

P28 8659141

RECEIPT FOR CERTIFIED MAIL

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

SENT TO	
Leonard & Marjorie Santamore	
67 Westfield Inn	
939 Congress Street	
Portland, Maine 04102	
POSTAGE \$	
CONSULT POSTMASTER FOR FEES	CERTIFIED FEE
	SPECIAL DELIVERY RESTRICTED DELIVERY
OPTIONAL SERVICES	SHOW TO WHOM AND DATE DELIVERED
RETURN RECEIPT SERVICE	SHOW TO WHOM AND ADDRESS OF RETURN
	SHOW TO WHOM AND DATE DELIVERED WITH RESTRICTED DELIVERY
	SHOW TO WHOM AND ADDRESS OF DELIVERY WITH RESTRICTED DELIVERY
TOTAL POSTAGE AND FEES \$	
POSTMARK OR DATE	

PS Form 3800, Apr. 1976

Re: 211-213 Brackett St. - Leary



CITY OF PORTLAND

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

December 30, 1980

Mr. & Mrs. Leonard & Marjorie Santamore  
c/o Westfield Inn  
939 Congress Street  
Portland, Maine 04102

Re: 211-213 Brackett St. 55-D-8 WE  
2nd Floor Dwelling Unit

Dear Mr. & Mrs. Santamore:

A recent inspection by Housing Inspector Merlin Leary of the apartment you are now occupying found that it does not meet the requirements of Chapter 307 (Minimum Standards for Housing) of the City of Portland Municipal Code and is hereby declared unfit for human habitation.

The owner, Mr. Norman Rubinsky 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  
Urban Development

By Lyle D. Noyes  
Lyle D. Noyes,  
Housing Code Administrator

Inspector Merlin Leary  
Merlin Leary

P28 8659142

RECEIPT FOR CERTIFIED MAIL

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

SENT TO	
Ms. Dolores Seavey	
STREET AND NO	
213 Brackett Street	
P.O. STATE AND ZIP CODE	
Portland, Maine 04102	
POSTAGE	\$
CERTIFIED FEE	
SPECIAL DELIVERY	
RESTRICTED DELIVERY	
CONSULT POSTMASTER FOR FEES	
OPTIONAL SERVICES	
RETURN RECEIPT SERVICE	
SHOW TO WHOM AND DATE DELIVERED	
SHOW TO WHOM AND DATE AND ADDRESS OF DELIVERY	
SHOW TO WHOM AND DATE DELIVERED WITH RESTRICTED DELIVERY	
SHOW TO WHOM AND DATE AND ADDRESS OF DELIVERY WITH RESTRICTED DELIVERY	
TOTAL POSTAGE AND FEES	\$
POSTMARK OR DATE	

Re: 211-213 Brackett St. -Leary

PS Form 3800, Apr. 1976



CITY OF PORTLAND

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

December 30, 1980

Ms. Dolores Seavey  
213 Brackett Street  
Portland, Maine 04102

Re: 211-213 Brackett St. 55-D-2 WE  
Third Floor Dwelling Unit

Dear Ms. Seavey:

A recent inspection by Housing Inspector Merlin Leary of the apartment you are now occupying found that it does not meet the requirements of Chapter 307 (Minimum Standards for Housing) of the City of Portland Municipal Code and is hereby declared unfit for human habitation.

The owner, Mr. Norman Rubinsky 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  
Urban Development

By Lyle D. Noyes  
Lyle D. Noyes,  
Housing Code Administrator

Inspector Merlin Leary  
Merlin Leary

P28 8659143

RECEIPT FOR CERTIFIED MAIL

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

SENT TO	
Richard & Debra Gordon	
STREET AND NO	
27 Dow Street	
PO STATE AND ZIP CODE	
Portland, Maine 04102	
POSTAGE	
CERTIFIED FEE	\$
SPECIAL DELIVERY	
RESTRICTED DELIVERY	
CONSULT POSTMASTER FOR FEES	
OPTIONAL SERVICES	
RETURN RECEIPT SERVICE	
SHOW TO WHOM AND DATE DELIVERED WITH RESTRICTED DELIVERY	
SHOW TO WHOM DATE AND ADDRESS OF DELIVERY WITH RESTRICTED DELIVERY	
SHOW TO WHOM DATE AND ADDRESS OF DELIVERY WITH RESTRICTED DELIVERY	
TOTAL POSTAGE AND FEES	\$
POSTMARK OR DATE	

