

C 300 BSL

NOTICE OF HOUSING CONDITIONS

CITY OF PORTLAND, MAINE

Department of Planning & Urban Development  
Inspection Services Division  
Tel. 775-5451 - Ext. 311 - 346

Dave Gardner  
Route #2 Box 2370  
New Gloucester, ME. 04260

DU 3

CH. 13 BLK. D LOT. 13

LOCATION: 16-18 Anderson St.

PROJECT: NCP-EE  
ISSUED: November 14, 1985  
EXPIRES: January 14, 1986

Dear Mr. Gardner:

You are hereby notified, as owner or agent, that an inspection was made of the premises at 16-18 Anderson Street by Code Enforcement Officer Arthur Addato. Violations of Article V of the Municipal Ordinance (Housing Code) were found as described in detail on the attached "Housing Inspection Report".

In accordance with the provisions of the above-mentioned Code, you are hereby ordered to correct those defects on or before January 14, 1986. 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 ten (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.

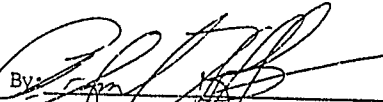
Please Note: You should consult the inspection Services Division to insure that any corrective action you undertake complies with the building, plumbing, electrical, zoning and any other Article of the City Code.

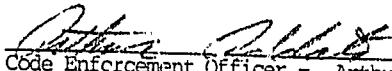
Please contact this office if you have any questions regarding this order.

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

Very truly yours,

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

By:   
P. Samuel Hoffses  
Chief of Inspection Services

  
Code Enforcement Officer - Arthur Addato (7)

Attachments

jmr

HOUSING INSPECTION REPORT

OWNER: Dave Gardner

LOCATION: 16-18 Anderson St. 13-D-13 EE

CODE ENFORCEMENT OFFICER: Arthur Addato (7)

HOUSING CONDITIONS DATED: November 14, 1985 EXPIRES: January 14, 1986

ITEMS LISTED BELOW ARE IN VIOLATION OF ARTICLE V OF THE MUNICIPAL CODES, "HOUSING CODE", AND MUST BE CORRECTED ON OR BEFORE THE EXPIRATION DATE.

	<u>SEC.(S)</u>
1. FIRST & SECOND FLOOR FRONT HALL - window - damaged and missing sash.	108-3
2. FIRST & SECOND FLOOR REAR HALL - window - damaged sash.	108-3
3. FIRST, SECOND & THIRD FLOOR REAR SHED - windows - damaged and missing sash.	108-3
* 4. SECOND FLOOR REAR HALL - ceiling - inoperative light fixture.	113
5. SECOND FLOOR REAR HALL - ceiling - leaking.	108-2
6. FIRST FLOOR REAR HALL - door - damaged frame panels.	108-3
* 7. FIRST, SECOND & THIRD FLOOR REAR SHED - floor - debris and rubbish.	109-4
8. THIRD FLOOR REAR HALL - floor - debris and rubbish.	109-4
9. FRONT EXTERIOR - porch - missing hand rail.	108-4
10. OVERALL REAR - yard - rubbish and debris.	109-4
 <u>FIRST FLOOR OVERALL</u>	
11. PANTRY & KITCHEN - ceiling - cracked and sagging plaster.	108-2
12. OVERALL DWELLING UNIT - windows - missing counterbalance cords.	108-3
13. PANTRY - window - broken glass.	108-3
14. BATHROOM - door - damaged frame/panels.	108-3
*15. FRONT HALL - ceiling - damaged light fixture.	113
16. FRONT HALL - ceiling - cracked and sagging plaster.	108-2
17. FRONT BEDROOM - ceiling - sagging tile. INOPERATIVE SMOKE DETECTOR.	108-2
 <u>SECOND FLOOR OVERALL</u>	
18. RIGHT FRONT BEDROOM - ceiling - cracked and sagging plaster.	108-2
19. PANTRY - wall - cracked and sagging plaster.	108-2
*20. PANTRY - ceiling - inoperative light fixture.	113
*21. LIVING ROOM - ceiling - inoperative light fixture.	113
*22. KITCHEN - ceiling - inoperative light fixture.	113
*23. BATHROOM - tub - cross connection.	111-1
24. BATHROOM - ceiling - leaking. INOPERATIVE SMOKE DETECTOR.	108-2
 <u>THIRD FLOOR OVERALL</u>	
25. REAR EXIT - door - damaged panels and frame.	108-3
26. KITCHEN - ceiling - sagging and cracked plaster.	108-2
27. REAR BEDROOM - ceiling and wall - sagging and cracked plaster.	108-2
28. FRONT BEDROOM - ceiling and wall - cracked and sagging plaster.	108-2
*29. BATHROOM - ceiling - inoperative light fixture.	113
*30. BATHROOM - toilet - inoperative flush.	111-1
*31. KITCHEN - wall - inoperative duplex outlet.	113
32. OVERALL DWELLING UNIT - window - damaged sash.	108-2
33. PANTRY - window - broken glass.	108-3
*34. GENERAL CLEAN-UP. INOPERATIVE SMOKE DETECTOR.	109

\*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.



