords ~~Station~~
Portland, Maine 04103

Re: 165-167 Congress St. 13-L-13 ~~NDP~~ MN

The Housing Inspections Division of the Department of Planning and Urban Development has recently completed an overall inspection of the above referred property.

Congratulations are extended to you for the general condition of your property which was found to meet the standards established by the City's Housing Code.

Good maintenance is the best way to protect the value of your property and neighborhood.

Please feel free to call on us if we can be of assistance to you.

Sincerely yours,
Joseph E. Gray, Jr., Director
Planning & Urban Development

By Lyle D. Noyes
Lyle D. Noyes
Inspections Services Division

Code Enforcement Officer
Michael Nugent (10)

jmr

389 CONGRESS STREET • PORTLAND, MAINE 04101 • TELEPHONE (207) 775-5451

City of Portland

EXCELLENT BUILDING

Check off sheet
STRUCTURE INSPECTION SCHEDULE
ARTICLE 5 HOUSING CODE

Housing Inspection Division

1) Insp. Name MIKE MURPHY

2) Insp Date	3) Insp Type	4) Prel. Code	5) Assr's: Chart	6) Bl	7) Lot	8) Census: Tract	9) Blk.	10) Insp.	11) Form No
15/87	RS	NOP	13	2	13			1	01

12) House No.	13) Sec.H.No.	14) Suff.	15) Direct	16) Street Name	17) St. Design.
165-167				CONGRESS ST.	ST.

19) Status	20) Bldg's Rat.
ABO	1

18) Owner or Agent: ANTHONY RUNIO

21) Address: 418 CUMBERLAND ST.

22) City and State: PORTLAND, ME. 04103 Zip Code 04103

23) D.Units	24) Occ.D.U.'s	25) Rm.Units	26) Occ.R.U.s	27) No. Occupants	28) Com'l U.	29) Bldg.Type	30) Stories	31) Const.Mat	32) O B's
4	4	0	0	3	0	DE	3	BR	0

33) C.H.	34) Pho.	35) Zoned For	36) Actual Land Use	37) D.D.	38) Lku Ad.Bth.Fac.	39) Disp.	40) Closing Date
YES	No		RES.		Yes (Pb)		

EXTERIOR - Structure		Cd. Viol.
Foundation	EX/FO	108-2
Walls	EX/WA	108-2
Roof	RO	108-2
Porch	PO	108-4
Stairs	EX/SR	108-4
Steps	SP	108-4
Doors	DO	108-3
Windows	EX/WI	108-3
Eaves	EA	108-1
Trim	TR	108-1
Chimney	EX/CH	108-5
Gutters	GU	108-1
Roof Drains	RD	108-1
Bulkhead	BU	108-4
Outbuildings	GR - SH	
Yard	YA	
Garbage	GA	109-4
Rubbish	RU	109-4
Containers	CO	109-4
Drainage	DR	108-1
Infestation	IN-CR-FL	109-5
Rats	RA	109-5
Other		109-5
Fire Escape	FE	116-2
Dual Egress	DE	116-2
Driveways	DW	
Walks	WA	
Fences	FN	

INTERIOR - Structure		Cd. Viol.
Lighting		113
Elec. Wiring	EW	113
Floors	FL	108-2
Walls	IN/WA	108-2
Ceilings	CE	108-2
Windows	IN/WI	108-3
Airshafts	AS	108-3
Roof Rafters	ROR	108-1
Sanitation	SAN	109-5
Stairways	IN/SRW	108-4
Stair Treads	SRT	108-4
Wastelines	WSL	111-4
Supply Lines	SUL	111-3
Stacks	ST	114-1
Flues	FU	114-1
Vents	VE	114-1
Chimney	IN/CH	114-1
Heating Equip. Furnace - FU Space heater - SPH		114-2
Bsmt. Sanitation Litter - LI Debris - DE		109-4
Dampness	DMP	108-1
Lighting	BS/LI	113
Elec. Panel	EL/pa	113
Stairs	BS/SR	108-2
Foundation	IN/FO	108-2
Floor Joists		108-2
Carrying Timbers		108-2
Sills		108-2
Bsmt. Dwelling Unit BDU		110-6

Remarks on reverse side

No Smoke Detector

ARTICLE 5 HOUSING CODE
Health Department
DWELLING UNIT SCHEDULE

Housing Inspection Division

City of Portland

INSP FORM NO.

