775-777 Congress Street

NOTICE OF HOUSING CONDITIONS CITY OF PORTLAND, MAINE CH. 47 BLK A LOT 29 Department of Planning & Urban Development Location: 775-777 Congr Inspections Services Division Project: NCP-WE Issued: July 22, 1983 Expires: Oct. 22, 1983 Tel. 775-5451 - Ext. 311 - 318 - 319 Carleton Winslow 15 Pine Street Portland, Maine 04101 You are hereby notified, as owner or agent, that an inspection was made of the premises 775-777 Congress St., Portland, Me by Code Enforcement Officer

Gavton Bartlett Violations of Chapter 307 of the Municipal Codes (Minimum 307 of the Municipal Codes) Gavton Bartlett . Violations of Chapter 307 of the Runfergare Standards for Housing) 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 Oct. 22, 1983 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 Code standards. Please contact this office if you have any quest-ons 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 Lyle D. Noves Inspections Services Division Code Enforcement Officer - Gayton Bartlett (6) Attachments: jmr

OWNER: Carleton Winslow
CODE ENFORCEMENT OFFICER: GAYTON BARTLETT (6)
775-777 Congress Street
HOUSING CONDITIONS DATED
July 22, 1983 , EXPIRES October 22, 1983

ITEMS LISTED BELOW ARE IN VIOLATION OF CHAPTER 307 OF THE MINICIP IPAL CODES, "MINIMUM STANDARDS FOR HOUSING" AND MUST BE CORRECTED ON OR BEFORE THE EXPIRATION DATE.

MIDALDO 141 HOSEINA	Sec.(s)
<ol> <li>OVERALL - walls &amp; trim - peeling paint.</li> <li>FIRST FLOOR FRONT - porch - broken and missing balusters.</li> <li>TIRST FLOOR FRONT - porch - sagging.</li> <li>FIRST FLOOR FRONT - porch - missing support post.</li> <li>FIRST FLOOR LEFT FRONT - porch - rotted stringers.</li> <li>EXTFRIOR LEFT REAR - foundation - loose and missing bricks.</li> <li>REAR ENTRANCE - rotted door sill.</li> <li>CELLAR - wall - missing circuit breaker panel door.</li> <li>FRONT CELLAR - wall - loose and missing bricks and mortar.</li> <li>MIDDLE CEL - walls - missing drywall.</li> <li>FIRST, SEC &amp; THIRD FLOOR REAR HALL - walls &amp; ceiling - broken and missing plaster.</li> <li>SECOND &amp; THIRD RIGHT FRONT HALL - stairway - missing baluster.</li> <li>SECOND FLOOR FEAR &amp; SECOND FLOOR RIGHT FRONT - hall windows - missing counterbalance cords.</li> <li>SECOND FLOOR REAR HALL - window - rotted sill.</li> </ol>	3-a 3-d 3-d 3-d 3-a 3-a 3-a 3-b 3-d 3-c 3-c
14. SECOND FLOOR REAR HALL WINDS.  BASEMENT - LEFT DWELLING UNIT  15. LIVING ROOM & BEDROOM - windows - broken glass.	3 <b>-</b> c
BASEMENT - RIGHT DWELLING UNIT 16. LIVING ROOM - window - broken glass.	3 <b>-</b> c
FIRST FLOOR LEFT DWELLING UNIT  17. KITCHEN - ceiling - damaged tiles.  18. REAR BEDROOM - window - broken glass.	3-b 3-c
FIRST FLOOR RICHT DWELLING UNIT  19. FRONT - door - broken door panel.  20. BATHROOM - shower - broken door.  21. BATHROOM - wall - broken plaster.	3-b 3-b 3-b
SECOND FLOOR RIGHT DWELLING UNIT 22. MIDDLE BEDROOM - ceiling - loose plaster.	3-1

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City of Portland

### INSPECTION SERVICES DIVISION

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Housing Inspection INSPECTION SERVICES DIVISION dity of Portland DWELLING UNIT SCHEDULE 3) FORM NO 2) INSP 1) INSP. DATE 0712 6) Location 7) Rmg. Tp 8) # Kms 9) # Peo 10) # A11 d 11) 51p TENANT'S NAME DU 12)child 13)child 14) 22) Lav (23) Bath (24) Flusi 21)Ck'ng 20) Dual 18)Heat 19)Hot 16)Rent 17)Furn 15)Rent Egress YES Area Water Violation Rem. Date Code Code Sect OFF YES Room v:01-1--Resp Lobe 7 Type Party Violated Location No Remedy Cond Violation MI

### INSPECTION SERVICES DIVISION

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### INSPECTION SERVICES DIVISION

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DWELLING UNIT SCHEDULE

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City of Porrland	INSPECTION SERVICES DIVISION	Housing Inspection
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#### CERTIFICATE OF INSPECTION

DATE January 21, 1982

City of Portland Housing Inspections Division Department of Urban Development Tel: 775-5451 Ext. 311 - 312

Mr. Carleton Winslow 15 Pine Street Portland, Maine 04102

775-777 Congress St. Re: Premises located at

Dear Mr. Winslow:

An inspection of the above referred premises was recently completed by Code Enforcement Officer Merlin Leary

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 of Planning Urban Development

Lyle D.

Inspection Services Division

Code Enforcement

Enclosure

jmr

775-777 Congress St., Portland, Me. 47-A-29 WE NOHC - 2-25-81 Certificate of Inspection dated 1-21-82 Continued:

Left rear exterior roof - broken gutter.

MERIT BUSINESS FORMS & SYSTEMS INC.

MERIT BUSINESS FORMS & SYSTEMS INC.

PO BOX 2245 - TUTT-LIKE DATA PRINCE.

PO BOX 439 - Waterville. Maine 04901

Encl. jmr

### ADMINISTRATIVE DECISION

City of Portland  Department of Urban Development  Housing Inspections Division  Telephone: 775-5451 - Ext. 311 - 312	r 28, 1981
Mr. Carleton Winslow 15 Pine Street Portland, Maine 04102	
Re: Premises located at 775-777 Congress St. 47-A-29 WE	
Dear Mr. Winslow:	
You are hereby notified that a reinspection and your request time on September 25, 1981 , regarding our "Notice of Hou Conditions"	sing
at the above referred premises resulted in the decision noted	below.
Expiration time extended to November 28, 1981 in ord complete the work in progress to correct the remaini Code viclations as listed on attached Notice of Hous Conditions.	ng <u>11</u> Housing
Notice modified as follows:	
•	-
Please notify this office if all violations are corrected bef mentioned dates, so that a "Certificate of Compliance" may be	ore the above issued.
Very truly yours,	
Joseph E. Gray. Jr. Director of Planning a Development	nd Urban
In Attendance:  In Services  Mr. Winslow	Division
Merlin Leary	

## NOTICE OF HOUSING CONDITIONS

CITY OF PORTLAND

Department of Urban Development Housing Inspection Division 775-5451 - Ext. 311 - 318

Ch.-Blk.-Lot: 47-A-29 Location: 775-7 CONGRESS ST.

Project: NCP-WE NCP-WE 5 1981 Issued: May 47-198-! Expires: -25

Mr. Carleton Winslow 15 Pine Street Portland, Maine 04102

Dear Mr. Winslow:

As owner or agent, you are hereby notified that an examination was made of the premises at 775-7 Congress St., Portland, Me., by Housing Inspector Merlin Leary. Violations of Municipal Codes relating to housing conditions were found as described in detail on the attached housing inspection report.

In accordance with provisions of the above mentioned Codes, you are hereby requested to correct those defects on or before May 9, 1981. 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 reinspection 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 aid this Department in it's goal to maintain all Portland residents in decent, safe, and sanitary housing.

Very truly yours,

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

Lyle D. Noyes, Inspection Services Division

Code Enforcement Officer - Leary (5)

Attachments:

jmr

NOTICE OF HOUSING CONDITIONS

CITY OF PORTLAND

Department of Urban Development Housing Inspection Division 775-5451 - Ext. 311 - 318

DU 7

Ch.-Blk.-Lot: 47-A-29 Location: 775-7 CONGRESS ST.

Project: NCP-WE NCP-WE 5 198-1 Issued. Expires: May 9, 1981

Mr. Carleton Win: 15 Pine Street Portland, Maine 04102

As owner or agent, you are hereby notified that an examination was made of Dear Mr. Winslow: the premises at 775-7 Congress St., Portland, Me., by Housing Inspector Merlin Leary. Violations of Municipal Codes relating to housing conditions were found as described in detail on the attached housing

In accordance with provisions of the above mentioned Codes, you are hereby inspection report. requested to correct those defects on or bef re May 9, 1981. You may requested to correct those defects on or before May 9, 1981. 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 reinspection within the time set forth above will this date and, on reinspection within the time set forth above, will this date and, on reinspection within the time set torth above, with code anticipate that the premises have been brought into compliance with Code anticipate that the premises have been brought into compilance with code standards. Please ontact this office if you have any questions regarding

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

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

Lyle D. Noyes, Inspection Services Divisi n

Code Enforcement Officer - Leary (5)

Attachments:

jmr

OWNER: Mr. Carleton Winslow CODE ENFORCEMENT OFFICER - Leary

775-7 Congress, Portland, Me. 47-A-29 NCP-WE Notice of Housing Conditions DATED: February 9, 1981 EXPIRES: May 9, 1981

ITEMS LISTED BELOW ARE IN VIOLATION OF "CHAPTER 307 OF THE MUNICIPAL CODES - MINIMUM STANDARDS FOR HOUSING" AND MUST BE CORRECTED.