Re. 21-213 Brackett St. - Leary

PS Form 3800, Apr. 1976

PS Form 3811 AUG. 1978

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

1 The following service is requested (check one).  
 Show to whom and date delivered  
 Show to whom, date, and address of delivery.  
 RESTRICTED DELIVERY Show to whom and date delivered.  
 RESTRICTED DELIVERY. Show to whom, date, and address of delivery. \$ (COMMITTEE POSTMASTER FOR FEES)

2. ARTICLE ADDRESSED TO:  
 Richard & Debra Gordon  
 27 Dow Street  
 Portland, Maine 04102

3. ARTICLE DESCRIPTION:  
 REGISTERED NO. CERTIFIED NO. INSURED NO.  
 8659143  
 (Always Main signature of addressee or agent)

I have received the article described above.  
 SIGNATURE:  Addressee  Authorized agent

4. DATE OF DELIVERY POSTMARK

5. ADDRESS (Complete only if requested)

6. UNABLE TO DELIVER BECAUSE: CLERK'S INITIALS

Pa. 211 213 Backlist of 1978



## CITY OF PORTLAND

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

December 30, 1980

Mr. & Mrs. Richard & Debra Gordon  
27 Dow Street  
Portland, Maine 04102

Re: 211-213 Brackett St. 55-D-8 WE

Dear Mr. & Mrs. Gordon:

A recent inspection by Housing Inspector Merlin Leary of the apartment you are now occupying found that it does not meet the requirements of Chapter 307 (Minimum Standards for Housing) of the City of Portland Municipal Code and is hereby declared unfit for human habitation.

The owner, Mr. Norman Rubinsky 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  
Urban Development

By Lyle A. Noyes  
Lyle A. Noyes,  
Housing Code Administrator

Inspector Merlin Leary  
Merlin Leary

CITY OF PORTLAND, MAINE  
MEMORANDUM

TO: Chas. Lane, Corp. Counsel  
FROM: Burt MacIsaac, Housing Div.  
SUBJECT: 211-13 Brackett Street, Chart 55, Block D, Lot 8

DATE: 11-6-80

Charlie, after our conversation yesterday concerning Murray Rosen and the above referred property, I gathered all the information I could regarding Rosen's connection with the property. Is there any way we can prosecute this guy, or anyone, or have they been successful in frustrating any attempts at prosecution?

From 1973 until April, 1979 the property was owned jointly by Murray Rosen and Norman Rubinsky.

In April, 1979 title passed (Sheriff's Public Auction, recorded Book 4400, page 240) to Alside Supply Company, 75 St. James Street, Portland, which supposedly is a branch office of a Maryland company. Rosen was at one time associated with Alside, but it is unknown if this association continues.

Rosen, who until very recently collected rents, has instructed the tenants in writing to mail rents to Norman Rubinsky in care of Barry Zimmerman, Esq. at 53 Exchange Street, Portland. Rubinsky's present address, according to Zimmerman, is ~~646~~ East Railway Avenue, Paterson, New Jersey, 07503.

460

*Thanks —*



MEMO TO REQUEST LEGAL ACTION

Date October 8, 1980

TO: Charles Lane, Assistant Corporation Counsel

FROM: Lyle D. Noyes, Chief of Housing Inspections

SUBJECT: Request for legal action against Murray Rosen,  
11 Four Winds Road, Portland, Maine  
regarding 211-213 Brackett Street

FACTS CONSTITUTING VIOLATIONS:

Sixteen housing code violations  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

ATTEMPTS TO OBTAIN VOLUNTARY COMPLIANCE:

1. Written notices 1-10-79, 4-18-79, 5-22-79, 4-22-80 and 9-8-80.
2. District court complaint dismissed without prejudice on payment of
3. \$25 costs on 9-5-80 due to mistaken belief title change had taken place.
4. Latest re-inspection 10-8-80.
5. \_\_\_\_\_

WITNESS:

M. Leary

NOTE: Rosen will no doubt claim non-ownership because of an execution of judgement and Sheriff's Public Auction in April, 1979, Book 4400, page 240.