City of Portland

PLANNING AND URBAN DEVELOPMENT

Inspection Services Division

DWELLING UNIT SCHEDULE

1) INSP. DATE

2) INSP. *Adler* 3) FORM NO.

11 | 8 | 85

4) TENANT'S NAME

5) Flr.#

6) Location

7) Rm. Tp.

8) Units

9) #Peo.

10) #All'd

11) Slp. Rm.

12) Child Under 10

13) Child 1-6

14)

15) Rent

16) Rent Code

17) Furn.

18) Heat

19) Hot Water

20) Dual Egress

21) Ck'ng

22) Lav.

23) Bath

24) Flush

Viol. No.

Remedy

Confi.

Violation

Location

Room Type

Area Type

Resp. Party

Code Sect Violated

Violation Rem. - Date

11

CR/SA

~~CIGARETTE~~ PLASTER

1

OA

DU

5

2

12

MI

COUNTER-BALANCE-CORD

OA

DU

WI

2

108.3

13

BB

GLASS

PA

WI

2

108.3

14

DA

FRAME / PANEL'S

BA

DO

2

108.3

\*15

DA

LIGHT-FIXTURE

FR

HA

CL

2

113

16

CR/SA

PLASTER

FR

HA

CL

2

108.2

17

SA

TILE

FR

BE

CL

2

108.2

IN/SD





NOTICE OF HOUSING CONDITIONS

*Vard*  
*New, Insp 11-8-83*  
*at*

CITY OF PORTLAND, MAINE

Department of Planning & Urban Development  
Inspections Services Division  
Tel. 775-5451 - Ext. 311 - 316 319 *926-4944*

DU 3

CH. 13 BLK. D LOT 13

PROJECT: NCP-EE  
ISSUED: Nov. 9, 1983  
EXPIRES: Jan. 9, 1984

Mr. David Gardner cc: Dave Hendry  
1 Camp Road 17 Farewell Ave.  
Gorham, Maine 04038 *2370* Cumberland Center, Me. 04021

LOCATION: 18 Anderson St.

*Route # 2 Box 400*  
*New Gloucester, Me. 04260*

Dear Mr. Gardner:

You are hereby notified, as owner or agent, that an inspection was made of the premises at 18 Anderson St., Portland, Me. by Code Enforcement Officer Arthur Addato. Violations of Article V of the Municipal Ordinance (Housing Code) were found as described in detail on the attached "Housing Inspection Report".

In accordance with the provisions of the above mentioned Code, you are hereby ordered to correct those defects on or before January 9, 1984. 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 ten (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 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 residents.

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

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

*Arthur Addato*  
Code Enforcement Officer - Arthur Addato (7)

Attachments:

jmr



HOUSING INSPECTION REPORT

OWNER: Mr. David Gardner

LOCATION: 18 Anderson St. 13-D-13 EE

CODE ENFORCEMENT OFFICER: Arthur Addato (7)

HOUSING CONDITIONS DATED: Nov. 9, 1983 , EXPIRES: Jan. 9, 1984

ITEMS LISTED BELOW ARE IN VIOLATION OF ARTICLE V OF THE MUNICIPAL CODES, "HOUSING CODE", AND MUST BE CORRECTED ON OR BEFORE THE EXPIRATION DATE.

	<u>SEC. (S)</u>
1. FIRST, SECOND & THIRD FLOOR FRONT HALL - wall - missing plaster.	108-2
2. THIRD FLOOR REAR HALL - floor - debris.	109-4
3. SECOND FLOOR REAR HALL - window - missing glass.	108-3
* 4. SECOND & THIRD FLOOR REAR HALL - ceiling - damaged light fixture.	113
5. SECOND & THIRD FLOOR REAR SHED - window - missing and damaged sash.	108-3
6. OVERALL CELLAR - floor - debris.	109-4
<i>7. M/G/L - 2F/FR HA - M1/SASH - 3F/FR HA</i>	
<u>FIRST FLOOR OVERALL DWELLING UNIT</u>	
* 7. RIGHT FRONT BEDROOM - ceiling - damaged light fixture.	113
* 8. LIVING ROOM - ceiling - frayed wiring.	113
* 9. FRONT BEDROOM - ceiling - illegal wiring.	113
10. FRONT HALL - ceiling and wall - sagging plaster.	108-2
11. KITCHEN - ceiling - sagging plaster.	108-2
* 12. PANTRY - ceiling - frayed wiring.	113
* 13. RIGHT REAR BEDROOM - ceiling - frayed wiring.	113
* 14. OVERALL DWELLING UNIT - infested with roaches.	109-5
<u>SECOND FLOOR OVERALL DWELLING UNIT</u>	
* 15. SMOKE DETECTOR - inoperative.	
16. RIGHT FRONT BEDROOM - ceiling - sagging plaster.	108-2
17. LIVING ROOM - wall - sagging plaster.	109-2
18. RIGHT REAR BEDROOM - ceiling - sagging plaster.	108-2
19. LIVING ROOM - window - broken glass.	108-3
20. RIGHT REAR BEDROOM - window - broken glass.	108-3
* 21. OVERALL DWELLING UNIT - infested with roaches.	109-5
* 22. BATHROOM - tub - cross connection.	111-1
23. BATHROOM - ceiling - peeling paint.	108-2
24. OVERALL DWELLING UNIT - windows - loose sashes.	108-3
<u>THIRD FLOOR OVERALL DWELLING UNIT</u>	
* 25. OVERALL DWELLING UNIT - windows - damaged sashes.	108-3
* 26. KITCHEN - ceiling - damaged light fixture.	113
27. RIGHT REAR BEDROOM - ceiling - sagging plaster.	108-2
* 28. OVERALL DWELLING UNIT - infested with roaches.	109-5

