

760 Congress Street

LONGF SQ 1



SHAW-WALKER

#8503-1R



CITY OF PORTLAND

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

June 23, 1983

Mr. Allan Miller
762 Congress Street
Portland, Maine 04102

DU: 4

Re: 760 Congress Street 54-F-13 NDP

The Housing Inspections Division of the Department of Planning & Urban Development has recently completed an overall inspection of your 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 of
Planning & Urban Development

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

M. Leary
Code Enforcement Officer - M. Leary (5)

jmr

City of Portland

Health Department
Check Off Sheet
STRUCTURE INSPECTION SCHEDULE

Housing Inspection Division

1) Insp. Name W. J. Jones

2) Insp. Date	3) Insp. Type	4) Project Code	5) Assr's: Chart	6) Bl.	7) Lot	8) Census: Tract	9) Block	10) Insp.	11) Form No.						
12) House No.	13) Sec. H No.	14) Suff.	15) Direct.	16) Street Name				17) St. Design.							
18) Owner or Agent:								19) Status	20) Bldg's Rating						
21) Address:								Zip Code							
22) City and State:								31) Const. Mat.	32) #O.B's						
23) D. Units	24) Occ. D.U.'s	25) Km. Units	26) Occ. R.U.s	27) No. Occupants	28) Com'l U.	29) Bldg. Type	30) Stories								
33) C.H.								34) Pb.	35) Zoned For	36) Actual Land Use	37) D.D.	38) Orig. Ist. Res.	39) Fin. Res.	40) Disp.	41) Closing Date

EXTERIOR - Structure		Cd. Viol.	INTERIOR - Structure		Cd. Viol.
Foundation	EX/FO	3a	Lighting	LI	8
Walls	EX/WA	3a	Elec. Wiring	EW	8e
Roof	RO	3a	Floors	FL	3b
Porch	PO	3d	Walls	IN/WA	3b
Stairs	EX/SR	3d	Ceilings	CE	3c
Steps	SP	3c	Windows	IN/WI	3c
Doors	DO	3c	Airshafts	AS	3a
Windows	EX/WI	3a	Roof Rafters	ROR	4e
Eaves	EA	3a	Sanitation	SAN	3d
Trim	TR	3e	Stairways	IN/SRW	3d
Chimney	EX/CH	3a	Stair Treads	SRT	6d
Gutters	GU	3a	Wastelines	WSL	6c
Roof Drains	RD	3d	Supply Lines	SUL	3e
Bulkhead	BU	4e	Stacks	ST	3e
Outbuildings	GR - SI	4e	Flues	FU	3e
Yard	YA	4d	Vents	VE	3e
Garbage	GA	4d	Chimney	IN/CH	9c
Rubbish	PU	4d	Heating Equip.	FURNACE - FL	4b
Containers	CO	3a	Bsmt. Sanitation	LITTER - LI	3a
Drainage	DR	4e	Dampness	DM	8c
Infestation	IN-CR-FL	4e	Lighting	BS/LI	8e
Rats	RA	4e	Elec. Panel	EL/PA	3d
Other		10	Stairs	BS/SR	3a
Fire Escape	FE	10	Foundation	IN/FO	3a
Dual Egress	DE		Floor Joists	FL/JO	3a
Driveways	DW		Carrying Timbers	CA/TI	3a
Walks	WA		Sills	SI	3a
Fences	FN		Bsmt. D.U. Conforms	BDU	5f

Remarks on reverse side

City of Portland

DWELLING UNIT SCHEDULE

Housing Inspection Division

INSP DATE

4/13/82

TENANTS NAME

1011 1st Ave

Child Un. 10

Child 1 - 6

+ Lead Survey - Results

Rent

Rent Code

Furn

Hot Water

Dual Egrs.

Ck'ing.

Heat

Lav.

Bath

Flush

CODE

3(b)

3(c)

3(c)

3(b)

3(b)

3(b)

6(d)

6(d)

6(d)

7

6(c)

CODE

3(b)

3(c)

3(c)

3(b)

3(b)

3(b)

3(b)

3(b)

3(b)

3(b)

3(b)

3(b)

3(b)

3(b)

3(b)

3(b)

3(b)

3(b)

3(b)

3(b)

3(b)

3(b)

3(b)

3(b)

3(b)

3(b)

3(b)

3(b)

3(b)

3(b)

3(b)

3(b)

3(b)

3(b)

3(b)

3(b)

3(b)

3(b)

3(b)

3(b)

3(b)

3(b)

3(b)

REMARKS:

City of Portland

DWELLING UNIT SCHEDULE

Housing Inspection Division

INSP DATE										TENANTS NAME										FLR.#	LOCATION	RMG.TP.	#RMS.	#PEO.	#ALL'D	SLRRM.
Child Un.10	Child 1-6	+ Lead Survey - Results	Rent	Rent Code	Furn	Hot Water	Dual Egrs.	Ck'ing.	Heat	Lav.	Bath	Flush														
KITCHEN () Plaster - L, C, M, - Ceiling/Walls () Windows - loose, broken glass, glaze () Sash/Frames - broken, missing, worn () Floor - loose, worn, dam., buckled () Doors - Knob/lk - missing - Panels/Frames dam. () Counter/Stor. Space Yes ___ No ___ () Sink - chipped, cracked, leaks () Range - improper stack, flue, vent () Refrigerator Space Yes ___ No ___ () Plumbing (a) 6(a) Water Supply Hot ___ Cold ___ () Electrical (a) () Sanitation (a)													CODE	BATHROOM () Plaster - L, C, M - Ceiling/Walls () Window - loose, broken glass, glaze () Sash/Frames - broken, missing, worn () Floor - loose, worn, dam., buckled () Door - knob/lk - missing - Panels/Frames dam. () Toilet - broken, loose, leaks, Seat, l'se crkd. () Lavatory - chipped, cracked, leaks, trap leaks () Bathtub/Shower - leaks cross connection () Ventilation yes ___ No ___ () Plumbing (b) 6(a) Water Supply Hot ___ Cold ___ () Electrical (b) () Sanitation (b)										CODE		
LIVING ROOM () Plaster - L, C, M, - Ceiling/Walls () Windows - loose, broken, glaze () Sash/Frames - broken, missing, worn () Floor - loose, worn, damaged () Door - knob/lk - missing - Panels/Frames dam. () Electrical (c) () Sanitation (c)													CODE	DINING ROOM () Plaster - L, C, M - Ceiling/Walls () Windows - loose, broken, glaze () Sash/Frames - broken, missing, worn () Floor - loose, worn, damaged () Doors - Knobs/lk - missing, Panels/Frames dam. () Electrical (d) () Sanitation (d)										CODE		
Bedrooms and/or other rooms														() Plaster - L, C, M - Ceiling/Walls () Windows - Loose, broken, glaze () Sash/Frames - broken, missing, worn () Floors - loose, worn, damaged () Door - knobs/lk - missing - Panels/Frames dam. () Electrical (e) () Sanitation (e) () Clothes Closet yes ___ No ___										Code		
Plumbing														Sanitation Vermin O R												

REMARKS:

City of Portland

DWELLING UNIT SCHEDULE

Housing Inspection Division

INSPECTION DATE										TENANTS NAME										FLR.#	LOCATION	RMG.TP.	#RMS.	#PEO.	#ALL'D	SLRRM.
Child Un.10	Child 1-6	+ Lead Survey - Results	Rent	Rent Code	Furn	Hot Water	Dual Egrs.	Ck'ng.	Heat	Lav.	Bath	Flush														
KITCHEN () Plaster - L, C, M, - Ceiling/Walls () Windows - loose, broken glass, glaze () Sash/Frames - broken, missing, worn () Floor - loose, worn, dam., buckled () Doors - Knob/lk - missing - Panels/Frames dam. () Counter, stor. Space Yes ___ No ___ () Sink - cl. ped, cracked, leaks () Range - oper stack, flue, ven () Refrigerator Space Yes ___ No ___ () Plumbing (a) 6(a) Water Supply Hot ___ Cold ___ () Electrical (a) () Sanitation (a)													CODE	BATHROOM () Plaster - L, C, M - Ceiling/Walls () Window - loose, broken glass, glaze () Sash/Frames - broken, missing, worn () Floor - loose, worn, dam., buckled () Door - knob/lk - missing - Panels/Frames dam. () Toilet - brkn, loose, leaks, Seat, l'se crkd. () Lavatory - ped, crkd, leaks, trap leaks () Bathtub/Shower - leaks cross connection () Ventilation Yes ___ No ___ () Plumbing (b) 6(a) Water Supply Hot ___ Cold ___ () Electrical (b) () Sanitation (b)										CODE		
LIVING ROOM () Plaster - L, C, M, - Ceiling/Walls () Windows - loose, broken, glaze () Sash/Frames - broken, missing, worn () Floor - loose, worn, damaged () Door - knob/lk - missing - Panels/Frames dam. () Electrical (c) () Sanitation (c)													CODE	DINING ROOM () Plaster - L, C, M - Ceiling/Walls () Windows - loose, broken, glaze () Sash/Frames - broken, missing, worn () Floor - loose, worn, damaged () Doors - Knobs/lk - missing, Panels/Frames dam. () Electrical (d) () Sanitation (d)										CODE		
Bedrooms and/or other rooms														() Plaster - L, C, M - Ceiling/Walls () Windows - Loose, broken, glaze () Sash/Frames - broken, missing, worn () Floors - loose, worn, damaged () Door - knobs/lk - missing - Panels/Frames dam. () Electrical (e) () Sanitation (e) Clothes Closet Yes ___ No ___ Sanitation - Vermin O R										Code		
Plumbing														Electrical												