PS Form 3811 AUG. 1972

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

1. The following service is requested (check one).  
 Show to whom and date delivered. . . . .  
 Show to whom, date, and address of delivery. . . . .  
 RESTRICTED DELIVERY  
 Show to whom and date delivered. . . . .  
 RESTRICTED DELIVERY.  
 Show to whom, date, and address of delivery \$ . . . . .  
 (CONSULT POSTMASTER FOR FEES)

2. ARTICLE ADDRESSED TO:  
 MURRAY ROSEN  
 BROWN ST.  
 PORTLAND, ME. 04101

3. ARTICLE DESCRIPTION:  
 REGISTERED NO. CERTIFIED NO. INSURED NO.  
 10487278

(Always obtain signature of addressee or agent)

I have received the article described above.  
 SIGNATURE  Addressee  Authorized Agent  
 Charles Wilkins

4. DATE OF DELIVERY 9-10-1980  
 POSTMARK

5. ADDRESS (Complete only if requested)

6. UNABLE TO DELIVER BECAUSE: CLERK'S INITIALS

4 GPO : 1978-272-932

RETURN RECEIPT, REGISTERED, INSURED AND CERTIFIED MAIL

211 BRACKET - LEARY

P07 0487278

RECEIPT FOR CERTIFIED MAIL

NO INSURANCE COVERAGE PROVIDED  
NOT FOR INTERNATIONAL MAIL

TO: MURRAY ROSEN  
BROWN ST.  
PTLD, ME. 04101

CONSULT POSTMASTER FOR FEES		
PER	ED-FE	
OPTIONAL SERVICE	SPECIAL DELIVERY	
RETURN RECEIPT SERVICE	RESTRICTED DELIVERY	
	SHOW TO WHOM AND DATE DELIVERED	
	SHOW TO WHOM DATE AND ADDRESS OF DELIVERY	
	SHOW TO WHOM AND DATE DELIVERED WITH RESTRICTED DELIVERY	
	SHOW TO WHOM DATE AND ADDRESS OF DELIVERY WITH RESTRICTED DELIVERY	
TOTAL POSTAGE AND FEES		\$
POSTMARK OR DATE		

PS Form 3800, Apr. 1976



# CITY OF PORTLAND

JOSEPH E. GRAY, JR.  
DIRECTOR OF URBAN DEVELOPMENT

September 8, 1980

Mr. Murray Rosen  
c/o Pickle Barrel  
Brown Street  
Portland, Maine 04101

cc: Mr. Steven Cope, Atty  
415 Congress Street  
Portland, Maine

Re: 211-213 Brackett St. NCP-WE 55-D-8

Dear Mr. Rosen:

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 September 8, 1980, by Housing Inspector Merlin Leary and, as a result, you are hereby ordered to correct the violations listed below on or before October 8, 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  
Urban Development

By Lyle D. Noyes  
Lyle D. Noyes,  
Housing Code Administrator

Inspector Merlin Leary  
Merlin Leary

## EXISTING VIOLATIONS OF CHAPTER 307 OF THE CITY OF PORTLAND MUNICIPAL CODE

	SECTION(S)
1. LEFT MIDDLE ENTRANCE CANOPY ROOF - replace the missing shingles.	3-a
2. SECOND FLOOR FRONT HALL - ceiling - repair the broken light fixture.	8-e
3. THIRD FLOOR FRONT HALL CEILING - replace the missing moulding.	3-c