NO VIOLATIONS

INSP DATE 01 05 84

TENANTS NAME LEYDEN, MONICA

FLR.#	LOCATION	RMG.TP.	#RMS.	#PEO.	#ALL'D	SLEPM.
1	FR.	DU	3	1	4½	1

Child Un.10	Child 1 - 6	+ Lead Survey - Results	Rent	Rent Code	Furn	Hot Water	Dual Eqrs.	Ck'ng.	Heat	Lav.	Bath	Flush
0						YES	YES	GAS	OAF	PL	PB	PL

KITCHEN — CODE
- ( ) Plaster - L, C, H, - Ceiling/Walls 108-2
- ( ) Windows - loose, broken glass, glaze 108-3
- ( ) Sash/Frames - broken, missing, worn 108-3
- ( ) Floor - loose, worn, dam., buckled 108-2
- ( ) Doors - Knob/lk - missing - Panels/Frames dam. 108-3
- ( ) Counter/Stor. Space Yes___No___ -
- ( ) Sink - chipped, cracked, leaks 111-1
- ( ) Range - improper stack, flue, vent 114-1
- ( ) Refrigerator Space Yes___No___ -
- ( ) Plumbing (a) 6(a) Water Supply Hot___Cold___ 111-3
- ( ) Electrical (a) 113
- ( ) Sanitation (a) 109

BATHROOM — CODE
- ( ) Plaster - L, C, M - Ceiling/Walls 108-2
- ( ) Window - loose, broken glass glaze 108-3
- ( ) Sash/Frames - broken, missing, worn 108-3
- ( ) Floor - loose, worn, dam., buckled 108-2
- ( ) Door - knob/lk - missing - Panels/Frames dam. 108-3
- ( ) Toilet - Tnk - brkn, loose, leaks, Seat, l'se crkd. 111-1
- ( ) Lavatory - chipped, crkd, leaks, trap leaks 111-1
- ( ) Bathtub/Shower - leaks cross connection 111-1
- ( ) Ventilation Yes___No___ 112
- ( ) Plumbing (b) 6(a) Water Supply Hot___Cold___ 111-3
- ( ) Electrical (b) 113
- ( ) Sanitation (b) 109

LIVING ROOM — CODE
- ( ) Plaster - L, C, M, - Ceiling/Walls 108-2
- ( ) Windows - loose, broken, glaze 108-3
- ( ) Sash/Frames - broken, missing, worn 108-3
- ( ) Floor - loose, worn, damaged 108-2
- ( ) Door - knob/lk - missing - Panels/Frames dam. 108-3
- ( ) Electrical (c) 113
- ( ) Sanitation (c) 109

DINING ROOM — CODE
- ( ) Plaster - L, C, M - Ceiling/Walls 108-2
- ( ) Windows - loose, broken, glaze 108-3
- ( ) Sash/Frames - broken, missing, worn 108-3
- ( ) Floor - loose, worn, damaged 108-2
- ( ) Doors - Knobs/lk - missing, Panels/Frames dam. 108-3
- ( ) Electrical (d) 113
- ( ) Sanitation (d) 109

Bedrooms and/or other rooms — Code
- ( ) Plaster - L, C, M - Ceiling/Walls 108-2
- ( ) Windows - Loose, broken, glaze 108-3
- ( ) Sash/Frames - broken, missing, worn 108-3
- ( ) Floors - loose, worn, damaged 108-2
- ( ) Door - knobs/lk - missing - Panels/Frames dam. 108-3
- ( ) Electrical (e) 113
- ( ) Sanitation (e) 109
- ( ) Clothes Closet Yes___No___

Plumbing

Electrical

Sanitation - Vermin O R

REMARKS:

ARTICLE 5 HOUSING CODE

City of Portland — Health Department — Housing Inspection Division

DWELLING UNIT SCHEDULE

INSP DATE 01 05 81 — NO VIOLATIONS — INSP 10 — FORM NO. 103

TENANTS NAME	FLR.#	LOCATION	RMG.TP.	#RMS.	#PEO.	#ALL'D	SLPRM.
WADSWORTH, AGNES	2	OA	D/U	4	1	6	2

Child Un.10	Child 1 - 6	+ Lead Survey - Results	Rent	Rent Code	Furn	Hot Water	Dual Egrs.	Ck'ng.	Heat	Lav.	Bath	Flush
						YES	YES	B/F	OFF	PL	PA	PE