\*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.





CITY OF PORTLAND

JOSEPH E. McDONOUGH  
FIRE CHIEF

November 14, 1985

Dave Gardner  
Route #2 Box 2370  
New Gloucester, ME 04260

Re: Smoke Detectors

Dear Mr. Gardner:

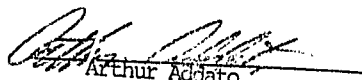
During a recent inspection of the property owned by you at 16-18 Anderson Street, it was noted that smoke detectors were missing in the following areas:

First Floor, Second Floor and Third Floor

25 MRSA §2464 requires that approved smoke detectors be installed in each of the above listed areas. 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 ten (10) days. Lack of compliance will result in referral of the matter for legal action.

Sincerely yours,  
Joseph E. McDonough  
Chief of the Fire Department  
City of Portland

  
Arthur Addato, Code Enforcement  
Officer (7)

cc: Lt. James Collins, Fire Prevention Bureau

jmr

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

NOTICE OF HEARING

DATE: March 14, 1986

DU: 3

Dave Gardner  
Route #2 Box 2370  
New Gloucester, ME 04260

Re: Premises located at 22-1-12  
16-18 Anderson St. 13-D-13 EE

Dear Mr. Gardner:

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 8:00 a.m. on March 28, 1986, 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 November 14, 1985.

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 - 318.

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

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

Requested by

Code Enforcement Officer - A. Addato (7)

Enclosure

JMR

P.032 223 698

RECEIPT FOR CERTIFIED MAIL

NO INSURANCE COVERAGE PROVIDED  
NOT FOR INTERNATIONAL MAIL

(See Reverse)

Sent to	Dave Gardner
Street and No	Route #2 Box 2370
P.O. State and ZIP Code	New Gloucester, ME 04260
Postage	\$
Certified Fee	
Special Delivery Fee	
Restricted Delivery Fee	
Return Receipt Showing to whom and Date Delivered	
Return receipt showing to whom, Date, and Address of Delivery	
TOTAL Postage and Fees	\$
Postmark or Date	

U.S.G.P.O. 1984-448-014  
PS Form 3800, Feb. 1982

Re: 16-18 Anderson St. - A. Addato - Hou.

PS Form 3811, July 1983 447-845

**SENDER: Complete items 1-2-3 and 4.**  
Put your address in the "RETURN TO" space on the reverse side. Failure to do this will prevent this card from being returned to you. The return fee will be levied against the name of the person delivered to and the sender is liable. Consult Postmaster for fees and check business service(s) requested.

Show to whom, name and address of delivery  
 Restricted Delivery

3. Article Addressed to:  
Dave Gardner  
Route #2 Box 2370  
New Gloucester, ME 04260

4. Type of Service: Article Number  
 Registered  Insured  
 Certified  COD 223-698  
 Express Mail

Always obtain signature of addressee or agent and  
**DATE DELIVERED:**

5. Signature of Addressee  
X *[Signature]*

6. Signature of Agent  
X

7. Date of Delivery  
*March 11, 1986*

8. Addressee's Address (ONLY if requested on 1, fee paid)

DOMESTIC RETURN RECEIPT



CITY OF PORTLAND

DEPARTMENT OF PLANNING & URBAN DEVELOPMENT  
INSPECTION SERVICES DIVISION

June 10, 1985

Dave Gardner  
Route #2, Box 2370  
New Gloucester, ME 04260

Re: 16-18 Anderson Street 13-D-13

Dear Mr. Gardner:

As owner or agent of the property located at 16-18 Anderson Street,  
Portland, Maine, you are hereby notified that as the result of a recent (inspection or  
fire), the Entire Building (is or are) hereby declared unfit for  
human occupancy.

You must take immediate steps to vacate the 1st. Fl. (vacant), 2nd. Fl. occupied by  
Nellie Caperton & 3rd. Fl. occupied by Teresa Denn.

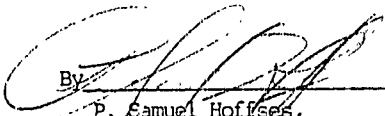
and (it or they) is/are to be kept vacant so long as the following conditions continue  
to exist thereon. You are ordered to commence legal eviction proceedings no later than  
June 19, 1986.