	SEC.(S)
1/23 1.+ FRONT PORCH stairs loose tread	<del>3-d</del>
CX 2. RIGHT FRONT CELLAR window broken and missing glass.	3_c
2/43. LEFT-FRONT & LEFT-REAR EXTERIOR foundation missing mort	-ar-3-a
A Th. LEFT & RIGHT FRONT PORCH ociuing exposed oleotrical	
wiring.	8-e
LEFT REAR EXTERIOR - broken gutter.  //206. FIRST FLOOR RIGHT FRONT HALL stairway broken plaster.	<b>3</b> 100.3*
1/36 6 FIRST FLOOR RIGHT FRONT HALL stairway broken plaster,	
	<del>3_</del>
THIRD FLOOR RIGHT FRONT HALL atairs broken tread.	<del>3</del> -d
9 2 CO LLEFT REAR & RIGHT ERONT CELLAR Curnace prome 5/8" - sheet	, <del>,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,</del>
rock on-walls and ceilings required	
9/2 -10. LEFT FRONT & RIGHT FRONT -cellar - fire doors in furnace-	
room: required	
/-2011 REAR WALL missing clapboards.	
/- 2012. RIGHT REAR - roof missing chimney mortar and brick.	2
/ 2613. SEGOND & THIRD FLOOR FRONT HALL stairways missing	
balustors.	•
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SECOND FLOOR RIGHT	
// 14. FIREPLACE broken-ti-les.	
SECOND FLOOR LEFT	• •
275-178ATHROOM—ceilings—missing_tiles	
147:46. / LIVINGROOM Window missing glass.	<del></del>
7. 17. KITCHEN & BATHROOM cetlings leaking,	<del>3-</del> b
122 418:17 BATHROOM TOILET CONK OOVER Droken	::::::::::::::::::::::::::::::::::::::
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\*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 STUCTURE.

We suggest you contact the City of Portland Building Inspection Department, 389 Congress St., Tel. 775-5451 to determine if any of the items listed above require a building or alteration permit.

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INSPECTOR	<u> </u>		•			
NOTICE OF HO	USING CONDITIONS Expired	HEARING Issued	NOTICE Expired	FINAL I	NOTICE Expired	
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## State of Maine

Cumberland BB.
Cumberland BB.  To Mr Merlin Leary, Code  Enfections t Officer for City of los Hond
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Carleton Winslow, Plaintiff
and Defendant
And Hou are Likewise Required to bring and produce at the time and place aforesaid,
Any records necessary as to the housing conditions of the premises at 777 Congress St., Pertland (25 floor, Apt #2)
now in your custody or under your control, and all other deeds, evidences and writings, which you
have in your custody or power, concerning the premises.  Greenf Buil Aut as you will answer your default under the pains and penalties of the law in
Dated at Partla B. Mares the /6 day of John Mary
Dated at Partla B Mary the 16th day of November, 1981  A. D. 19  3  Clork
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On the to appear as within directed, by Scruing to appear as within directed, by Scruing to appear as within directed, by Scruing the same time I tendered and paid to Said a from the same time I tendered and paid to Said within and attested copy of this Subpoena, and at the same time I tendered and paid to Said withing the same time I tendered and paid to Said Witness fee, 10, 20 Copy.

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Date February 26, 1981

## FOR YOUR INFORMATION AS A NEW OWNER

The following excerpts are from Chapter 307 of the City of Portland Municipal Codes regulating "Minimum Standards for Housing" commonly referred to as the City of Portland

SECTION 1 - MINIMUM STANDARDS FOR DWELLINGS ESTABLISHED: There are hereby established SECTION 1 - MINIMUM STANDARDS FUR DWELLINGS ESTABLISHED: There are hereby established minimum standards for buildings used for dwelling purposes in the City of Portland. All minimum standards for buildings used for dwelling purposes in the Lity of Portland. All such buildings not now conforming to these standards will be required to meet such minimum standards. such puridings now now conforming to these standards will be required to meet such minimum standards, and buildings newly constructed or converted for such purposes shall meet such standards, and buildings newly constructed or converted for such purposes shall meet such minimum standards. The standards set forth herein are intended to be minimum, only and shall not be construed otherwise. Does shall they speak wherever a greater standard is required by minimum standards. The standards set forth herein are intended to be minimum, only and shall not be construed otherwise, nor shall they apply wherever a greater standard is required by

SECTION 19 RESTRICTION ON CONVEYANCE OF PROPERTY: It shall be a violation of this ordinance SECTION 19 RESTRICTION ON CONVEYANCE OF PROPERTY: It shall be a violation of this ordinance for any person to sell, transfer, or otherwise dispose of any property against which an order has been issued by the Health Officer under the provisions of this ordinance unless he shall any other ordinance or law. for any person to sell, transfer, or otherwise dispose of any property against which an order has been issued by the Health Officer under the provisions of this ordinance unless he shall has been issued by the Health Officer under the provisions of this ordinance unless he shall first furnish to the grantee a true copy of any such order and shall at the same time notify the Health Officer in writing of the intent to so transfer either by delivering said notice to the Health Officer and receiving a receipt therefore or by registered mail, return receipt the Health Officer and receiving a receipt the person to whom the transfer is proposed. In the requested, giving the name and address of the person to whom the transfer is proposed. the Health Officer and receiving a receipt therefore or by registered mail, return receipt requested, giving the name and address of the person to whom the transfer is proposed. In the requested, giving the name and address of this ordinance, such person shall be subject to a fine event of a violation of this section of this ordinance, such person shall be subject to a fine event of a violation of this section of this ordinance, such person shall be subject to a fine event of a violation of this section of the solution to any fine which may be imposed for of not less than \$50.00 nor more than \$100.00, in addition to any fine which may be imposed for failure to comply with any order of the Health Officer as provided herein.

SECTION 20 - RESPONSIBILITY HEREUNDER MAY NOT BE TRANSFERRED: No contract or agreement SECTION 20 - RESPONSIBILITY HEKEUNDER MAY NOT BE TRANSFERRED: NO contract or agreement between owner and/or operator and occupant relating to compliance with the terms of this between owner and/or operator and occupant relating to compliance with the terms of this ordinance shall be effective in relieving any person of responsibility for compliance with the provision of this ordinance as set forth berein the provision of this ordinance as set forth herein.

SECTION 1 - PENALTY: Any person violating any of the provisions of this ordinance or fail-SECTION 1 - PENALTY: Any person violating any of the provisions of this ordinance or fail- ing or ne ecting or refusing to obey any order or notice of the Health Officer issued hereunder is a fine or not less than sen no nor more than \$1 non no and each dayle ing or neglecting or refusing to onev any order or notice of the Health Utflicer issued here shall be subject to a fine or not less than \$50.00 nor more than \$1,000.00 and each day's violation hall be considered to be a separate offense.

RE: 775-777 Congress Street 47-A-29

AS THE NEW OWNER of the above we must inform you that SECTION 19 - RESTRICTION ON AS THE NEW OWNER of the above we must inform you that <u>SECTION 19 - RESTRICTION ON</u>

<u>CONVEYANCE OF PROPERTY</u>, does apply to this property as the Housing Inspection Division,

Health & Social Services has an open file in this case.

If you have any questions regarding this matter, please call the Housing Inspection Div. at 775-5451, Ext. 448 or 358.

NOTICE OF HOUSING CONDITIONS

CITY OF PORTLAND

Ch.-Blk.-Lot: 47-A-29 Location: 775-7 CONGRESS ST.

Department of Urban Development Housing Inspection Division 775-5451 - Ext. 311 - 318

Project: NCP-WE Issued: February 25, 1981 Expires: May 25, 1981

Mr. Carleton Winslow 15 Pine Street Portland, Maine 04101

As owner or agent, you are hereby notified that an examination was made of Dear Mr. Winslow: As owner or agent, you are nerety notified that an examination was made the premises at 775-7 Congress St., Portland, Me., by Housing Inspector Merlin Leary. Violations of Municipal Codes relating to housing merin Leary. Violations of municipal codes relating to mousing conditions were found as described in detail on the attached housing

In accordance with provisions of the above mentioned Codes, you are hereby In accordance with provisions of the above mentioned codes, you are need requested to correct those defects on or before May 25, 1981. You may contact this office to arrange a satisfactory repair schedule if you are 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 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 repairs to be in progress if we do not hear from you within ben days this date and, on reinspection within the time set forth above, will this date and, on reinspection 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

Your cooperation will aid this Department in it's goal to maintain all Your cooperation will aid this bepartment in it is godi to portland residents in decent, safe, and sanitary housing.