KITCHEN	CODE
( ) Plaster - L, C, H, - Ceiling/Walls	108-2
( ) Windows - loose, broken glass, glaze	108-3
( ) Sash/Frames - broken, missing, worn	108-3
( ) Floor - loose, worn, dam., buckled	108-2
( ) Doors - Knob/lk - missing - Panels/Frames dam.	108-3
( ) Counter/Stor. Space Yes___No___	-
( ) Sink - chipped, cracked, leaks	111-1
( ) Range - improper stack, flue, vent	114-1
( ) Refrigerator Space Yes___No___	-
( ) Plumbing (a) 6(a) Water Supply Hot___Cold___	111-3
( ) Electrical (a)	113
( ) Sanitation (a)	109

BATHROOM	CODE
( ) Plaster - L, C, M - Ceiling/Walls	108-2
( ) Window - loose, broken glass, glaze	108-3
( ) Sash/Frames - broken, missing, worn	108-3
( ) Floor - loose, worn, dam., buckled	108-2
( ) Door - knob/lk - missing - Panels/Frames dam.	108-3
( ) Toilet - Tnk - brkn, loose, leaks, Seat, l'se crkd.	111-1
( ) Lavatory - chipped, crkd, leaks, trap leaks	111-1
( ) Bathtub/Shower - leaks cross connection	111-1
( ) Ventilation Yes___No___	112
( ) Plumbing (b) 6(a) Water Supply Hot___Cold___	111-3
( ) Electrical (b)	113
( ) Sanitation (b)	109

LIVING ROOM	CODE
( ) Plaster - L, C, H, - Ceiling/Walls	108-2
( ) Windows - loose, broken, glaze	108-3
( ) Sash/Frames - broken, missing, worn	108-3
( ) Floor - loose, worn, damaged	108-2
( ) Door - knob/lk - missing - Panels/Frames dam.	108-3
( ) Electrical (c)	113
( ) Sanitation (c)	109

DINING ROOM	CODE
( ) Plaster - L, C, M - Ceiling/Walls	108-2
( ) Windows - loose, broken, glaze	108-3
( ) Sash/Frames - broken, missing, worn	108-3
( ) Floor - loose, worn, damaged	108-2
( ) Doors - Knobs/lk - missing, Panels/Frames dam.	108-3
( ) Electrical (d)	113
( ) Sanitation (d)	109

Bedrooms and/or other rooms	Code
( ) Plaster - L, C, M - Ceiling/Walls	108-2
( ) Windows - Loose, broken, glaze	108-3
( ) Sash/Frames - broken, missing, worn	108-3
( ) Floors - loose, worn, damaged	108-2
( ) Door - knobs/lk - missing - Panels/Frames dam.	108-3
( ) Electrical (e)	113
( ) Sanitation (e)	109
( ) Clothes Closet Yes___No___	

Plumbing _____ Electrical _____ Sanitation - Vermin O R _____

REMARKS:

City of Portland

ARTICLE 5 HOUSING CODE
Health Department
DWELLING UNIT SCHEDULE

Housing Inspection Division

INSP DATE 2/10/84

NO VIOLATIONS

INSP 10 FORM NO. 64

TENANTS NAME VACANT

FLR.#	LOCATION	RMG.TP.	#RMS.	#PEO.	#ALL'D	SLPRM.
3	OA	D/U	4	0	6	2

Child Un.10	Child 1 - 6	+ Lead Survey - Results	Rent	Rent Code	Furn	Hot Water	Dual Egrs.	Ck'ng.	Heat	Lav.	Bath	Flush
						Yes	Yes	FE	OH	PL	PB	PF

KITCHEN — CODE
- ( ) Plaster - L, C, M, - Ceiling/Walls 108-2
- ( ) Windows - loose, broken glass, glaze 108-3
- ( ) Sash/Frames - broken, missing, worn 108-3
- ( ) Floor - loose, worn, dam., buckled 108-2
- ( ) Doors - Knob/lk - missing - Panels/Frames dam. 108-3
- ( ) Counter/Stor. Space Yes___No___ -
- ( ) Sink - chipped, cracked, leaks 111-1
- ( ) Range - improper stack, flue, vent 14-1
- ( ) Refrigerator Space Yes___No___ -
- ( ) Plumbing (a) 6(a) Water Supply Hot___Cold___ 111-3
- ( ) Electrical (a) 113
- ( ) Sanitation (a) 109