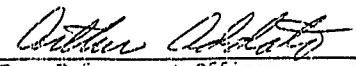
Article V - 120 - The property is damaged, decayed, deteriorated, insanitary  
and unsafe (or vermin infested) in such a manner as to  
create a serious hazard to the health, safety and general  
welfare of the occupants or the public.

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   
P. Samuel Hoffses,  
Chief of Inspection Services

  
Code Enforcement Officer - Arthur Addato (7)

jmr



## CITY OF PORTLAND

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

June 10, 1986

Dave Gardner  
Route #2, Box 2370  
New Gloucester, ME 04260

Re: 16-18 Anderson Street 13-D-13

Dear MR. Gardner:

As owner or agent of the above referred property, you are hereby notified that as a result of it's opened condition, the structure poses a serious threat to the public health and safety.

You are hereby ordered to make the structure secure by boarding up all doors, windows, and ocher openings on all vertical walls of the structure so that no danger to life or property, or fire hazard shall exist. You must also remove all debris, if any, from the yard surrounding the structure.

Pursuant to State Statute 17, MRSA Section 2856, the City has the right, and may exercise that right, to secure the structure and to recover from you the expense in so doing if you have not complied with this order on or before June 19, 1986.

If you have any questions regarding this action, you may contact this office by calling 775-5451, Ext. 311 or 346.

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

P. Samuel Hoffses,  
Chief of Inspection Services

Code Enforcement Officer - Arthur Addato (7)

jmr

0 032 223 748

RECEIPT FOR CERTIFIED MAIL

NO INSURANCE COVERAGE PROVIDED  
NOT FOR INTERNATIONAL MAIL

(See Reverse)

Sent to	Dave Gardner
Street and No	Route #2, Box 2370
P.O. State and ZIP Code	New Gloucester, ME 04260
Postage	\$
Certified Fee	
Special Delivery Fee	
Restricted Delivery Fee	
Return Receipt Showing to whom and Date Delivered	
Return receipt showing to whom Date and Address of Delivery	
TOTAL Postage and Fees	\$
Postmark or Date	

PS Form 3811, July 1982 447-5958

Re: 16-18 Anderson St. - Addato - Hous.

PS Form 3811, July 1982 447-5958

**SENDER - Complete items 1, 2, 3 and 4**  
Put your address in the "RETURN TO" space on the reverse side. Failure to do this will prevent this card from being returned to you. The return receipt fee will provide you the name of the person delivered to if the date of delivery. For additional fees the following (see fees are available. Consult postmaster for fees and check boxes for services) requested:

- Show to whom, date and address of delivery
- Restricted Delivery

3. Article Addressed to:  
Dave Gardner  
Route #2, Box 2370  
New Gloucester, ME 04260

Type of Service:	Article Number
<input type="checkbox"/> Registered <input type="checkbox"/> Insured <input checked="" type="checkbox"/> Certified <input type="checkbox"/> COD <input type="checkbox"/> Express Mail	223 748

Always obtain signature of addressee or agent and DATE DELIVERED.

5. Signature - Addressee  
X *[Signature]*

6. Signature - Agent  
X

7. Date of Delivery  
6/11/86

8. Addressee's Address (ONLY if requested and fee paid)

DOMESTIC RETURN RECEIPT

Re: 16-18 Anderson St. - Addato - Hous.





## CITY OF PORTLAND

DEPARTMENT OF PLANNING & URBAN DEVELOPMENT  
INSPECTION SERVICES DIVISION

June 10, 1986

Nellie Caperton  
16-18 Anderson Street  
2nd. Fl. Apartment  
Portland, ME 04101

Re: 16-18 Anderson Street 13-D-13  
2nd. Fl. Apartment


Dear Ms. Caperton:

A recent inspection by Code Enforcement Officer Arthur Addato of the 2nd. Fl. 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, Dave Gardner 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)

jmr



P 032 223 749

RECEIPT FOR CERTIFIED MAIL

NO INSURANCE COVERAGE PROVIDED  
NO\* FOR INTERNATIONAL MAIL

(See Reverse)

* U.S.G.P.O. 1984-445-314 P.S. Form 3800, Feb. 1982	Sent to	Nellie Caperton
	Street and No	16-18 Anderson Street
	P.O., State and ZIP Code	Portland, ME 2nd, Fl.
	Postage	\$
	Certified Fee	
	Special Delivery Fee	
	Restricted Delivery Fee	
	Return Receipt Showing to whom and Date Delivered	
	Return receipt showing to whom, Date, and Address of Delivery	
	TOTAL Postage and Fees	\$
Postmark or Date		

Re: 16-18 Anderson St. - Adato - Hous.