Very truly yours,

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

Inspection Services Division

Code En Porcement (19) cer - Leary (5)

Attachments:

CODE ENFORCEMENT OFFICER - Leary OWNER: Kr. Carleton Winslow 775-7 Congress, Por land, Me. 47-A-29 NCP-WE Notice of Housing Conditions DATED: rebruary 25, 1981 EXPIRES: May 25, 1981 ITEMS LISTED BELOW ARE IN VIOLATION OF "CHAPTER 307 OF THE MUNICIPAL CODES - MINIHUM STANDARDS FOR HOUSING" AND MUST BE CORRECTED. SEC.(S) 3-d 3-c \* 2. RIGHT FRONT CELLAR - window - broken and missing glass. LEFT FRONT & LEFT REAR EXTERIOR - foundation - missing mortar. 3-a 4. LEFT & RIGHT FRONT PORCH - ceiling - exposed electrical 3-a 5. LEFT REAR EXTERIOR - broken gutter.

6. FIRST FLOOR RIGHT FRONT HALL - stairway - broken plaster.

7. SECOND FLOOR RIGHT FRONT HALL - window - loose glass.

8. THIRD FLOOR RIGHT FRONT HALL - stairs - broken tread.

9. LEFT REAR & RIGHT FRONT CELLAR - furnace rooms - 5/8" sheet-3-b 3-c 3-c 10. LEFT FRONT & RIGHT FRONT - cellar - fire dooms in furnace 9-0 11. REAR WALL - missing clapboards.

12. RIGHT REAR - rcof - missing chimney mortar and brick.

13. SECOND & THISD FLOOR FRONT HALL - stairways - missing 3-d balusters. SECOND FLOOR RIGHT 14. FIREPLACE - broken tiles. 3-b 15. BATHROOM - ceilings - missing tiles.

16. LIVINGROOM - window - missing glass. 3-c SECOND FLOOR LEFT 3-b 17. KITCHEN & BATHROOM - ceilings - leaking.
18. BATHROOM TOILET - tank cover - broken.
19. REAR HALL - obstructed means of egress. 6-d 10(2) 3-0 THIRD FLOOR RIGHT window - broken sash. 21. LIVINGROOM - wall - decomposed chimney bricks and mortar. BASEMENT LEFT \*WHEN MAKING YOUR REPAIRS. FIRST PRIORITY IS TO BE GIVEN TO ITEMS WITH ASTERISKS. AS THEY CONSTITUTE FXTREME HAZARDS TO THE HEALTH OR SAFETY OF THE OCCUPANTS OF THIS STUCKES

THE OCCUPANTS OF THIS STUCTURE.

We suggest you contact the City of Portland Building Inspection We suggest you contact the City of Portland Building Inspection
Department, 389 Congress St., Tel. 775-5451 to determine if any of the
items listed above require a building or alteration permit.

Marie Committee of the

3



# CITY OF PORTLAND

JOSEPH E GRAN JR DIRECTOR OF PLANNING AND URBAN DEVELOPMENT

February 25, 1981

Mr. Carleton Winslow 15 Pine Street Portland, Maine 04102

Re: 775-777 Congress St. 47-A-29 WE Left Rear & Right Rear - Basement Apartments

As owner or agent of the property located at 775-777 Congress St.. As owner or agent of the property located at 115-111 congress St..

Portland, Me., you are hereby notified that as the result of a recent inspection the structure is hereby declared unfit for human occupancy. Dear Mr. Winslow:

The above mentioned structure is to be kept vacant so long as the ine above mentioned structure is to be kept vice following conditions continue to exist thereon:

307.14(c) Properties which, because of their general condition, state of the premises, number of occupants, or location, are so insanitary unsafe, overcrowded contherwise dangerous or detrimental that they create a serious menace to 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 contions have been corrected.

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

Inspection Services Division

Code Enforcement Officer - Leary (E)

jmr

359 CONGRESS STREET PORTLAND, MAINE 04101 TELEPHONE 207) 775-5451

NOTICE OF HOUSING CONDITIONS

CITY OF PORTLAND

Department of Urban Development Housing Inspection bivision 775-5451 - Ext. 311 - 318

Ch.-Blk.-Lot: 47-A-29 Location: 775-7 CONGRESS ST.

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Project: NCP-WE Issued: February 25, 1981 Expires: May 25, 1981

Mr. Carleton Wirslow 15 Pine Street Portland, Maine G4101

As owner or agent, you are hereby notified that an examination was made of the premises at 775-7 Congress St., Portland, Me., by Housing Inspector Merlin Leary. Violations of Municipal Codes relating to housing conditions were found as described in detail on the attached housing Dear Mr. Winslow: merin reary. Violations of numerical today relating to nousing conditions were found as described in detail on the attached housing

In accordance with provisions of the above mentioned Codes, you are hereby In accordance with provisions of the above mentioned Codes, you are hereb requested to correct those dejects on or before May 25, 1981. You may contact this office to arrange a satisfactory repair schedule if you are unable to make such remains within the energy field time. 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 in not hear from you within ten days from this case and on representation within the time set forth shows will repairs to be in progress if we to not near from you within ten days this date and, on reinspection within the time set forth above, will anticipate that the premises have been brought into compliance with Code anticipate that the premises have been brought into compilance with code Standards. Please contact this office if you have any questions regarding

Your cooperation will aid this Department in it's goal to maintain all rour cooperation will ald this Department in it 3 goal to Portland residents in decent, safe, and sanitary housing.

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

Inspection Services Division

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OWNER: Mr. Carleton Winslow CODE ENFORCEMENT OFFICER - Leary  OWNER: Mr. Carleton Winslow CODE ENFORCEMENT OFFICER - Leary  FYPIRES: May 25, 1987	*	
- FUEDRCEMENT OFFICER		
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Owner. 47-A-29 TVDTRFS: May 25 x 190	);	
OWNER: Mr. Carleton Winslow CODE ENFORCEMENT OF Housing 775-7 Congress, Portland, Me. 47-A-29 NCO-WE Notice of Housing EXPIRES: May 25, 1981 Conditions DATED: February 25, 1981 EXPIRES: May 25, 1981 CONDITIONS OF "CHAPTER 307 OF THE MUNICIPAL ITEMS LISTED BELOW ARE IN VIOLATION OF "CHAPTER 307 OF THE MUNICIPAL ITEMS LISTED BELOW ARE IN VIOLATION AND MUST BE CORRECTED.	1	
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TIPHO NINIMUM SIMMENT	3-d	
	3-⊏ 🖺	
# 1. FRONT PORCH - stairs - loose tread.  # 2. RIGHT FRONT CELLAR - window - broken and missing glass.  # 2. RIGHT FRONT & LEFT REAR EXTERIOR - foundation - missing mortar  3. LEFT FRONT & LEFT REAR EXTERIOR - exposed electrical  3. FFT & RIGHT FRONT PORCH - ceiling - exposed electrical	3 - a 🔯	Ė
stairs - 1005e broken and missing mortar	•	Ĺ
TRONT PORTH Window - Foundation - Mindow		ş
* 1. PRONT CELLAR TAR TYTERIOR - 10 TAR STORED ELECTRON	8-e 'i	É
# 2. High Pront & LEFT KEAR of Ceiling - Cape	3-a	ř
2 LEFT FROM PORCH - STATE PORCH PORCH - STATE PORCH		į,
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E LEFT REAR DISTORT FRONT RALL, window - 1000		
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D. ATTOMO FLOOR K-UTT TOOMT HALL - STATE TOOMS - 5/8" SHOTE	9-c	1
7. SECOND SLOOR FIGHT FRONT CFLLAR - furnace		
8. TRIED FLOW RIGHT FRONT CE required. doors in furnace		
TEST REAR & RIVER nothings require the doors in	9-c	
9. Ler on walls and mount - cellar - it.	9-c	
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7. SECULTED.  8. TRIRD FLOOR FIGHT FRONT CELLAR - INTRACE  9. LEFT REAR & RIGHT FRONT equired.  10. LEFT FRONT A FIGHT FRONT - cellar - fire doors in furnace  10. LEFT FRONT A FIGHT FRONT - cellar - fire doors in furnace  10. LEFT FRONT A FIGHT FRONT - cellar - fire doors in furnace	J	
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wat L - missing chimney missing - missing	3-d	
11. REAR TOOF THE POOP HALL - Stall way		
RIGHT KEAR TED FLOOR FROM I MAN		
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SECOND TOPOLACE - Droken	3-b	
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	3-b	
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SECOND - CELLIND missing 61333	6-d	
15. BAIRNORCOM - window - leaking.	10(2)	
16. LIVIAGROUN - CETTING - broken.		
SECOND FLORIDGE CELLINGS - missing 6lass.  15. BATHROOM - window - missing 6lass.  16. LIVINGROOM - window - cellings - leaking.  17. KITCHEN & BATHROOM - cellings - broken.  17. KITCHEN & TOILET - tank cover - broken.		
15. BATHROOM - window - cerlings - leakings 16. LIVINGROOM - cerlings - leakings 17. KITCHEN & BATHROOM - cerlings - broken. 17. BATHROOM TOILET - tank cover - broken. 18. BATHROOM TOILET - tank cover - broken.		
18. BAIN HATT - Obstructed	3-c	
19. KEAR	-	
THIRD FLOOR RIGHT  20. KITCHEN - window - broken sash.		
proken sasn.		
THIRD FLOOR RIGHT window - broken sash.	3-b	
THIRD FLOOR - window - broken  20. KITCHEN - window - broken  BASEMENT LEFT  21. LIVINGROOM - wall - decomposed chimney bricks and mortar	•	
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*WHEN MAKING YOUR REPAIRS, FIRST PRIOFITY IS TO BE GIVEN TO IT  *WHEN MAKING YOUR REPAIRS, FIRST PRIOFITY IS TO BE GIVEN TO IT  *STERISKS, AS THEY CONSTITUTE EXTREME HAZARDS TO THE HEALTH OF  ASTERISKS, AS THEY CONSTITUTE.  THE OCCUPANTS OF THIS ITUCTURE.  We succest you contact the City of Portland Building Inspection  We succest you contact the City of Portland Building if a  Department, 289 Congress St., Tel. 775-5451 to determine if a  Department, 289 Congress St., Tel. 775-5451 to determine if a  Steed stove require a building or alteration permit.	OU TO	
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NOTICE OF HOUSING CONDITIONS