BATHROOM — CODE
- ( ) Plaster - L, C, M - Ceiling/Walls 108-2
- ( ) Window - loose, broken glass, glaze 108-3
- ( ) Sash/Frames - broken, missing, worn 108-3
- ( ) Floor - loose, worn, dam., buckled 108-2
- ( ) Door - knob/lk - missing - Panels/Frames dam. 108-3
- ( ) Toilet - Tnk - brkn, loose, leaks, Seat, Hse crkd. 111-1
- ( ) Lavatory - chipped, crkd, leaks, trap leaks 111-1
- ( ) Bathtub/Shower - leaks cross connection 111-1
- ( ) Ventilation Yes___No___ 112
- ( ) Plumbing (b) 6(a) Water Supply Hot___Cold___ 111-3
- ( ) Electrical (b) 113
- ( ) Sanitation (b) 109

LIVING ROOM — CODE
- ( ) Plaster - L, C, M, - Ceiling/Walls 108-2
- ( ) Windows - loose, broken, glaze 108-3
- ( ) Sash/Frames - broken, missing, worn 108-3
- ( ) Floor - loose, worn, damaged 108-2
- ( ) Door - knob/lk - missing - Panels/Frames dam. 108-3
- ( ) Electrical (c) 113
- ( ) Sanitation (c) 109

DINING ROOM — CODE
- ( ) Plaster - L, C, M - Ceiling/Walls 108-2
- ( ) Windows - loose, broken, glaze 108-3
- ( ) Sash/Frames - broken, missing, worn 108-3
- ( ) Floor - loose, worn, damaged 108-2
- ( ) Doors - Knobs/lk - missing, Panels/Frames dam. 108-3
- ( ) Electrical (d) 113
- ( ) Sanitation (d) 109

Bedrooms and/or other rooms — Code
- ( ) Plaster - L, C, M - Ceiling/Walls 108-2
- ( ) Windows - Loose, broken, glaze 108-3
- ( ) Sash/Frames - broken, missing, worn 108-3
- ( ) Floors - loose, worn, damaged 108-2
- ( ) Door - knobs/lk - missing - Panels/Frames dam. 108-3
- ( ) Electrical (e) 113
- ( ) Sanitation (e) 109
- ( ) Clothes Closet Yes___No___

Plumbing

Electrical

Sanitation - Vermin O R

REMARKS:

NOT HOME

City of Portland

ARTICLE 5 HOUSING CODE

Health Department

DWELLING UNIT SCHEDULE

Housing Inspection Division

INSP DATE 2/10/88

TENANTS NAME DIBIASE, SAM

INSP 201

FORM NO. 105

Child Un.ID	Child 1 - 6	Lead Survey - Results	Rent	Rent Code	Furn	Hot Water	Dual Egr.	FLR.#	LOCATION	RMG.TP.	#RMS.	#PEO.	#ALL'D	SLPRM.
								1	RE	DU	3	1	4½	1

Cl'ng.	Heat	Lav.	Bath	Flush
YES	YES	LE	OFF	PC	PR	PC

KITCHEN

	CODE
( ) Plaster - L, C, M, - Ceiling/Walls	108-2
( ) Windows - loose, broken glass, glaze	108-3
( ) Sash/Frames - broken, missing, worn	108-3
( ) Floor - loose, worn, dam., buckled	108-2
( ) Doors - Knob/lk - missing - Panels/Frames dam.	108-3
( ) Counter/Stor. Space Yes___No___	-
( ) Sink - chipped, cracked, leaks	111-1
( ) Range - improper stack, flue, vent	114-1
( ) Refrigerator Space Yes___No___	-
( ) Plumbing (a) 6(a) Water Supply Hot___Cold___	111-3
( ) Electrical (a)	113
( ) Sanitation (a)	109

BATHROOM

	CODE
( ) Plaster - L, C, M - Ceiling/Walls	108-2
( ) Window - loose, broken glass, glaze	108-3
( ) Sash/Frames - broken, missing, worn	108-3
( ) Floor - loose, worn, dam., buckled	108-2
( ) Door - knob/lk - missing - Panels/Frames dam.	108-3
( ) Toilet - Tnk - brkn, loose, leaks, Seat, l'se crkd.	111-1
( ) Lavatory - chipped, crkd, leaks, trap leaks	111-1
( ) Bathtub/Shower - leaks cross connection	111-1
( ) Ventilation Yes___No___	112
( ) Plumbing (b) 6(a) Water Supply Hot___Cold___	111-3
( ) Electrical (b)	113
( ) Sanitation (b)	109