CITY OF PORTLAND

DEPARTMENT OF PLANNING & URBAN DEVELOPMENT  
INSPECTION SERVICES DIVISION

June 10, 1986

Teresa Denny  
16-18 Anderson Street  
3rd. Fl. Apartment  
Portland, ME 04101

Re: 16-18 Anderson Street 13-D-13  
3rd. Fl. Apartment

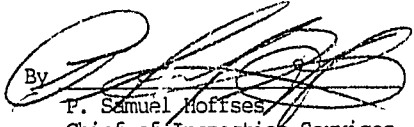
Dear Ms. Denny:


A recent inspection by Code Enforcement Officer Arthur Addato of the 3rd. Fl. 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, Dave Gardner 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

  
F. Samuel Hoffses  
Chief of Inspection Services

  
Code Enforcement Officer - Arthur Addato (7)

jmr

P 032 223 747

RECEIPT FOR CERTIFIED MAIL

NO INSURANCE COVERAGE PROVIDED  
NOT FOR INTERNATIONAL MAIL

(See Reverse)

Re: 16-18 Anderson St. - Addato - Hours

Sent to	
Teresa Denny	
Street and No	
16-18 Anderson Street	
P.O., State and Zip Code	
Portland, ME 04101 3rd.	
Postage	\$
Certified Fee	
Special Delivery Fee	
Restricted Delivery Fee	
Return Receipt Showing to whom and Date Delivered	
Return receipt showing to whom, Date, and Address of Delivery	
TOTAL Postage and Fees	\$
Postmark or Date	

\* U.S.G.P.O. 1984-466-014

PS Form 3870, Feb. 1982

CERTIFICATE  
OF  
COMPLIANCE

CBB 352 J 114

DATE: March 19, 1987

DU: 3

CITY OF PORTLAND

Department of Planning & Urban Development  
Housing Inspections Division  
Telephone: 775-5451 - Extension 311 - 318

Dave Gardner  
Route #2 Box 2370  
New Gloucester, ME 04260

Re: Premises located at 16-18 Anderson St. 13-D-13 District 7

Dear Mr. Gardner:

A re-inspection of the premises noted above was made on March 18, 1987  
by Code Enforcement Officer Arthur Addato.

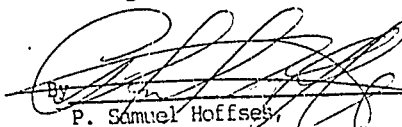
This is to certify that you have complied with our request to correct the violation of  
the Municipal Codes relating to housing conditions as described in our "Notice of Housing  
Conditions" dated November 14, 1985.


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. Although a  
property is subject to re-inspection at any time during the said  
five-year period, the next regular inspection of this property is  
scheduled for March 1992.

Sincerely yours,

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

  
P. Samuel Hoffses,  
Chief of Inspection Services

  
Code Enforcement Officer - Arthur Addato (7)

jmr

NOTICE OF HOUSING CONDITIONS

CITY OF PORTLAND, MAINE

Department of Planning & Urban Development  
Inspection Services Division  
Tel. 775-5451 - Ext. 311 - 346

Dave Gardner **926-4944**  
Route #2 Box 2370  
New Gloucester, ME. 04260

*OK*  
*3-18-87*  
*a.a.*  
C.O.C.  
DU 3

CH. 13 BLK. D LOT 13

LOCATION: 16-18 Anderson St.

PROJECT: NCP-EE  
ISSUED: November 14, 1985  
EXPIRES: January 14, 1986

Dear Mr. Gardner:

You are hereby notified, as owner or agent, that an inspection was made of the premises at 16-18 Anderson Street by Code Enforcement Officer Arthur Addato. Violations of Article V of the Municipal Ordinance (Housing Code) were found as described in detail on the attached "Housing Inspection Report".

In accordance with the provisions of the above-mentioned Code, you are hereby ordered to correct those defects on or before January 14, 1986. 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 ten (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.

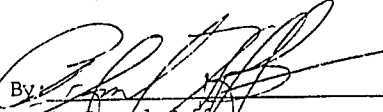
Please Note: You should consult the inspection Services Division to insure that any corrective action you undertake complies with the building, plumbing, electrical, zoning and any other Article of the City Code.

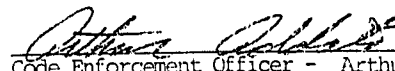
Please contact this office if you have any questions regarding this order.

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

Very truly yours,

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

By:   
P. Samuel Hoffses  
Chief of Inspection Services

  
Code Enforcement Officer - Arthur Addato (7)

Attachments

jmr

HOUSING INSPECTION REPORT

OWNER: Dave Gardner

LOCATION: 16-18 Anderson St. 13-D-13 EE

CODE ENFORCEMENT OFFICER: Arthur Addato (7)

HOUSING CONDITIONS DATED: November 14, 1985 EXPIRES: January 14, 1986

ITEMS LISTED BELOW ARE IN VIOLATION OF ARTICLE V OF THE MUNICIPAL CODES, "HOUSING CODE", AND MUST BE CORRECTED ON OR BEFORE THE EXPIRATION DATE.