2 BB  
BSL  
m.F.



# CITY OF PORTLAND

DEPARTMENT OF PLANNING & URBAN DEVELOPMENT  
INSPECTION SERVICES DIVISION

## CERTIFICATE OF COMPLIANCE

DATE: February 2, 1989

DU: 3

Housing Inspections Division  
Telephone: 775-5451 - Extension 311

Mr. Thomas M. Tierney & Christopher R. Dennison  
32 Colonial Village  
Falmouth, ME 04105

RE: Premises located at 211 Brackett St. 55-D-8

Dear Sirs:

A re-inspection of the premises noted above was made on January 31, 1989  
by Code Enforcement Officer Merlin Leary

This is to certify that you have complied with our request to correct the  
violation(s) of the Municipal Code relating to housing conditions as  
described in our "Notice of Housing Conditions" dated Sept. 30, 1986.

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 Feb. 1994.

Sincerely yours,

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

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

*[Signature]*  
Merlin Leary (S)  
Code Enforcement Officer

jmc

380 COMPLIANCE CERTIFICATE

NOTICE OF HOUSING CONDITIONS

CITY OF PORTLAND, MAINE

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

Mr. Thomas H. Tierney & Christopher R. Dennison  
32 Colonial Village  
Falmouth, ME 04105

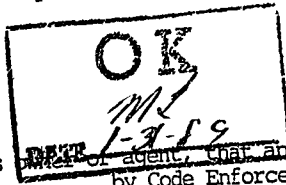
DU 3

CH. 55 BLK. D LOT 8

LOCATION: 211 Brackett St.

PROJECT: NCP-WE  
ISSUED: Sept. 30, 1986  
EXPIRES: Nov. 30, 1986

Dear Sirs:

You are hereby notified, as ~~agent~~  that an inspection was made of the premises at 211 Brackett Street by Code Enforcement Officer Merlin Leary. Violations of Article V of the Municipal Ord.nance (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 Nov. 30, 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 Horvath  
Chief of Inspection Services

Code Enforcement Officer - Merlin Leary (5)

Attachments

jmr

HOUSING INSPECTION REPORT

OWNER: Mr. Thomas H. Tierney & Christopher R. DENNISON LOCATION: 211 Brackett St. 55-D-8 WE  
Dennison

CODE ENFORCEMENT OFFICER: Merlin Leary (5)

HOUSING CONDITIONS DATED: Sept. 30, 1986 EXPIRES: Nov. 30, 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.

	SEC. (S)
<del>1. LEFT FRONT EXTERIOR - broken cornice moulding</del>	<del>108-1</del>
<del>* 2. CELLAR - ceiling - friable asbestos</del>	<del>116-6</del>
<del>2. CELLAR - floor - exposed oil line</del>	<del>114-2</del>
<del>* 4. SECOND FLOOR FRONT HALL - ceiling - loose and hanging light fixture</del>	<del>113-5</del>
<del>5. FIRST FLOOR REAR HALL - door - missing latch assembly</del>	<del>108-3</del>
<b>FIRST FLOOR</b>	
<del>6. KITCHEN - window - missing screen</del>	<del>108-3</del>
<del>* 7. BATHROOM - sub floor - rotted</del>	<del>108-2</del>
<del>8. DINING ROOM - window - missing counterbalance cords</del>	<del>108-3</del>
<b>SECOND FLOOR</b>	
<del>* 9. KITCHEN - ceiling - leaking</del>	<del>108-2</del>
<del>* 10. KITCHEN &amp; MIDDLE BEDROOM - walls - inoperative duplex outlets</del>	<del>113-5</del>
<del>11. KITCHEN - wall - missing outlet cover</del>	<del>113-5</del>
<del>* 12. LIVING ROOM - door - broken frame</del>	<del>108-3</del>
<del>* 13. MIDDLE BEDROOM - ceiling - inoperative light fixture</del>	<del>113-5</del>
<del>14. LEFT FRONT &amp; RIGHT FRONT BEDROOM - windows - missing glass</del>	<del>108-3</del>
<del>15. MIDDLE &amp; LEFT FRONT BEDROOMS - windows - missing counterbalance cords</del>	<del>108-3</del>
<del>16. FRONT BEDROOM - window - loose sash <i>knob</i></del>	<del>108-3</del>
<b>THIRD FLOOR</b>	
<del>17. LIVING ROOM - window - missing counterbalance cords</del>	<del>108-3</del>
<del>18. DEN - wall - missing outlet cover</del>	<del>113</del>
<del>19. DEN - wall - loose outlet</del>	<del>113</del>