CITY OF PORTLAND

Department of Urban Development Housing Inspection Division 775-5451 - Ext. 311 - 318

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Ch.-Blk.-Lot: 47-A-29 Location: 775-7 CONGRESS ST.

Project: NCP-WE
Issued: February 25, 1981
Expires: May 25, 1981

Mr. Carleton Winslow 15 Pine Street Portland, Maine 04101

As owner or agent, you are hereby notified that an examination was made of the premises at 775-7 Congress St. Portland Me hy Housing Thereofor As owner or agent, you are hereby notified that an examination was made the premises at 775-7 Congress St. Fortland, Me., by Housing Inspector Merlin Leary. Violations of Municipal Codes relating to housing conditions were found as described in detail on the attached housing Dear Mr. Winslow: Merlin Leary. Violations of Municipal Codes relating to nousing conditions were found as described in detail on the attached housing

In accordance with provisions of the above mentioned Codes, you are hereby In accordance with provisions of the above mentioned Codes, you are hereb requested to correct those defects on or before May 25, 1981. You may contact this office to arrange a satisfactory repair schedule if you are inspection report. 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 reinspection within the time set forth above. Will repairs to be in progress if we do not near from you within ten days this date and, on reinspection within the time set forth above, will this date and, the complete have been brought into complete that the complete have been brought into complete that the complete have been brought into complete that the complete have been brought into complete that the complete have been brought into complete that the complete have been brought into complete that the complete have been brought into complete the complete that the complete have been brought into the complete that the complete have been brought into the complete that this date and, on reinspection within the time set forth above, will anticipate that the premises have been brought into compliance with Code anticipate that the premises have been of you have any questions regarded. anticipate that the premises have been brought into compliance with Code Standards. Please contact this Office if you have any questions regarding

Your acoperation will aid this Department in it's goal to maintain all four ecoperation will aid this Department in It's goal to portland residents in decent, safe, and sanitary housing. this Notice.

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

By Lyle D. Noyes. 1.145----Inspection Services Division

Code Enforcement, Officer - Leary (5)

Attachments:

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- OFFICER - COLOR	<b>(</b> )
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HOUSING THE CODE ENFORCEMENT OFFICER - Leary	
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OWNER: Mr. Carleton Winslow  CODE ENFORCEMENT OF THE MUNICIPAL Conditions  CODE ENFORCEMENT OF THE MUNICIPAL CONDITION OF THE MUN	
Fortland, ME 25 1981 PALTE MINISTER	tr.
775-7 Congressiren: February 200 OF 100 TED	
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broken Bustairway - broken glass.	3-d 🕻
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2. LEFT FRONT & DETAIL PORCH - CETATOR - CETAT	9-c
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THIRD FOUND RIGHT FROM required.	9-c
or term REAR and ceilings celiar - fire	9-c
5. SECOND FLOOR RIGHT FRONT HALL  7. SECOND FLOOR RIGHT FRONT CELLAR - furnace rooms  8. LEFT REAR & RIGHT FRONT - cellar - fire doors in furnace rock on walls and ceilings required.  10. LEFT FRONT & RIGHT FRONT - cellar - fire doors in furnace rock on walls and ceilings required.  10. LEFT FRONT & RIGHT FRONT - cellar - fire doors in furnace rock on walls and ceilings required.  11. REAR GALL - missing clapboards.  11. RIGHT REAR - roof - missing chimney mortar and brick.  12. RIGHT REAR - roof FRONT HALL - stairways - missing right.  13. SECOND & THIRD FLOOR FRONT HALL - stairways - missing	3-a
10. Let's required clapboards nortar and missing	3-q
10. LEFT FRONT a clapboards. rooms required. rooms required. REAR WALL - missing chimney mortar and brick.	•
11. REAR OFAR - FOOT FRONT HALL	
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SECOND & AMERICAN SECOND & AME	3-6
balusters.	
FICOR RIGHT, when tiles,	
	3-b
SECOND FLOOR RIGHT broken tiles,	3-c
SECORD FIREPLACE - Broken	•
14. Find tiles.	3-c 3-b 6-d
	3-c 3-b 6-d
SECOND FLOOR LEFT ceilings - missing blass.  BATHFOOM - window - missing blass.	3-c 3-b
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ADMINISTRATIVE DECISION Date September 28, 1931 Department of Urban Development Housing Inspections Division nousing inspections with 1910. Telephone: 775-5451 - Ext. 311 - 312 Mr. Carleton Winslow 15 Pine Street Portland, Maine 04102 Re: Premises located at 775-777 Congress St. 47-A-29 You are hereby notified that a reinspection and your request for addition-time on September 25, 1981 regarding our "Notice of Housing Conditions" Conditions" referred premises resulted in the decision noted below. Expiration time extended to November 28, 1981 in order to complete the work in progress to correct the remaining 11 housing complete the work in progress to correct of Housing code viciations as listed on attached Notice of Housing conditions Conditions. Notice modified as follows: Please notify this office if all violations are corrected before the above mentioned dates, so that a "Certificate of Compliance" may be issued. Joseph E. Gray. Jr. Director of Planning and Urban Development Inspection Services Division Lyle D. Noyes In Attendance. Mr. Winstow Merlin Leary --Empl. :ET

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OWNER: Mr. Carleton Winslow CODE ENFORCEMENT OFFICER - Leary 775-777 Congress St., Portland, Me. 47-A-29 WE NOHC - 2-25-81 Administrative Decision Continued:	
ITEMS LISTED BELOW ARE IN VIOLATION OF "CHAPTER 307 OF THE MUNICIPAL CODES - STANDARDS FOR HOUSING" AND MUST BE CORRECTED.	MUMIRIM
* 1. FRONT PORCH - stairs - loose tread. 5. LEFT REAR EXTERIOR - broken gitter. 6. FIRST FLOOR RIGHT FRONT HALL - stairway - t.oken plaster. 11. REAR WALL - missing clapboards. 12. RIGHT REAR - roof - missing chimney months and build	SEC.(S)  3-d  3-a  3-b  9-c

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O. PINST FLOOR RIGHT FRONT USE.	3-a
6. FIRST FLOOR RIGHT FRONT HALL - stairway - bloken plaster.  11. REAR WALL - missing clapboards.	3-b
12 RIGHT PTYP CTapocards.	
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3. SECOND & THIRD FLOOR FRONT HALL - STRINGER	3-a
13. SECOND & THIRD FLOOR FRONT HALL - stairways - missing balusters.	3-d
SECOND FLOOR LEFT	3.4
15. BATHEOOM	
15. BATHROOM - ceilings - missing tiles.	
TO DETERMINATION - WINDOW - MICRICA -1-	3 <b>~</b> b
18. BATHROOM TOILET - tank cover - broken.	3-c
- Broken.	6d
THIRD FLOOR RIGHT	0-4
30 VT	
20. KITCHEN - window - broken sash.	
	3 <b>-</b> c
DDITIONAL VIOLATION FOUND SEPTEMBER 25, 1981:	
1 Lack of 11100 FOULD SEPTEMBER 25, 1981:	
1. Lack of illumination on the - FIRST FLOOR LEFT REAR HALL STAIRWAY.	
DELT MEAN HALL STAIRWAY.	8-c

\*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 STRUCTUPE.