	<u>SEC. (S)</u>
3/18/87 1. ✓ FIRST & SECOND FLOOR FRONT HALL - window - damaged and missing sash.	<del>108-3</del>
2. ✓ FIRST & SECOND FLOOR REAR HALL - window - damaged sash.	<del>108-3</del>
3. ✓ FIRST, SECOND & THIRD FLOOR REAR SHED - windows - damaged and missing sash.	<del>108-3</del>
* 4. ✓ SECOND FLOOR REAR HALL - ceiling - inoperative light fixture.	<del>113</del>
5. ✓ SECOND FLOOR REAR HALL - ceiling - leaking.	<del>108-2</del>
6. ✓ FIRST FLOOR REAR HALL - door - damaged frame panels.	<del>108-3</del>
* 7. ✓ FIRST, SECOND & THIRD FLOOR REAR SHED - floor - debris and rubbish.	<del>109-4</del>
8. ✓ THIRD FLOOR REAR HALL - floor - debris and rubbish.	<del>109-4</del>
9. ✓ FRONT EXTERIOR - porch - missing hand rail.	<del>108-4</del>
10. ✓ OVERALL REAR - yard - rubbish and debris.	<del>109-4</del>
<u>FIRST FLOOR OVERALL</u>	
11. ✓ PANTRY & KITCHEN - ceiling - cracked and sagging plaster.	<del>108-2</del>
12. ✓ OVERALL DWELLING UNIT - windows - missing counterbalance cords.	<del>108-3</del>
13. ✓ PANTRY - window - broken glass.	<del>108-3</del>
14. ✓ BATHROOM - door - damaged frame/panels.	<del>108-3</del>
* 15. ✓ FRONT HALL - ceiling - damaged light fixture.	<del>113</del>
16. ✓ FRONT HALL - ceiling - cracked and sagging plaster.	<del>108-2</del>
17. ✓ FRONT BEDROOM - ceiling - sagging tile.	<del>108-2</del>
✓ INOPERATIVE SMOKE DETECTOR. <i>DA/F(17)</i>	
<u>SECOND FLOOR OVERALL</u>	
18. ✓ RIGHT FRONT BEDROOM - ceiling - cracked and sagging plaster.	<del>108-2</del>
19. ✓ PANTRY - wall - cracked and sagging plaster.	<del>108-2</del>
20. ✓ PANTRY - ceiling - inoperative light fixture.	<del>113</del>
21. ✓ LIVING ROOM - ceiling - inoperative light fixture.	<del>113</del>
* 22. ✓ KITCHEN - ceiling - inoperative light fixture.	<del>113</del>
* 23. ✓ BATHROOM - tub - cross connection.	<del>111-1</del>
24. ✓ BATHROOM - ceiling - leaking.	<del>108-2</del>
✓ INOPERATIVE SMOKE DETECTOR.	
<u>THIRD FLOOR OVERALL</u>	
25. ✓ REAR EXIT - door - damaged panels and frame.	<del>108-3</del>
26. ✓ KITCHEN - ceiling - sagging and cracked plaster.	<del>108-2</del>
27. ✓ REAR BEDROOM - ceiling and wall - sagging and cracked plaster.	<del>108-2</del>
28. ✓ FRONT BEDROOM - ceiling and wall - cracked and sagging plaster.	<del>108-2</del>
* 29. ✓ BATHROOM - ceiling - inoperative light fixture.	<del>113</del>
* 30. ✓ BATHROOM - toilet - inoperative flush.	<del>111-1</del>
* 31. ✓ KITCHEN - wall - inoperative duplex outlet.	<del>113</del>
32. ✓ OVERALL DWELLING UNIT - window - damaged sash.	<del>108-2</del>
33. ✓ PANTRY - window - broken glass.	<del>108-3</del>
* 34. ✓ GENERAL CLEAN-UP.	<del>109</del>
✓ INOPERATIVE SMOKE DETECTOR.	

\*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.



CITY OF PORTLAND

JOSEPH E. McDONOUGH  
FIRE CHIEF

November 14, 1985

OK  
3-18-87  
A.A.  
Full

Dave Gardner  
Route #2 Box 2370  
New Gloucester, ME 04260

Re: Smoke Detectors

Dear Mr. Gardner:


During a recent inspection of the property owned by you at 16-18 Anderson Street, it was noted that smoke detectors were missing in the following areas:

First Floor, Second Floor and Third Floor

25 MRSA §2464 requires that approved smoke detectors be installed in each of the above listed areas. 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 ten (10) days. Lack of compliance will result in referral of the matter for legal action.

Sincerely yours,  
Joseph E. McDonough  
Chief of the Fire Department  
City of Portland

 , Code Enforcement  
Arthur Addato Officer (7 )

cc: Lt. James Collins, Fire Prevention Bureau

jmr



COC

OK  
3-18-87  
aa



**CITY OF PORTLAND**

DEPARTMENT OF PLANNING & URBAN DEVELOPMENT  
INSPECTION SERVICES DIVISION

June 10, 1986

Dave Gardner  
Route #2, Box 2370  
New Gloucester, ME 04260

Re: 16-18 Anderson Street 13-D-13

Dear Mr. Gardner:

As owner or agent of the property located at 16-18 Anderson Street,  
Portland, Maine, you are hereby notified that as the result of a recent (inspection or  
fire), the Entire Building (is or are) hereby declared unfit for  
human occupancy.