REMARKS:

Cit, + Portlar

DWELLING UNIT SCHEDULE

Housing Inspection Division

INSP DATE		TENANTS NAME		FLR.#	LOCATION	RMG.TP.	#RMS.	#PEO.	#ALL D	SLPRM.		
Child	Child	+ Lead Survey -	Rent	Rent	Furn	Hot	Dual	Ck'ing.	Heat	Lav.	Bath	Flush
Un.10	1 - 6	Results	Code			Water	Eggs.					
KITCHEN				CODE	BATHROOM							
() Plaster - L, C, M, - Ceiling/Walls				3(b)	() Plaster - L, C, M - Ceiling/Walls							
() Windows - loose, broken glass, glaze				3(c)	() Window - loose, broken glass, glaze							
() Sash/Frames - broken, missing, worn				3(c)	() Sash/Frames - broken, missing, worn							
() Floor - loose, worn, dam., buckled				3(b)	() Floor - loose, worn, dam., buckled							
() Doors - Knob/Ik - missing - Panels/Frames dam.				3(b)	() Doors - Knob/Ik - missing - Panels/Frames dam.							
() Counter/Stor. Space Yes No				6(d)	() Toilet - brkn, loose, leaks, Seat, l'se crkd.							
() Sink - chipped, cracked, leaks				3(e)	() Lavator - rped, crkd, leaks, trap ks							
() Range - improper stack, flue, vent				-	() Bathtub/Shower - leaks cross connection							
() Refrigerator Space Yes No				6(c)	() Vent lation Yes No							
() Plumbing (a) 6(a) Water Supply Hot Cold					() Plumbing (b) 6(a) Water Supply Hot Cold							
() Electrical (a)					() Electrical (b)							
() Sanitation (a)					() Sanitation (b)							
LIVING ROOM				CODE	DINING ROOM							
() Plaster - L, C, M, - Ceiling/Walls				3(b)	() Plaster - L, C, M - Ceiling/Walls							
() Windows - loose, broken glaze				3(c)	() Windows - loose, broken, glaze							
() Sash/Frames - broken, ing, worn				3(c)	() Sash/Frames - broken, missing, worn							
() Floor - loose, worn, damaged				3(b)	() Floor - loose, worn, damaged							
() Door - knob/Ik - missing - Panels/Frames dam				3(b)	() Doors - Knobs/Ik - missing, Panels/Frames dam.							
() Electrical (c)					() Electrical (d)							
() Sanitation (c)					() Sanitation (d)							
Bedrooms and/or other rooms												
					() Plaster - L, C, M - Ceiling/Walls							
					() Windows - Loose, broken, glaze							
					() Sash/Frames - broken, missing, worn							
					() Floors - loose, worn, damages							
					() Doors - knobs/Ik - missing - Panels/Frames dam.							
					() Electrical (e)							
					() Sanitation (e)							
					() Clothes Closet Yes No							
					() Sanitation - Vermin O R							
Plumbing					Electrical							

REMARKS:

Cit Portland

Housing Inspection Division

DWELLING UNIT SCHEDULE										INSP				FORM NO.		
TENANTS										FLR.#	LOCATION	RMG.TP.	#RMS.	#PEO.	#ALL'D	SLRRM.
Childs	Child	+ Lead Survey -	Rent	Rent	Furn	Hot	Dual	Ck'ng.	Heat	Lav.	Bath	Flush				
Un.10	1 - 6	Results	Code			water	Eggs.									
KITCHEN													CODE			
() Plaster - L, C, M, - Ceiling/Walls													3(b)			
() Windows - loose, broken glass, glaze													3(c)			
() Sash/frames - broken, missing, worn													3(c)			
() Floor - loose, worn, dam., buckled													3(b)			
() Doors - Knob/lk - missing - Panels/Frames dam.													3(b)			
() Counter/Stor. Space Yes ___ No ___													6(d)			
() Sink - chipped, cracked, leaks													3(e)			
() Range - improper stack, flue, vent													-			
() Refrigerator Space Yes ___ No ___													6(c)			
() Plumbing (a) 6(a) Water Supply Hot ___ Cold ___																
() Electrical (a)																
() Sanitation (a)																
BATHROOM													CODE			
() Plaster - L, C, M - Ceiling/Walls													3(b)			
() Window - loose, broken glass, glaze													3(c)			
() Sash/Frames - broken, missing, worn													3(c)			
() Floor - loose, worn, dam., buckled													3(b)			
() Door - knob/lk - missing - Panels/Frames dam.													3(b)			
() Toilet - brkn, loose, leaks, Seat, l'se crkd.													6(d)			
() Lavat. - pped, crkd, leaks, trap leaks													6(d)			
() Bathtub/Shower - leaks cross connection													6(d)			
() Ventilation Yes ___ No ___													7			
() Plumbing (b) 6(a) Water Supply Hot ___ Cold ___													6(c)			
() Electrical (b)																
() Sanitation (b)																
DINING ROOM													CODE			
() Plaster - L, C, M - Ceiling/Walls													3(b)			
() Windows - loose, broken, glaze													3(c)			
() Sash/Frames - broken, missing, worn													3(c)			
() Floor - loose, worn, damaged													3(b)			
() Doors - Knobs/lk - missing, Panels/Frames dam.													3(b)			
() Electrical (d)																
() Sanitation (d)																
Bedrooms and/or other rooms													Code			
() Plaster - L, C, M - Ceiling/Walls													3(b)			
() Windows - Loose, broken, glaze													3(c)			
() Sash/Frames - broken, missing, worn													3(c)			
() Floor - loose, worn, damaged													3(b)			
() Door - knobs/lk - missing - Panels/Frames dam.													3(b)			
() Electrical (e)																
() Sanitation (e)																
() Clothes Closet res ___ No ___																
() Sanitation - Vermin O R																
Plumbing																
Electrical																

REMARKS:

+
C E R T I F I C A T E
O F
C O M P L I A N C E

CITY OF PORTLAND

Department of Neighborhood Conservation
Housing Inspections Division
Telephone: 775-5451 - Extension 448 - 358

January 3, 1978 ✓

Mrs. Freda McKee
760 Congress Street
Portland, Maine 04101

Re: Premises located at 7 Congress Street, Portland, Maine 54-F-13
NCP-WZ

Dear Mrs. McKee:

A re-inspection of the premises noted above was made on December 29, 1977
by Housing Inspector Leary.

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 8-15-77.

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 1983.

Sincerely yours,

Joseph E. Gray, Jr., Director
Neighborhood Conservation

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

Inspector Mark Leary
H. Leary

NOTICE OF HOUSING CONDITIONS

DU 5

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

Mrs. Freda McKee
760 Congress Street
Portland, Maine 04101

Ch.-Bl.-Lot: 54-F-13
Location: 760 Congress Street
Project: NCP-West End
Issued: Aug. 15, 1977
Expired: Nov. 15, 1977

Dear Mrs. McKee:

An examination was made of the premises at 760 Congress Street, Portland, Maine, by Housing Inspector Leary. Violations of Municipal Codes relating to housing conditions were found as described in detail below.

In accordance with provisions of the above mentioned Codes, you are requested to correct these defects on or before November 15, 1977. You may contact this office to arrange a satisfactory repair schedule if you are unable to make such repairs within the specified time. We will assume the repairs to be in progress if we do not hear from you within ten days from this date and, on 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 help 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

By Lyle D. Noyes
Chief of Housing Inspections

Inspector

M. Leary

EXISTING VIOLATIONS OF CHAPTER 307 - "MINIMUM STANDARDS FOR HOUSING" - Section(s)

1. ~~THIRD FLOOR - FRONT HALL CEILING - remove loose and peeling paint.~~ 3b
- * 2. ~~THIRD FLOOR - FRONT HALL CEILING - repair or replace cracked & buckled plaster.~~ 3b
- * 3. ~~SECOND FLOOR - FRONT HALL STAIRWAY - repair or replace cracked & buckled plaster.~~ 3b
- SECOND FLOOR REAR
- * 4. ~~KITCHEN WINDOW - replace broken glass.~~ 3c
- THIRD FLOOR FRONT
- * 5. ~~KITCHEN WINDOW - secure the glass by replacing points and/or reglazing.~~ 3c
- THIRD FLOOR REAR
- * 6. ~~KITCHEN WINDOW - replace missing counter balance cords allowing window sash to remain elevated when opened.~~ 3c
- * 7. ~~REAR HALL WALL - repair or replace broken plaster.~~ 3b

* 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 St., Tel. 775-5451 to determine if any of the items listed above require a building or alteration permit.

7W

SP
RPM ~~SP~~
18 Portland St.
Portland, Me

54 F 13

Loc: 760-762 Congress St.

1. ~~Remove~~ Remove the debris in the cellar.
109-4

15 days

TM Wing