OWNER: Mr. Carleton Winslow CODE ENFORCEMENT OFFICER - Leary 775-777 Congress St., Portland, Me. Administrative Decision Continued: 47-A-29 WE NOHC - 2-25-81

ITEMS LISTED BELOW ARE IN VIOLATION OF "CHAPTER 307 OF THE MUNICIPAL CODES - MINIMUM STANDARDS FOR HOUSING" AND MUST BE CORRECTED,

	356.(3)
* i. FRONT PORCH - stairs - loose tread.	3-d
5. LEFT REAP EXTERIOR - broken gutter.	3 <b>-</b> a
6. FIRST FLOOR RIGHT FRONT HALL - stairway - broken plaster	r. 3-b
11. REAR WALL - missing clapboards.	9-c
12. RIGHT REAR - roof - missing chimney mortar and brick.	3-a
13. SECOND & THIRD FLOOR FRONT HALL - stairways - missing ba	alusters. 3-d
SECOND FLOOR LEFT	
15. BATHROOM - ceilings - missing tiles.	3-b
16. LIVINGROOM - window - missing glass.	3-c
18. BATHROOM TOILET - tank cover - broken.	6-d
THIRD FLOOR RIGHT	
20. XITCHEN - window - broken sash.	3-c
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1. Lack of illumination on the - FIRST FLOOR LEFT REAR HAL	L STAIRWAY. 8-c

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## CITY OF PORTLAND

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

September 29, 1981

Mr. Carleton Winslow 15 Pine Street Portland, Maine 04102

> Re: 775-777 Congress St. 47-A-29 WE Left Rear & Right Rear Basement Agartments

Dear Mr. Winslow:

This is to inform you, as owner or agent of the property located at 175-777 Congress Street, Portland, Maine, that we have released the left rear & right rear basement apartments from posting.

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

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

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

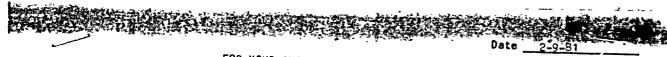
Bv

Lyle D. Noyes Inspection Services Division

Code Enforcement Officer - Leary (5)

jmr

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## FOR YOUR INFORMATION AS A NEW OWNER

The following excerpts are from Chapter 307 of the City of Portland Municipal Codes regulating "Minimum Standards for Housing" commonly referred to as the City of Portland HOUSING CODE.

SECTION 1 - MINIMUM STANDARDS FOR DWELLINGS PSTABLISHED: There are hereby established minimum standards for buildings used for dwelling purposes in the City of Portland. All such buildings not now conforming to these standards will be required to meet such minimum standards, and buildings newly constructed or converted for such purposes shall meet such not be construed otherwise, nor shall they apply wherever a greater standard is required by any other ordinance or law.

SECTION 19 - RESTRICTION ON CONVEYANCE OF PROPERTY: It shall be a violation of this ordinance for any person to sell, transfer, or otherwise dispose of any property against which an order has been issued by the Health Officer under the provisions of this ordinance unless he shall that the same time notify the Health Officer in writing of the intent to so transfer either by delivering said notice to the Health Officer and receiving a receipt therefore or by registered mail, return receipt requested, giving the name and address of the person to whom the transfer is proposed. In the event of a violation of this section of this ordinance, such person shall be subject to a fine of not less than \$50.00 nor more than \$100.00, in addition to any fine which may be imposed for failure to comply with any order of the Health Officer as provided herein.

SECTION 20 - RESPONSIBILITY HEREUNDER MAY NOT BE TRANSFERRED: No contract or agreement between owner and/or operator and occupant relating to compliance with the terms of this chainance shall be effective in relieving any person of responsibility for compliance with the provision of this ordinance as set forth herein.

SECTION 24 - PENALTY: Any person violating any of the provisions of this ordinance or failinggor neglecting or refusing to obey any order or notice of the Health Officer issued hereunder shall be subject to a fine or not less than \$50.00 nor more than \$1,000.00 and each day's violation shall be considered to be a separate offense.

or.	•
RE:	775-7 Congress St. WE 47-A-29

AS THE NEW OWNER of the above we must inform you that <u>SECTION 19 - RESTRICTION ON LONVEYANCE OF PROPERTY</u>, does apply to this property as the Housing Inspection Division, Health & Social Services has an open file in this case.

If you have any questions regarding this matter, please call the Housing Inspection Div. at 775-5451, Ext. 448 or 358.

Date 2.0.21

## FOR YOUR INFORMATION AS A NEW OWNER

The following excerpts are from Chapter 307 of the City of Portland Municipal Codes regulating "Minimum Standards for Housing" commonly referred to as the City of Portland HOUSING CODE.

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SECTION 19 - RESTRICTION ON CONVEYANCE OF PROPERTY: It shall be a violation of this ordinance for any person to se!, transfer, or otherwise dispose of any property against which an order has been issued by the Health Officer under the provisions of this ordinance unless he shall the trunish to the grantee a true copy of any such order and shall at the same time notify the Health Officer in writing of the intent to so transfer either by delivering said notice to the Health Officer and receiving a receipt therefore or by registered mail, return receipt requested, giving the name and address of the person to whom the transfer is proposed. In the event of a violation of this section of this ordinance, such person shall be subject to a fine of not less than \$50.00 nor more than \$100.00, in addition to any fine which may be imposed for failure to comply with any order of the Health Officer as provided herein.

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RE:		Congress	St.	WE	47-6 20

AS THE NEW OWNER of the above we must inform you that SECTION 19 - RESTRICTION ON CONVEYANCE OF PROPERTY, does apply to this property as the Housing Inspection Division, Health & Social Services has an open file in this case.

If you have any questions regarding this matter, please call the Housing Inspection Div.

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#### NOTICE OF HOUSING CONDITIONS

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Department of Urban Development Housing Inspection Division 775-5451 - Ext. 311 - 318

Ch.-Blk.-Lot: 47-A-29 Location: 775-7 CONGRESS ST.

Project: NCP-WE

Issued: February 9, 1981

Expires: May 9, 1981

Mr. Carleton Winslow 15 Fine Street Portland, Maine 04102

Dear Mr. Winslow:

As owner or agent, you are hereby notified that an examination was made of the premises at  $\frac{775-7}{100}$  Congress St., Portland, Me., by Housing Inspector Merlin Leary. Violations of Municipal Codes relating to housing conditions were found as described in detail on the attached housing inspection report.

In accordance with provisions of the above mentioned Codes, you are hereby requested to correct those defects on or before May 9, 1981. 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 reinspection 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 aid this Department in it's goal to maintain all Portland residents in decent, safe, and sanitary housing.

Very truly yours,

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

Inspection Services Division

Lyle D. Noyes,

Code Enforcement Officer - Leary (5)

Attachments:

jmr

OWNER: Mr. Carleton Winslow CODE ENFORCEMENT OFFICER - Leary 775-7 Congress, Portland, Me. 47-A-29 NCP-WE Notice of Housing Conditions DATED: February 9, 1981 EXPIRES: May 9, 1981

ITEMS LISTED BELOW ARE IN VIOLATION OF "CHAPTER 307 OF THE MUNICIPAL CODES - MINIMUM STANDARDS FOR HOUSING" AND MUST BE CORRECTED.

		SEC.(S)
<b>*</b> 1.	FRONT PORCH - stairs - loose tread.	3-d
<b>*</b> 2.	RIGHT FRONT CELLAR - window - broken and missing glass.	3-c
3.	LEFT FRONT & LEFT REAR EXTERIOR - foundation - missing mortar	. 3-2
4.	LEFT & RIGHT FRONT PORCH - ceiling - exposed electrical	. J. L
_	wiring.	8-e
5.	LEFT REAR EXTERIOR - broken gutter.	3-a
6.	FIRST FLOOR RIGHT FRONT HALL - stairway - broken plaster.	3-b
7.	SECOND FLOOR RIGHT FRONT HALL - window - loose glass.	3-c
8.	THIRD FLOOR RIGHT FRONT HALL - stairs - broken tread.	3-d
9.	LEFT REAR & RIGHT FRONT CELLAR - furnace rooms - 5/8" sheet-	
	rock on walls and ceilings required.	9-c
10.	LEFT FRONT & RIGHT FRONT - cellar - fire doors in furnace	
	rooms required.	9-c
11.	REAR WALL - missing clapboards.	9-c
12.	RIGHT REAR - roof - missing chimney mortar and brick.	3-a
13.	SECOND & THIRD FLOOF FRONT HALL - stairways - missing	•
	balusters.	3-d
		<b>J</b> -
SECONI	O FLOOR RIGHT	
14.	FIREPLACE - broken tiles.	3-e
CECONI	PIOOD IEET	
	PATUROUM LEFT	
	BATHROOM - ceilings - missing tiles.	3-b
10.	LIVINGROOM - window - missing glass.	3-c
	KITCHEN & BATHROOM - ceilings - leaking.	3-b
	BATHROOM TOILET - tank cover - broken.	6-d
19.	REAR HALL - obstructed means of egress.	10(2)
THIRD	FLOOR RIGHT	
20.	KITCHEN - window - broken sash.	3-c
		J_0
BASEME	ENT LEFT	
	LIVINGROOM - wall - decomposed chimney bricks and mortar.	3-b
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\*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 STUCTURE.