You must take immediate steps to vacate the 1st. Fl. (vacant), 2nd. Fl. occupied by  
Nellie Caperton & 3rd. Fl. occupied by Teresa Danny.

and (it or they) is/are to be kept vacant so long as the following conditions continue  
to exist thereon. You are ordered to commence legal eviction proceedings no later than  
June 19, 1986.

Article v - 120 - 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 [Signature]  
P. Samuel Hoffses,  
Chief of Inspection Services

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

jmr



CITY OF PORTLAND

DEPARTMENT OF PLANNING & URBAN DEVELOPMENT  
INSPECTION SERVICES DIVISION

May 1, 1990

Donald Henry  
286 Foreside Road  
Falmouth, ME 04105

(BAYSIDE)

DU: 3

Dear Sir:

RE: 16-18 So. Anderson St.  
22-L-12

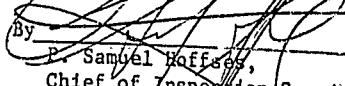
The Housing Inspections Division of the Department of Planning and Urban Development has recently completed an overall inspection of the above referred property.

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   
P. Samuel Hoffer,  
Chief of Inspection Services

Code Enforcement Officer  
Hubert Irving for Arthur Addato (?)

jmr

NOTE: Excellent Condition.



Inspection Services  
Samuel P. Hoffses  
Chief



Planning and Urban Development  
Joseph E. Gray Jr.  
Director

CITY OF PORTLAND

January 13, 1994

HENDRY DONALD S JR  
286 FORESIDE RD  
FALMOUTH ME 04105

Julie Gregor  
Portland Housing Authority  
14 Baxter Blvd  
Portland, ME 04101

Re: 18 S Anderson St  
CBL: 022- - L-012-001-01  
DU: 3

Dear Mr. Hendry,

You are hereby notified, as owner or agent, that an inspection was made of the above referenced property. Violations of Article V of the Municipal Ordinance (Housing Code) were found as described in detail on the attached "Housing Inspections Report".

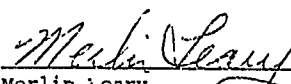
In accordance with the provisions of the above mentioned Code, you are hereby ordered to correct those defects within sixty (60) days. If you are unable to make such repairs within the specified time, you may contact this office to arrange a satisfactory repair schedule. If we do not hear from you within ten (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.

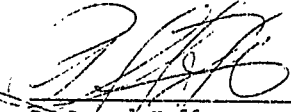
Please Note: You should consult this department to insure that any corrective action you should undertake complies with the building, plumbing, electrical, zoning and other Articles of the City Code.

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 residents.

Sincerely,

  
Merlin Leary  
Code Enforcement Officer

  
P. Samuel Hoffses  
Chief of Inspection Services



HOUSING INSPECTION REPORT

Location: 18 S Anderson St  
Housing Conditions Date: January 13, 1994  
Expiration Date: March 13, 1994

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

- |     |  |        |
|-----|--|--------|
| 1.  | EXT - RIGHT MIDDLE - FOUNDATION<br>MISSING MORTAR                        | 108.20 |
| 2.  | INT - CELLAR - STAIRWAY<br>BROKEN PLASTER                                | 108.40 |
| 3.  | INT - 2ND FL - FRONT HALL<br>WALL - BROKEN PLASTER                       | 108.20 |
| 4.  | INT - 3RD FL - FRONT HALL<br>CEILING - LEAKING CONDITIONS                | 108.20 |
| 5.  | INT - 2ND FL - REAR BEDROOM<br>CEILING - BUCKLED TILES                   | 108.20 |
| 6.  | INT - 2ND FL - FRONT DOOR<br>WEATHERPROOF                                | 108.20 |
| 7.  | INT - 2ND FL - FRONT BEDROOM<br>WINDOW - MISSING STORM                   | 108.20 |
| 8.  | INT - 2ND FL - REAR BEDROOM<br>CEILING - INOPERATIVE LIGHT FIXTURE       | 113.50 |
| 9.  | INT - 2ND FL - REAR HALL<br>CEILING - PEELING PAINT                      | 108.20 |
| 10. | INT - 3RD FL - FRONT BEDROOM<br>WINDOW - MISSING STORM                   | 108.30 |
| 11. | INT - 3RD FL - LAUNDRY ROOM<br>WINDOW - BROKEN GLASS                     | 108.30 |
| 12. | INT - 3RD FL - BATHROOM<br>TOILET - DETERMINE CONDITIONS CAUSING BACK-UP | 111.10 |
| 13. | INT - 3RD FL - MIDDLE BEDROOM<br>WALL - BUCKLED & BROKEN PLASTER         | 108.20 |

PRIORITY VIOLATION NUMBER(S):

3 4 11 12 13

Inspection Services  
P. Samuel Hoffses  
Chief



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

**CITY OF PORTLAND**

SEPTEMBER 24, 1996

HENDRY DONALD S JR  
286 FORESIDE RD  
FALMOUTH ME 04105

Re: 18 ANDERSON ST  
CBL: 022- - L-012-001-01  
DU: 3

Dear Mr. Hendry:

This is to inform you, as owner or agent of the property located at the above-referenced address, that we have released apartments #2 and #3 from posting.