LIVING ROOM

	CODE
( ) Plaster - L, C, M, - Ceiling/Walls	108-2
( ) Windows - loose, broken, glaze	108-3
( ) Sash/Frames - broken, missing, worn	108-3
( ) Floor - loose, worn, damaged	108-2
( ) Door - knob/lk - missing - Panels/Frames dam.	108-3
( ) Electrical (c)	113
( ) Sanitation (c)	109

DINING ROOM

	CODE
( ) Plaster - L, C, M - Ceiling/Walls	108-2
( ) Windows - loose, broken, glaze	108-3
( ) Sash/Frames - broken, missing, worn	108-3
( ) Floor - loose, worn, damaged	108-2
( ) Doors - Knobs/lk - missing, Panels/Frames dam.	108-3
( ) Electrical (d)	113
( ) Sanitation (d)	109

Bedrooms and/or other rooms

	Code
( ) Plaster - L, C, M - Ceiling/Walls	108-2
( ) Windows - Loose, broken, glaze	108-3
( ) Sash/Frames - broken, missing, worn	108-3
( ) Floors - loose, worn, damaged	108-2
( ) Door - knobs/lk - missing - Panels/Frames dam.	108-3
( ) Electrical (e)	113
( ) Sanitation (e)	109
( ) Clothes Closet Yes___No___	

Plumbing

Electrical

Sanitation - Vermin O R

REMARKS:

Inspection Services
Samuel P. Hoffses
Chief

Planning and Urban Development
Joseph E. Gray Jr.
Director

CITY OF PORTLAND

Notice of Housing Conditions
FIVE YEAR INSPECTION

October 28, 1991

D'J: 3
CHART,BLOCK,LOT: 13-L-13
LOCATION: 165 Congress St.

District: M. Leary
Issued: 10/28/91
Expires: 12/28/91

Anthony & Beatrice Rumo
48 Woodfords St.
Portland, Maine 04103

Dear Mr. and Mrs. Rumo:

You are hereby notified, as owner or agent, that an inspection was made of the premises at 156 Congress St. by Code Enforcement Officer Merle Leary. Violations of Article V of the Municipal Ordinance (Housing Code) were found as described in detail on the attached "Housing Inspections Report".

In accordance with the provisions of the above mentioned Code, you are hereby ordered to correct those defects on or before December 28th, 1991. If you are unable to make such repairs within the specified time, you may contact this office to arrange a satisfactory repair schedule. If we do not hear from you within 10 days from this date, we will assume the repairs to be in progress and, on re-inspection within the time set forth above, will anticipate that the premises have been brought into compliance with the Housing Code Standards.

Please Note: You should consult this department to insure that any corrective action you should undertake complies with the building, plumbing, electrical, zoning and other Article of the City Code.

Please contact this office if you have any questions regarding this order.

Your cooperation will aid this department in it's goal to maintain decent, safe, and sanitary housing for all of Portland's residence.

Sincerely,

Merle Leary
Code Enforcement Officer

P. Samuel Hoffses
Chief of Inspection Services

389 Congress Street · Portland, Maine 04101 · (207) 874-8704

HOUSING INSPECTION REPORT

Location: 165 Congress St. Owner: Anthony & Beatrice Kumo
CEO: M. Leary
Housing Conditions Date: 10/28/91
Expiration Date: 12/29/91

Items listed below are in violation of Article V of the Municipal Codes, "Housing Codes", and must be corrected before the expiration date:

1. Interior - Cellar Stairs Missing Safety Rail 108-4

2. Interior - Cellar Flue Excessive Soot 114-2

SMOKE DETECTOR & ORDINANCE

Inspection Services
Samuel P. Hoffses
Chief

Planning and Urban Development
Joseph E. Gray Jr.
Director

CITY OF PORTLAND

Date 10/24/91

Name Beatrice R
Address 418 Woodfo St.
Address Portland, ME 04103

Re: building Address 165 Congress St.
CBL #: 13-L-013
DU: 4

Dear Ms. Rumo:

During a recent inspection of the property owned by you at 165 Congress St. it was noted that smoke detectors were missing/inoperable in some locations.