We suggest you contact the City of Portland Building Inspection Department, 389 Congress St., Tel. 775-5451 to determine if any of the items listed above require a building or alteration permit.

#### NOTICE OF HOUSING CONDITIONS

CITY OF PORTLAND

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Department of Urban Development Housing Inspection Division 775-5451 - Ext. 311 - 318

Ch.-Blk.-Lot: 47-A-29 Location: 775-7 CONGRESS ST.

Project: NCP-WE

Issued: February 9, 1981

Expires: May 9, 1981

Mr. Carleton Winslow 15 Pine Street Portland, Maine 04102

Dear Mr. Winslow:

As owner or agent, you are hereby notified that an examination was made of the premises at 775-7 Congress St., Portland, Me., by Housing Inspector Merlin Leary. Violations of Municipal Codes relating to housing conditions were found as described in detail on the attached housing inspection report.

In accordance with provisions of the above mentioned Codes, you are hereby requested to correct those defects on or before  $\underline{\text{May 9. 1981}}$ . 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 reinspection wi in 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 aid this Department in it's goal to maintain all Portland residents in decent, safe, and samitary housing.

Very truly yours,

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

By Lyle D. Noyes,

Inspection Services Division

Code Enforcement Officer - Leary (5)

Attachments:

jmr

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and the same of the same

### NOTICE OF HOUSING CONDITIONS

CITY OF PORTLAND

Department of Urban Development Housing Inspection Division 775-5451 - Ext. 311 - 318

Ch.-Blk.-Lot: 47-A-29 Location: 775-7 CONGRESS ST.

Project: NCP-WE Issued: February 9, 1981

Expires: May 9, 1981

Mr. Carleton Winslow 15 Pine Street Portland, Maine 04102

Dear Mr. Winslow:

As owner or agent, you are hereby notified that an examination was made of the premises at  $\frac{775-7}{\text{Congress St.}}$ , Portland, Me., by Housing Inspector Merlin Leary. Violations of Municipal Codes relating to housing conditions were found as described in detail on the attached housing inspection report.

In accordance with provisions of the above mentioned Codes, you are hereby requested to correct those defects on or before  $\underline{\text{May 9, 1981}}$ . 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 reinspection 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 aid this Department in it's goal to maintain all Portland residents in decent, safe, and sanitary nousing.

Very truly yours,

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

Lyle D. Noyes, Inspection Services Division

Enforcement Officer - Leary (5)

Attachments:

jmr

### HOUSING INSPECTION REPORT

OWNER: Mr. Carleton Winslow CODE ENFORCEMENT OFFICER - Leary

775-7 Congress, Portland, Me. 47-A-29 NCP-WE Notice of Housing Conditions DATED: February 9, 1981 EXPIRES: May 9, 1981

ITEMS LISTED BELOW ARE IN VIOLATION OF "CHAPTER 307 OF THE MUNICIPAL CODES - MINIMUM STANDARDS FOR HOUSING" AND MUST BE CORRECTED.

			SEC.(S)
*	1.	FRONT PORCH - stairs - loose tread.	3-d
	2.	RIGHT FRONT CELLAR - window - broken and missing glass.	3-c
	3.	LEFT FRONT & LEFT REAR EXTERIOR - foundation - missing mortar	3-a
	4.	LEFT & RIGHT FRONT PORCH - ceiling - exposed electrical	
	٠.	wiring.	8-e
	5.	LEFT REAR EXTERIOR - broken gutter.	3-a
	6.	FIRST FLOOR RIGHT FRONT HALL - stairway - broken plaster.	3-b
	7.	SECOND FLOOR RIGHT FRONT HALL - window - loose glass.	3-e
	8.	THIRD FLOOR RIGHT FRONT HALL - stairs - broken tread.	3-d
	9.	LEFT REAR & RIGHT FRONT CELLAR - furnace rooms - 5/8" sheet-	
	7.	rock on walls and ceilings required.	9-c
	10.	LEFT FRONT & RIGHT FRONT - cellar - fire doors in furnace	
	10.	rooms required.	9-c
	11.	REAR WALL - missing clapboards.	9-c
	12.	RIGHT REAR - roof - missing chimney mortar and brick.	3-a
	13.	SECOND & THIRD FLOOR FRONT HALL - stairways - missing	
	13.	balusters.	3-d
		Daluste, 5.	
•	ECON.	D FLOOR RIGHT	
		FIREPLACE - broken tiles.	3-e
	17.	That and	
	E CON	D FLOOR LEFT	
=	15	BATHROOM - ceilings - missing tiles.	3-b
	16	LIVINGROOM - window - missing glass.	3-c
	17	KITCHEN & BATHROOM - ceilings - leaking.	3-b
	18	BATHROOM TOILET - tank cover - broken.	6-d
	19.	REAR HALL - obstructed means of egress.	10(2)
	19.	BEAR MADE = OCCUPATION OF THE STATE OF THE S	
1	THIRD	FLOOR RIGHT	
-	20.	KITCHEN - window - broken sash.	3-c
E	BASEM	ENT LEFT	2 h
_	21.	LIVINGROOM - wall - decomposed chimney bricks and mortar.	3-b

\*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 STUCTURE.

We suggest you contact the City of Portland Building Inspection  $\Gamma$  repartment, 389 Congress St., Tel. 775-5451 to determine if any of the items listed above require a building or alteration permit.



# CITY OF PORTLAND

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

November 26 , 1980

New Owner Car Wissel

Mr. & Mrs. Michael & Linda Colburn 1484 Washington-Avenue Portland, Maine. 04103

> Re: 775-777 Congress St. 47-A-29 WE Left Rear & Right Rear - Basement Apartments

Dear Mr. & Mrs. Colburn:

As owner or agent of the property located at 775-777 Corress Street, Portland, Maine you are hereby notified that as the result of a recent inspection the vacant structure is hereby declared unfit for human occupancy.

The above mentioned structure is to be kept vacant so long as the following conditions continue to exist thereon:

c. Properties which, because of their general condition, state of the premises, number of occupants, or location, are so insanitary, unsafe, overcrowded or otherwise dangerous or detrimental that they create a serious menace to 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.

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

Lyle D. Noyes,

Lyle D. Noyes, Housing Code Administrator

Inspector Merlin Leary

jmr

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

Void New Contract 2/5/8/

january 7, 1990

Mr. Michae, Colburn 14 c4 Mashington Avenue Portland, Pates 04103

Re: 775-777 Congress Street 47 A-29 NCP-West End

Dear Mr. Colburn

As owner or agent of the above referred property, you were notified to correct certain substandard conditions in violation of Chapter 307 of the City of Portland Municipal Code "Minimum Standards for Housing". Several re-inspections have been made and we find that you have not complied with our request.

A final re-inspection was made on 11/21/79, by Housing Inspector Leary and, as a result, you are hereby ordered to correct the violations listed below on or before February 7, 1980.

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

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

Lyle D. Noyes, Housing Code Administrator

Inspector\_

M. Leary

EXISTING VIOLATIONS OF CHAPTER 307 OF THE CITY OF PORTIAND MUNICIPAL CODE STICION(
\*1. FRONT PORCH STAIRS - secure loose tread. 1/2. \*1

\*2. FRONT PORCH STAIRS - secure loose tread. 1/2. \*1

\*2. FRONT PORCH STAIRS - secure loose tread. 1/2. \*1

\*3. LEFT FRONT & LEFT REAR EXTERIOR FOUNDATION - replace missing mortar. 3a

4. LEFT & RIGHT FRONT PORCH CEILING - enclose exposed electrical wiring. 8e

5. LEFT REAR EXTERIOR ROOF - repair or replace broken gutter. 3a

6. SECOND FLOOR RIGHT FRONT HALL WINDOW - secure the glass by replacing points and/or reglazing. 3c

continued next page

775-777 Congress Street, Portland, Maine - continued  7. THIRD FLOOR RIGHT FRONT HALL STAIRS - repair or replace broken treal.  9. LEFT REAR & RIGHT PIGHT FRONT CELLAR WALL & CEILING - install 5/8" sheet that conform & RIGHT FRONT CELLAR - install 5.	<b>3</b> d
that FRONT & RIGHT FRONT CELLUR FOOMs.	rock 9c
19. FRAK WALL - replace the missing clapboards.  12. TRONT HALL STAIRWAY SECOND & THIRD FLOORS - replace the missing claps.	3 90
TAIL STAIRWAY SECOND Comments of the contract	9c
SECOND TO SECOND	3a
12. PRONT HALL STAIRWAY SECOND & THIRD FLOORS - replace the missing balusters  SECOND FLOOR RIGHT  SECOND FLOOR RIGHT  THE STAIRWAY SECOND & THIRD FLOORS - replace the missing balusters  SECOND FLOOR RIGHT  THE STAIRWAY SECOND & THIRD FLOORS - replace the missing balusters	- 3.1
glass.	
14. 1 Trouby ALSHI	<b>2</b> c
13 KITCHEN STOVE replace missing burner.	
TA COMPANY	3e
16. LIVINGROOM WALL	4e
replace decomposed chimney but a	
16. LIVINGROOM WALL - replace decomposed chimney bricks and mortar.  SECOND FLOOR L'FI  17. SECOND FLOOR L'FI  18. LIVINGROOM WIN ON - replace missing tiles.  24.19. LIVINGROOM WIN ON - replace missing class.	3ь
18. LIVINGROOM WIN O.1 - replace missing tiles. 2/19. LIVINGROOM WIN O.0 - replace missing glass.	
THEROOM WIN OW - repair or reclass.	35
2/19. LIVINGROOM WIN ON - replace missing tiles. LIVINGROOM WIN ON - replace missing glass.  replace missing glass.  replace missing tiles.	3c 3c