Therefore, you may rent these apartments to others or occupy them yourself.

If you have any questions regarding this matter, please do not hesitate to contact this office.

Sincerely,

*Marland Wing*

Marland Wing  
Code Enforcement Officer

*Tammy Munson*

Tammy Munson  
Code Enfc. Offr./ Field Supv.

Inspection Services  
P. Samuel Hoffses  
Chief



Planning and Urban Development  
Joseph E. Gray Jr.  
Director

**CITY OF PORTLAND**

JULY 18, 1997

HENDRY DONALD S JR  
286 FORESIDE RD  
FALMOUTH ME 04105

Re: 18 ANDERSON ST  
CBL: 022- - L-012-001-01  
DU: 3

Dear Mr. Hendry:

A reinspection at the above-noted property was made on July 2, 1997.

This is to certify that you have complied with our request to correct the violations of the Municipal Code relating to housing conditions noted on our letter dated May 1, 1997.

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 three years.

Sincerely,

Marland Wing  
Code Enforcement Officer

Tammy Munson  
Code Enfc. Offr./ Field Supv.



Inspection Services  
P. Samuel Hoffses  
Chief



Planning and Urban Development  
Joseph E. Gray Jr.  
Director

MAY 01, 1997

**CITY OF PORTLAND**

HENDRY DONALD S JR  
286 FORESIDE RD  
FALMOUTH ME 04105

Re: 18 ANDERSON ST  
CBL: 022--L-012-001-01  
DU: 3

Dear Mr. Hendry:

You are hereby notified, as owner or agent, that an inspection was made of the above-referenced property. 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 within sixty (60) days. 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 ten (10) days from this date, we will assume the repairs to be in progress and, on reinspection within the time set forth above, will anticipate that the premises have been brought into compliance with the Housing Code Standards.

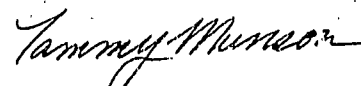
Please Note: You should consult this department to insure that any corrective action you should undertake complies with the building, plumbing, electrical, zoning and other Articles of the City Code.

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

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

Sincerely,

  
Marland Wing  
Code Enforcement Officer

  
Tammy Munson  
Code Enfc. Offr./ Field Supv.

## HOUSING INSPECTION REPORT

Location: 18 ANDERSON ST  
Housing Conditions Date: MAY 01, 1997  
Expiration Date: JUNE 30, 1997

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

- |   |        |
|---|--------|
| 1. EXT - REAR WALL -<br>SIDING IS MISSING                           | 108.10 |
| 2. EXT - RIGHT TRIM -<br>SOFFIT & FASCIA BOARDS ARE MISSING         | 108.10 |
| 3. EXT - LEFT/REAR FOUNDATION -<br>BRICKS AND MORTAR ARE MISSING    | 108.10 |
| 4. INT - 2ND FLR - FRONT HALL -<br>SAFETY RAIL IS MISSING BALUSTERS | 108.40 |



Inspection Services  
P. Samuel Hoffses  
Chief

July 13, 1995

HENDRY DONALD S JR  
286 FORESIDE RD  
FALMOUTH ME 04105

CITY

P 752 457 219

RECEIPT FOR CERTIFIED MAIL  
NO INSURANCE COVERAGE PROVIDED  
NOT FOR INTERNATIONAL MAIL  
(See Reverse)

Sent to	Donald S Hendry Jr
Street and No.	286 Foreside Rd
P.O. State and ZIP Code	Falmouth, Me 04105
Postage	\$
Certified Fee	\$
Special Delivery Fee	\$
Restricted Delivery Fee	\$
Return Receipt showing to whom and Date Delivered	
Return Receipt showing to whom, Date, and Address of Delivery	
TOTAL Postage and Fees	\$
Postmark or Date	

Re: 18 Anderson St  
CBL: 022- - L-012-001-01  
DU: 3

Dear Mr. Hendry:

As owner or agent of the property located at the above referred address, you are hereby notified that as the result of a recent fire, the vacant apartments #2 and #3 are hereby declared unfit for human occupancy.


The above-mentioned apartments are to be kept vacant so long as the following conditions continue to exist thereon:

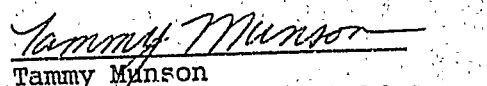
Article V, Section 6-120:

(1) Properties which are either damaged, decayed, dilapidated, insanitary, 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 apartments without the written consent of the Health Officer or his/her agent.

Sincerely,

  
Merle Leary  
Code Enforcement Officer

  
Tammy Munson  
Code Enfc. Offr./ Field Supv.