



CITY OF PORTLAND

DEPARTMENT OF PLANNING & URBAN DEVELOPMENT
INSPECTION SERVICES DIVISION

February 26, 1985

H. McLeod
Second Floor/Rear
201 Congress St
Portland, Me 04101

Re: 201 Congress St 13 M 19

Dear Mr. McLeod:

A recent inspection by Code Enforcement Officer Arthur Addato of the second floor/rear apartment you are now occupying found that it does not meet the requirements of Article V (Housing Code) of the City of Portland Municipal Code and is hereby declared unfit for human habitation.

The owner/agent, Robert Bradbury has been notified of the above mentioned conditions and has been directed to take immediate steps to vacate the apartment.

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

By [Signature]
P. Samuel Hoffses,
Chief of Inspection Services

[Signature]
Code Enforcement Officer - Arthur Addato (7)



CITY OF PORTLAND

DEPARTMENT OF PLANNING & URBAN DEVELOPMENT
INSPECTION SERVICES DIVISION

February 26, 1985

Mr. Nelson Pettingill
201 Congress St
First floor/ front
Portland, Me 04101

Re: 201 Congress St 13 M 19

Dear

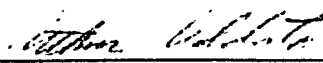
A recent inspection by Code Enforcement Officer Arthur Addato of the first floor/ front apartment you are now occupying found that it does not meet the requirements of Article V (Housing Code) of the City of Portland Municipal Code and is hereby declared unfit for human habitation.

The owner/agent, Robert Bradbury has been notified of the above mentioned conditions and has been directed to take immediate steps to vacate the apartment.

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

By


P. Samuel Hoffses,
Chief of Inspection Services


Code Enforcement Officer - Arthur Addato (7)



CITY OF PORTLAND

DEPARTMENT OF PLANNING & URBAN DEVELOPMENT
INSPECTION SERVICES DIVISION

February 26, 1985

Ms. Donna Martin
201 Congress St
First Floor Rear
Portland, Me 04101

Re: 201 Congress St. NCP-EE 13 M 19

Dear Ms. Martin:

A recent inspection by Code Enforcement Officer Arthur Addato of the first floor/rear apartment you are now occupying found that it does not meet the requirements of Article V (Housing Code) of the City of Portland Municipal Code and is hereby declared unfit for human habitation.

The owner/agent, Robert Bradbury has been notified of the above mentioned conditions and has been directed to take immediate steps to vacate the apartment.

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

By [Signature]
P. Samuel Hoffses,
Chief of Inspection Services

[Signature]
Code Enforcement Officer - Arthur Addato (7)



CITY OF PORTLAND

DEPARTMENT OF PLANNING & URBAN DEVELOPMENT
INSPECTION SERVICES DIVISION

February 26, 1985

Ms. Bonnie Kenner
201 Congress St
Third Floor/ Rear
Portland, Me 04101

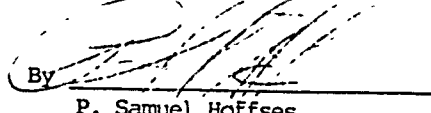
Re: 201 Congress St. 13 H 19

Dear Ms. Kenner:

A recent inspection by Code Enforcement Officer Arthur Addato of the third floor/ rear apartment you are now occupying found that it does not meet the requirements of Article V (Housing Code) of the City of Portland Municipal Code and is hereby declared unfit for human habitation.

The owner/agent, Robert Bradbury has been notified of the above mentioned conditions and has been directed to take immediate steps to vacate the apartment.

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

By 

P. Samuel Hoffses,
Chief of Inspection Services



Code Enforcement Officer - Arthur Addato (7)



CITY OF PORTLAND

DEPARTMENT OF PLANNING & URBAN DEVELOPMENT
INSPECTION SERVICES DIVISION

February 16, 1985

Mr. John Day
Third Floor
201 Congress St
Portland, Me 04101

Re: 201 Congress St 13 M 19

Dear Mr. Day:

A recent inspection by Code Enforcement Officer Arthur Addato of the third floor/ front apartment you are now occupying found that it does not meet the requirements of Article V (Housing Code) of the City of Portland Municipal Code and is hereby declared unfit for human habitation.

The owner/agent, Robert Bradbury has been notified of the above mentioned conditions and has been directed to take immediate steps to vacate the apartment.

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

By [Signature]
P. Samuel Hoffses,
Chief of Inspection Services

[Signature]
Code Enforcement Officer - Arthur Addato (7)

CITY OF PORTLAND, MAINE
DEPARTMENT OF URBAN DEVELOPMENT
HOUSING INSPECTIONS DIVISION

NOTICE OF HEARING

DATE: May 10, 1983

*Transferred
to
New owner*

Mr. Robert Bradbury
201 Congress Street
Portland, Maine 04101

Re: Premises located at 201 Congress St. 13-W-19 EE

Dear Mr. Bradbury:

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 23, 1983, 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 September 28, 1978.

FAILURE TO APPEAR MAY RESULT IN PROSECUTION

Please notify this office at once if you have corrected all violations before the above noted hearing date. Telephone 775-5451 Extension 311 - 316.

Joseph E. Gray, Jr., Director of
Planning and Urban Development

By *Lyle D. Hayes*
Lyle D. Hayes
Inspection Services Division

Requested by *A. Addato*
Code Enforcement Officer - A. Addato (7)

Enclosure

jmr



CITY OF PORTLAND

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

June 28, 1982

Mr. Robert Bradbury
201 Congress Street
Portland, Maine 04101

re: 201 Congress St. 13-M-19 EE
3rd Fl. Rear & Front Apartments

Dear Mr. Bradbury:

As owner or agent of the property located at 201 Congress Street, Portland, Maine, you are hereby notified that as the result of a recent inspection, the 3rd Fl. Rear & Front Apartments are hereby declared unfit for human occupancy.