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•	773-777 Congress Street, Portland, Maine - continued	
	<ol> <li>THIRD FLOUR RIGHT FRONT HALL STAIRS - repair or replace broken tread.</li> <li>LEFT REAR &amp; RIGHT PIGHT FRONT CELIAR WALL &amp; CEILING - install 5/8" sheetred walls and ceilings of the furnace rooms.</li> <li>LEFT FRONT &amp; RIGHT FRONT CELIAR - install fire doors in the furnace rooms that conform with the local building code.</li> <li>REAR WALL - replace the missing clapboards.</li> <li>VRIGHT REAR ROOF - replace the missing chimney mortar and brick.</li> <li>TRONT HALL STAIRWAY SECOND &amp; THIRD FLOORS - replace the missing balusters.</li> </ol>	90
11-24	SECOND FLOOR RIGHT  13. KITCHEN WINDOW TO PROTECT Places.	2c
1-20	THIRD FLOOK ALSHI	3c 4e
	BASEMENI LEFT  16. LIVINGROOM WALL - replace decomposed chimney bricks and mortar.	3b
1-24	SECOND FLOOR L'FI  17.	35 3c 3c

DEUITE TOO TOO

ADMINISTRATIVE HEARING DECISION City of Portland Department of Neighborhood Conservation Housing Inspections Division Telephone: 775-5451 - Ext. 448 - 358 Date January 22, 1979 772.0824 Mr. Michael Colburn 1484 Washington Avenue Portland, Maine 04103 Dear Mr. Colburn: You are hereby notified that \_\_aa a result of r reinspection and your request for on Jan. 16, 1979 , regarding our "Notice of Housing Conditions" at the above referred premises resulted in the decision noted below Expiration time extended to \_\_\_Harch 30, 1979 to conject the work now in progress to correct the twenty two (22) Housing Code violations as listed on the \_attached list. Notice modified as follows. \_\_\_\_\_ Please notify this office if all violations are corrected before the above mentioned dates, so that a "Certificate of Compliance" may be issued. Very truly yours, In Attendance: Joseph - Gray, Jr., Director Mr. Colburn Neighborhood Conservation M. Leary, Inspector By tyle D. Noyes, Encl. Chief of Housing Inspections

RECHIECT ---

alteration permit.

an. 22, 1979 Remaining Housing Cole Violations to be corrected within time extension granted on the attached "Administrative Hearing Decision" NONC -Sept. 12, 1977

775-777 Congress Street, Portland, Maine NCF-WE 47-A-29 LEFT FRONT & LEFT REAR EXTERIOR FOUNDATION- replace missing mortar. \* 1. LEFT & RIGHT FRONT PORCH CEILING - enclose exposed electrical wiring. 20 LEFT REAR EXTERIOR ROOF - repair or replace broken gutter. -Wills -- repair or replace-toperative-ligh Principal Charles - Install blisminstican 5. SECOND FLOOR - RIGHT FRONT HALL WINDOW - secure the glass by replacing points and/or reglazing. SECOND PLOCE - LEFT BEAR HALL LINUGE - SEPTEMBER DEDKER STREET THIRD FLOOR - RIGHT FRONT HALL STAIRS - repair or replace broken tread. LEFT REAR & RIGHT FRONT - CELLAR WALL & CEILING - install 5/6" sheetrock walls and ceilings of the furtace rooms. 10 LEFT PROJE & RIGHT FRONT CELLAR - install fire doors in the furnace rooms that conform with the local building code. with the local building code.

10 11. VRYAR WALL- replace the missing clapboards.

11. 12. RIGHT REAR ROOF - replace the missing chimney mortar and brick.

12. 13. FRONT HALL STAIRWAY- SECOND & THIRD FLOORS - replace the missing baluster. 3e 3d 3с - XI5,-KITCHEN WINDOW - replace broken glass. /// ritri) FLOOR RIGHT Зc 35 SECOND FLUOR LIFT

O, KITCHEN & LATHROOM CLILINGS - replace missing tiles. 36 30 7 21. LIVING ROOM WINDOW - replace missing glass. of 22. LIVING ROOM WINDOW - repair or replace broken sash. \* WHEN MAKING YOUR REPAIRS, FIRST PRIORITY IS TO BE GIVEN TO ITEMS WITH ASTERISES, AS THEY CONSTITUTE EXTREME HAZARDS TO THE HEALTH OR SAFETY OF THE OCCUPANTS OF THIS STRUCTURE. We suggest you contact the City of Portland Building Inspection Department, 389 Congress St.,

Tel. 775-5451 to determine if any of the items listed above require a building or

City of Portland Department of Neighborhood Conservation

Ch.-B1.-Lot: 47-A-29 Location: 775-777 Congress Street Project: NCP-West End

Sept. 12, 1977 Issued: Expired: Dec. 12, 1977

Portland, Maine 04103 14050 = 1

Dear Mr. & Mrs. Colburn:

Housing Inspections Division

Michael & Linda Colburn

1484 Washington Avenue

Tel. 775-5451 - Ext. 448 - 358

RECHIECT ---

An examination was made of the premises at 775-777 Congress Street Portland, Maine, by Housing Inspector Leary Violations of Municipal Codes relating to housing conditions were found as described in detail below.

NOTICE OF HOUSING CONDITIONS

In accordance with provisions of the above mentioned Codes, you are requested to correct these defects on or before <u>Doc. 12. 1977</u>. You may contact this office to arrange a satisfactory repair schedule if you are unable to make such rep irs within the srecified 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 reinspection 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 belp this Department in its goal to maintain all Portland residents in decent, safe and sanitary housing.

Very truly yours,

Joseph E. Gray, Jr. Director Neighborhood Conservation

Inspector

M. Leary

Lyle D.\Noyes Chief of Housing Inspections

EXISTING VIOLATIONS OF CHAPTER 307 - "MINIMUM STANDARDS FOR HOUSING" -/ (31. / LEFT FRONT & LEFT REAR EXTERIOR FOUNDATION - replace missing morter. 2. LEFT FRONT PORCH CELLING remove illegal light fixture and replace with a finture
that conform with the electrical code.

B. REMOT FRONT PORCH CELLING - enclose exposed electrical wiring. 3 5. LEFT REAR EXTERIOR ROOF - repair or replace broken gutter.

39

5. FIRST & SECOND FLOOR - LEFT NEAR & RIGHT REAR - HALL WALLS - repair or replace inoperative light fixtures. 5 \* 6. THIRD FLOOR- LEFT REAR - HALL STAIRWAY - install illumination. 6 7. VSECOND FLOOR - RIGHT FRONT HALL WINDOW - secure the glass by replacing points and/or reglazing. 7 \* 8. VSECOND FLOOR - LEFT REAR HALL WINDOW - replace broken glass. 9. THIRD FLOOR - RIGHT FRONT HALL STAIRS - repair or replace broken tread. 9\* 11. LEFT REAR & RIGHT FRONT - CELLAR WALL & CEILING - install 5/8" sheetron walls &

ceilings of the furnace rooms. 10 \* 12 LEFT FRONT & RIGHT FRONT CELIAR - install fire doors in the furnace rooms that conform with the local building code.