25 MRSA 2464 required that approved smoke detectors be installed in each apartment in the immediate vicinity of the bedrooms. When actuated, the detector shall provide an alarm suitable to warn the occupants within the individual unit. Failure to comply with this statute may result in a fine of up to $500 for each violation.

Re-insection of your property will be made in 24 hours. Lack of compliance will result in referral of the matter for legal action.

Loss control is a responsibility of your management. Our observations are intended to assist you. Recommendations are a result of conditions observed at the time of our visits. They do not necessarily include every possible loss potential code violation, or exception to good practice.

Sincerely,

Merle Leary
Code Enforcement Officer

P. Samuel Hoffses
Chief of Inspection Services

SMOKE DETECTOR & ORDINANCE

Inspection Services
Samuel P. Hoffses
Chief

Planning and Urban Development
Joseph E. Gray Jr.
Director

CITY OF PORTLAND

Date 10/24/91

Name Beatrice Rumo
Address 418 Woodfords St.
Address Portland, ME 04103

Re: Building Address 165 Congress St.
CBL #: 13-L-013
DU: 4

Dear Ms. Rumo:

During a recent inspection of the property owned by you at 165 Congress St. it was noted that smoke detectors were missing/inoperable in some locations.

25 MRSA 2464 required that approved smoke detectors be installed in each apartment in the immediate vicinity of the bedrooms. When actuated, the detector shall provide an alarm suitable to warn the occupants within the individual unit. Failure to comply with this statute may result in a fine of up to $500 for each violation.

Re-inspection of your property will be made in 24 hours. Lack of compliance will result in referral of the matter for legal action.

Loss control is a responsibility of your management. Our observations are intended to assist you. Recommendations are a result of conditions observed at the time of our visits. They do not necessarily include every possible loss potential code violation, or exception to good practice.

Sincerely,

Merle Leary
Merle Leary
Code Enforcement Officer

P. Samuel Hoffses
Chief of Inspection Services

389 Congress Street · Portland, Maine 04101 · (207) 874-8704

Inspection Services
Samuel P. Hoffses
Chief

Planning and Urban Development
Joseph E. Gray Jr.
Director

CITY OF PORTLAND

January 15, 1992

Anthony & Beatrice Rumo
48 Woodford St
Portland, ME 04103

Re: 165 Congress St
CBL #: 013-L-013
DU: 3

Dear Mr. & Mrs. Rumo,

A re-inspection of the premises noted above was made on January 6th, 1992 by Code Enforcement Officer Merle Leary.

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 October 28, 1991.

Thank you for your cooperation and your efforts to help us maintain decent, safe and sanitary housing for all Portland residents.

In order to aid in the preservation of Portland's existing housing inventory, it shall be the policy of this department to inspect each residential building at least once every five years.

Sincerely,

Merle Leary
Code Enforcement Officer

P. Samuel Hoffses
Chief of Inspection Services

389 Congress Street • Portland, Maine 04101 • (207) 874-8704

Inspection Services
P. Samuel Hoffses
Chief

Planning and Urban Development
Joseph E. Gray Jr.
Director

CITY OF PORTLAND

August 02, 1995

FENTON DAVID
RR2 BOX 3991
OAKLAND ME 04963

Re: 165 Congress St
CBL: 013- - L-013-001-01
DU: 3

Dear Mr. Fenton:

The Housing Inspections Division of the Department of Planning and Urban Development has recently completed an overall inspection of the above referred property.

Congratulations are extended to you for the general condition of your property which was found to meet the standards established by the City's Housing Code. We did, however, note the following items that could cause future problems:

1.	INT - 1ST FL; APT #1 - REAR EXIT IS OBSTRUCTED	116.20
2.	INT - 3RD FL; APT #3 - FRONT STAIRWAY IS MISSING A RAILING	108.40
3.	INT - 3RD FL; APT #3 - FRONT STORE ROOM IS BEING USED FOR SLEEPING PURPOSES	108.30
4.	INT - OVERALL - HARD-WIRED BATTERY-BACK/UP SMOKE DETECTORS ARE REQUIRED IN EACH UNIT	113.50

Good maintenance is the best way to protect the value of your property and neighborhood.

Please feel free to call on us if we can be of assistance to you.

Sincerely,

Merle Leary
Code Enforcement Officer

Tammy Munson
Code Enfc. Offr./ Field Supv.

389 Congress Street • Portland, Maine 04101 • (207) 874-8704 • FAX 874-8716 • TTY 874-8936