These apartments are to be kept vacant so long as the following conditions continue to exist thereon.

- 307.10 2. Every dwelling unit and every rooming unit shall have safe, unobstructed means of egress leading to safe and open spaces at ground level in accordance with applicable statutes and ordinances.

Therefore, you will not occupy, permit anyone to occupy, or rent the above mentioned without the written consent of the Health Officer or his agent, certifying that the conditions have been corrected.

Failure to comply with this order may result in a complaint being filed for prosecution in District Court.

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

By Lyle D. Noyes
Lyle D. Noyes,
Inspection Services Division

Code Enforcement Officer - Wing (1)

jmr



CITY OF PORTLAND

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

June 3, 1981

Mr. Robert Bradbury
201 Congress Street
Portland, Maine 04101

Re: 201 Congress St. 13-M-19 EE
4th Floor Apartment

Dear Mr. Bradbury:

As owner or agent of the property located at 201 Congress Street, Portland, Maine, you are hereby notified that as the result of a recent inspection the fourth floor apartment is hereby declared unfit for human occupancy.

- a. The property is damaged, decayed, deteriorated, insanitary and unsafe (or vermin infested) in such a manner as to create a serious hazard to the health, safety and general welfare of the occupants or the public.

Therefore, you will not occupy, permit anyone to occupy, or rent the above mentioned without the written consent of the Health Officer or his agent, certifying that the conditions have been corrected.

Failure to comply with this order may result in a complaint being filed for prosecution in District Court.

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

By _____
Lyle D. Noyes,
Inspection Services Division

Paul L. Wing
Code Enforcement Officer Wing (1)

jmr

NOT

3



March 31, 1978

201 Congress Street

Robert Bradbury
201 Congress Street
Portland, Maine

It has been reported to this department that there has been a change of use from 3 families to 6 families at 201 Congress Street said to be owned by you.

Our records show that no permit has been applied for to make this change.

It is necessary that you apply for the change of use, within ten (10) days not later than April 18, 1978 that legal action by this department will not become necessary.

It will be necessary to apply for Electrical and Plumbing permits. You should have with you the floor plans of each floor level showing the location of the exits, the dimensions of the apartment and rooms. Failure to comply could result in legal action and a fine of \$100.00 to \$1,000.00 for each day of the violation.

It is hoped we will have your co-operation in this matter so that legal action will not become necessary.

Very truly yours,

Robert Irving
Sldg. Inspector

RZ/t

October 5,

March 28, 1978

Mr. Robert J. Madsen
201 Congress Street
Portland, Maine 04101

Dear Mr. Madsen:

In reviewing your application for a rehabilitation loan for your property at 201 Congress Street, we find that this building is recognized by the City of Portland Building Inspection Department as a three family structure.

According to Mr. Irving of Building Inspection, a prior owner at one time applied for a permit to have four units in this building but when told that he would have to file an appeal for change of use, the prior owner said he would not make any change at all.

Since it appears that this three family structure has been changed illegally to a six family structure, we are unable to consider a rehabilitation loan until this situation is resolved.

Check with Mr. Irving of the Building Inspection Department, City of Portland, to find out how to resolve this problem.

Yours truly,

Russell G. Pearce
Loan Officer

RGP/klb

cc to: Mr. Hugh Irving, Building Inspector ✓
File

C
O
P
Y

March 21, 1970

201 Congress Street

Robert Bradbury
201 Congress Street
Portland, Maine

It has been reported to this department that there has been a change of use from 3 families to 6 families at 201 Congress Street said to be owned by you.

Our records show that no permit has been applied for to make this change.

It is necessary that you apply for the change of use, within ten (10) days not later than April 10, 1970 that legal action by this department will not become necessary.

It will be necessary to apply for Electrical and Plumbing permits. You should have with you the floor plans of each floor level showing the location of the exits, the dimensions of the apartment and rooms. Failure to comply could result in legal action and a fine of \$100.00 to \$1,000.00 for each day of the violation.

It is hoped we will have your co-operation in this matter so that legal action will not become necessary.

Very truly yours,

Robert Irving
Bldg. Inspector

RI/2

REF

8-27-84 - RE/NP Intend to do new insp.
9-25-84 - RE/NP - " " " "
10-25-84 - 3:30 - ~~owner~~ owner N.H. - INC.
11-9-84 - RE/NP
11-30-84 - RE/NP
12-27-84 - RE/NP
1-29-85 - RE/NP
2-26-85 - Owner illegally changed use to
6 family. Posted dwelling against
occupancy.
4-22-85 - New owner to take over.
all vacant but 2 units.



CITY OF PORTLAND

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

August 30, 1985

Jerry Onos
c/o E.R.A. - American Realty
118 Maine Mall Road
South Portland, ME 04106

Re: 201 Congress St. 13-M-19 EE
2nd. Floor

Dear Mr. Onos:

This is to inform you, as owner or agent of the property located at 201 Congress St., 2nd. Fl., Portland, Maine, that we have released the (apartment(s) or property from posting.

Therefore, you may rent the (apartment or structure) to others or occupy it yourself.

If any additional information is desired, visit or call this office.

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

By P. Samuel Hoffses
P. Samuel Hoffses,
Chief of Inspection Services

Arthur Addato
Code Enforcement Officer ()

Arthur Addato

jmr

P 3