\*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

Inspection Services  
P. Samuel Hoffses  
Chief



Planning and Urban Development  
Joseph E. Gray Jr.  
Director

CITY OF PORTLAND

June 16, 1995

TIERNEY THOMAS A  
PO BOX 4562  
PORTLAND ME 04112

Re: 211 Brackett St  
CBL: 055- - D-008-001-01  
DU: 3


Dear Mr. Tierney:

I am sending you this letter to request an inspection at the property which you own or manage at the above referenced address.

This is for the City of Portland's program to inspect all multi-family buildings in the City every three years.

Please contact me in this office at 874-8300 X 8707 between 7:00-8:00 a.m. or 3:00-3:30 p.m. to make arrangements to inspect the building.

Sincerely,

  
Amy Simpson  
Code Enforcement Officer



Inspection Services  
P. Samuel Hoffses  
Chief



Planning and Urban Development  
Joseph E. Gray Jr.  
Director

NOVEMBER 18, 1996

**CITY OF PORTLAND**

TIERNEY THOMAS A  
PO BOX 4562  
PORTLAND ME 04112

Re: 211-213 BRACKETT ST  
CBL: 055- - D-008-001-01  
DU: 3

Dear Mr. Tierney:

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,

A handwritten signature in cursive script that reads "Tammy Munson".

Tammy Munson  
Code Enfc. Offr./ Field Supv.

## HOUSING INSPECTION REPORT

Location: 211-213 BRACKETT ST  
Housing Conditions Date: November 18, 1996  
Expiration Date: January 17, 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. INT - FRONT HALL - THROUGHOUT - 108.20  
PLASTER IS CRACKED
2. EXT - THROUGHOUT - 108.10  
PAINT IS PEELING
3. INT - 2ND FLR - 108.40  
RAILING IS LOOSE
4. INT - 2ND FLR - - 116.50  
PROVIDE FOR SEPARATION BETWEEN FRONT & REAR HALLS
5. INT - 1ST FLR - - 108.50  
THE VENT-FAN DUCT SHOULD BE RIGID
6. INT - BASEMENT - SUPPORT COLUMNS 103.10  
THE BRICK NEEDS TO BE REPOINTED
7. EXT & INT - THROUGHOUT - 103.10  
REPOINT THE FOUNDATION, WHERE NEEDED
8. INT - BASEMENT - 113.50  
WIRES ARE OPEN
9. INT - 1ST FLR - REAR HALL - 116.50  
STORAGE OF MATTRESS, FRAME, LIGHTER FLUID, CHARCOAL & MISCELLANEOUS ITEMS -  
THESE ITEMS MUST BE REMOVED IMMEDIATELY
10. INT - FRONT & REAR HALLS - 109.20  
HALLWAYS NEED TO BE BROOM-CLEANED

PRIORITY VIOLATION: #9

Inspection Services  
P. Samuel Hoffses  
Chief



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

NOVEMBER 18, 1996

**CITY OF PORTLAND**

TIERNEY THOMAS A  
PO BOX 4562  
PORTLAND ME 04112

Re: 211-213 BRACKETT ST  
CBL: 055- - D-008-001-01  
DU: 3

Dear Mr. Tierney:

During a recent inspection of the property owned by you at the above-referred address, it was noted that smoke detectors were missing/inoperable on the first floor.

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

Reinspection of your property will be made in twenty-four (24) hours. Lack of compliance will result in referral of the matter for legal action.

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

Please read and implement the attached formal code interpretation or determination - Number 93-1 - March 10, 1993 - from the State Fire Marshall's office.

Sincerely,

Tammy Munson  
Code Enfc. Offr./ Field Supv.