continued

LEPHONE (207) 775-5451

JINE 120/1 //5-5451



775-777 Congress Street, Portland, Maine NCP-West End 47-A-29 9/12/77 FIRST FLOOR PIGHT 13. HIDDLE-REDROOM 6-KITCHEN CEILINGS - determing thereason and remedy thecondition Causing signs of Locksgo. 14. KITCHEN GRILING repair or replace-cracked plaster. 15. LIVING ROOM WINDOW - roplace broken glass. /// -15. KITCHEN WINDOW - replace missing counter tolence cord allowing window eash to remain -clevated when opened. - //C -17. MIBDLE BEDROOM - GEILING - remove-loose and peeling-paint. SECOND FLOOR RIGHT / \* 18. KITCHEN WINDOW - replace broken glass. /6 \* 19. MIDDLE BEDROOM CEILING - repair inoperative light fixture. 20. HIDDIE BEDEOOM WALL replace missing outlet cover-THIRD FLOOR RIGHT // \* 21. KITCHEN WINDOW - repair or replace broken sash. 19 22. KITCHEN WINDOW - repair or replace broken casing. 23. KITCHEN WALL - replace broken switch cover. 3с BASEMENT LEFT 19 24. LIVING ROOM WALL - replace decomposed chimner bricks and mortar. 3ъ FIRST FLOOR LEFT ( ..... \* 25. KITCHEN CEILING -- determine-the-reason and remedy the conditions which causes signs ---or leakage. 26, KITCHEN & LIVING NOON CEILINGS - repair or replace cracked-placter. \* 27. WITCHEN WALLS - repair or replace oracled plaster. 28. KITCHEN WINCOW - replace missing stops. 12.29. KITCHEN replace missing board on the cabinet. 30. LIVING ROOM CETLING FOLLOW Loose and peoling paint. 31. LIVING ROOM-WINDOW -- replace missing counter-belance-cords-sllowing-window mash toremain elevated when opened. \_\_ SECOND PLOCE LEFT At the time-of the survey, we were unable to gain access to the second-floor left epartment. We suggest that if there are any conditions which need correcting in this epartment that you make the repairs while doing the work on the rest of the structure. THIRD FLOOR LEFT /-//32 KITCHEN WALLS - roplace missing chimney mortar. ----- 3Ъ--\* 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. We suggest you contact the City of Portland Building Inspection Department, 389 Congress Street, Tel. 775-5451 to determine if any of the items listed above require a building

20

or alteration permit.

		PORTLAN	ND HEALTH DEPARTMENT
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RECEIVED	12-29-80 BY	222	-4623
p	NAME Ma:	atten - 13	7.0 2 =
_QUEST 8Y	ADDRESS 275 C	ongelsa 199	7-8/14-Home
OWNER	NAME M. Col	barn - i	
OWNER	ADDRESS	0/-	ISTEL ANT.#3
CONDITIONS	ADDRESS 775 C	ongresa St 1	<u> </u>
Broken w	ater pipe.		
	/		
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YIIROIAA	LIDGENT	REPORT TO	the state of the s

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QUEST FOR SE	PVICE		PO	RTLAND HEA	LTH DEPARTMENT
DATE ECEIVED	12-29-8	O BY	Joych	DISTRICT	1622
RE	NAME (	Joseph	elsgrow	- 775-1	312
EQUEST BY	ADDRESS C	775 C	ongress or	797-8	114
OWNER	NAME )	nike C	olburn -	177-0	
OWINER	ADDRESS		01	1 1131	ed apt. 6
CONDITIONS	ADDRESS	775 Co	ngress St	to the second	cipi.
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P07 0487356

RECEIPT FOR CERTIFIED MAIL
SO INSURANCE COVERAGE PROVIDEDNO FOR INTERNATIONAL MAIL

ACCUPATED

ACCUPATED

Michael & Linda Colburn 1484 Washington Ave. Portland, Me. 04103 TOTAL POSTAGE AND FEES

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TOTAL POSTAGE AND PEES TOTAL POSTAGE AND FEES PS Form 3800, Apr POSTMARK OR DATE

775-777 Congress Re:

BENDER CO.
DENDER: Complete stems 1, 2, and 3, and 4 your address in the "RETURN TO" space on reverse.  1. The following service is requested (check one)
1. The following service is requested (check one).  Show to whom and date delivered
2. ARTICLE ADDRESSED TO: Mr. & Mrs. Michael & Linda Colburn 1484 Washington Avenue Portland, Maine 04103 3. ARTICLE DESCRIPTION: REGISTERED NO.   CERTIFIED NO.   ARTICLE DESCRIPTION:
0487356
(Always obtain signature of addressee or agent)  I have received the article described above.  SIGNATURE Addressee
DATE OF DELIVERY  POSTMARK  5. ADDRESS (Complete only if requested)  B. UNABLE TO DELIVER BECAUSE:
6. UNABLE TO DELIVER BECAUSE:  CLERK'S THITTIALS  CREATE  CLERK'S  CLERK'S  CLERK'S  CLERK'S  CLERK'S  CLERK'S  CHARTS  CLERK'S  CLERK'S  CHARTS  CLERK'S  C



## ITY OF PORTLAND

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

November 26, 1980

Mr. & Mrs. Michael & Linda Colburn 1484 Washington Averue Portland, Maine 2-103

> Re: 775-777 Congress St. 47-A-29 WE Left Rear & Right Rear - Basement Apartments

Dear Mr. & Mrs. Colburn:

As owner or agent of the property located at 775-777 Congress Street, Portland, Maine you are hereby notified that as the result of a recent inspection the vacant structure is hereby declared unfit for human occupancy.

The above mentioned structure is to be kept vacant so long as the following conditions continue to exist thereon:

> c. Properties which, because of their general condition, state of the premises, number of occupants, or location, are so insanitary, unsafe, overcrowded or otherwise dangerous or detrimental that they create a serious menace to 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.

Sincerely yours, /
Joseph E. Gray, Jr., Director
Urban Development

Lyle D. Noyes,

Housing Code Administrator

jmr

389 CONGRESS STREET • PORTLAND, MAINE 0410! • TELEPHONE (207) 775-5451

## MEMO TO REQUEST LEGAL ACTION

	Date_	11-25-80
0: Chas. Lane	, Assistant Corporation	Counsel
ROM: Lyle D. Noyes, Chief of Housing	Inspections	
UBJECT: Request for legal action ag	ainst Michael and Li	inda Colburn,
UBJECT: Request for regar action by	nue , Portland	. Maine
1484 Washington Aver	inde ,	
regarding <u>775-77 Co</u>	ngress Street	
ACTS CONSTITUTING VIOLATIONS:		
11 Housing Code violation	ns	
ATTEMPTS TO OBTAIN VOLUNTARY COMPLIAN		
First notice 9-12-77		
Time extension granted	122-79	
First notice 1-7-80		
Legal action: dismissa	l bocause of insufficient	complaint 6-24-80
5Latest re-inspection ll-	-24-80	
WITNESS:		
M. Leary		
12)15)80 O.K		
ak		
Cul		•

. . \* MOST DANGEROUS ITEMS

January 7, 1950

Mr. Nichael Colburn 1484 Washington Avenue Portland, Maine 04103

775-777 Congress Street 47-A-29 NCY-West End

Dear Mr. Colburn:

As owner or agent of the above referred property, you were notified to correct certain substandard conditions in violation of Chapter 307 of the City of Portland Municipal Code "Minimum Standards for Housing". Several re-inspections have been made and we find that you have not complied with our request.

A final re-inspection was made on 11/21/79, by Housing Inspector Leary and, as a result, you are hereby ordered to correct the violations listed below on or before February 7, 1980.

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 Neighborhood Conservation

Lyle D. Noyes, Housing Code Administrator

Inspector

EXISTING VIOLATIONS OF CHAPTER 307 OF THE CITY OF PORTLAND MUNICIPAL CODE FRONT PORCH STAIRS - secure loose tread.

LEFT REAR & RIGHT FRONT CELLAR WINDOWS - replace the broken and missing glass.3c LEFT FRONT & LEFT REAP EXTERIOR FOUNDATION - replace missing mortar. LEFT & RIGHT FROM PORCH CEILING - enclose exposed electrical wiring. 88 LEFT REAR EXTERIOR ROOF - repair or replace broken gutter. SECOND FLOOR RIGHT FRONT HALL WINDOW - secure the glass by replacing points and/or reglazing.

continued next page

. • .	775	-777 Congress Street, Portland, Maine - continued	
	7. 8.	THIRD FLOOR RIGHT FRONT HALL STAIRS - repair or replace broken tread.	3d
	٥.	LEFT REAR & RIGHT RIGHT FRONT CELIAR WALL & CEILING - install 5/8" sheetrowalls and ceilings of the furnace rooms.	9c
:	9.	LEFT FRONT & RIGHT FRONT CELLAR - install fire doors in the furnace rooms	90
		that conform with the local building code.	9c
I .	10.	REAR WALL - replace the missing clapboards.	90
	11.		3a
	12.	FRONT HALL STAIRWAY SECOND & THIRD FLOORS - replace the missing balusters.	
		SECOND FLOOR RIGHT	
	13.	KITCHEN WINDOW - replace broken glass.	<del>_3</del> c
		THIRD FLOOR RIGHT	
	14.	KITCHEN WINDOW - repair or replace broken sash.	3с
	<del></del>	KITCHEN STOVE - replace missing burner.	4e
		BASEMENT LEFT	
1	16.	LIVINGROOM WALL - replace decomposed chimney bricks and mortar.	3ь
		SECOND FLOOR LEFT	
	17.		3ъ
	18.		3c
	10	LTUINGROOM UIMOUL TORGIT OF TORINGS PROKEN COSE	70-