



CITY OF PORTLAND

DEPARTMENT OF PLANNING & URBAN DEVELOPMENT
INSPECTION SERVICES DIVISION

Date: October 15, 1991

DU: 164 - 16 Buildings

246 Auburn St

Auburn Terrace Associates
246 Auburn St
Portland, ME 04103

383-A-16

Dear Sir:

The Housing Inspections Division of the Department of Planning & Urban Development has recently completed an exterior 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

A handwritten signature in dark ink, appearing to read 'P. Samuel Hoffses', written over a horizontal line.

P. Samuel Hoffses,
Chief of Inspection Services

A handwritten signature in dark ink, appearing to read 'Burt MacIsaac', written over a horizontal line.

Code Enforcement Officer - Burt MacIsaac

Inspection Services
Samuel P. Hoffses
Chief



Planning and Urban Development
Joseph E. Gray Jr.
Director

CITY OF PORTLAND

August 11, 1994

BRETTMAN HERMAN GEN'L PTNR
165 AUBURN ST
PORTLAND ME 04103

Re: 246 Auburn St
CBL: 372- - A-033-001-01
DU: 64


Dear Mr. Brettman:

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 X8709 between 7:00-8:00AM or 3:00-3:30PM to make arrangements to inspect the building.

Sincerely,


David Jordan
Code Enforcement Officer

Inspection Services
Samuel P. Hoffses
Chief



Planning and Urban Development
Joseph E. Gray Jr.
Director

CITY OF PORTLAND

August 11, 1994

BRETTMAN HERMAN GEN'L PTNR
165 AUBURN TERR.
PORTLAND ME 04103

Re: 246 Auburn St
CBL: 372- - A-033-001-02
DU: 9


Dear Mr. Brettman:

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 X8709 between 7:00-8:00AM or 3:00-3:30PM to make arrangements to inspect the building.

Sincerely,


David Jordan
Code Enforcement Officer

Inspection Services
Samuel P. Hoffses
Chief



Planning and Urban Development
Joseph E. Gray Jr.
Director

CITY OF PORTLAND

August 11, 1994

BRETTMAN HERMAN GEN PTNR
165 AUBURN TERR
PORTLAND ME 04103

Re: 246 Auburn St
CBL: 372- - A-023-001-03
DU: 3


Dear Mr. Brettman:

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 X8709 between 7:00-8:00AM or 3:00-3:30PM to make arrangements to inspect the building.

Sincerely,


David Jordan
Code Enforcement Officer

Inspection Services
Samuel P. Hoffses
Chief



Planning and Urban Development
Joseph E. Gray Jr.
Director

CITY OF PORTLAND

August 11, 1994

BRETTMAN HERMAN GEN PTNR
165 AUBURN TERR
PORTLAND ME 04103

Re: 246 Auburn St
CBL: 372- - A-033-001-04
LU: 60


Dear Mr. Brettman:

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 X8709 between 7:00-8:00AM or 3:00-3:30PM to make arrangements to inspect the building.

Sincerely,


David Jordan
Code Enforcement Officer

Inspection Services
Samuel P. Hoffses
Chief



Planning and Urban Development
Joseph E. Gray Jr.
Director

CITY OF PORTLAND

August 11, 1994

BRETTMAN HERMAN GEN PTNR
165 AUBURN TERR
PORTLAND ME 04103

Re: 246 Aub. St
CBL: 372- - A-033-00-05
DU: 4


Dear Mr. Brettman:

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 X8709 between 7:00-8:00AM or 3:00-3:30PM to make arrangements to inspect the building.

Sincerely,


David Jordan
Code Enforcement Officer

Inspection Services
Samuel P. Hoffses
Chief



Planning and Urban Development
Joseph E. Gray Jr.
Director

CITY OF PORTLAND

August 12, 1994

BRETTMAN HERMAN GEN PTNR
165 AUBURN TERR
PORTLAND ME 04103

Re: 246 Auburn St
CBL: 372- - A-033-001-06
DU: 1

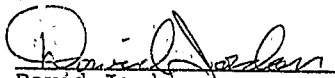
Dear Mr. Brettman:

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 X8709 between 7:00-8:00AM or 3:00-3:30PM to make arrangements to inspect the building.

Sincerely,


David Jordan
Code Enforcement Officer

Inspection Services
Samuel P. Hoffses
Chief



Planning and Urban Development
Joseph E. Gray Jr.
Director

CITY OF PORTLAND

August 12, 1994

BRETTMAN HERMAN GEN PTNR
165 AUBURN TERR
PORTLAND ME 04103

Re: 246 Auburn St
CBL: 372 - - A-033-001-07
DU: 8


Dear Brettman:

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 X8709 between 7:00-8:00 or 3:00-3:30PM to make arrangements to inspect the building.

Sincerely,


David Jordan
Code Enforcement Officer

Inspection Services
Samuel P. Hoffses
Chief



Planning and Urban Development
Joseph E. Gray Jr.
Director

CITY OF PORTLAND

February 15, 1994

SIDELINGER GARY A &
PO BOX 1003
PORTLAND ME 04104

Re: 326 Auburn St
CBL: 383-- - A-016-001-01
DU:


Dear Mr. Sidelinger,

I am sending you this letter to request an inspect. 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 X8709 between 8:00-9:00AM or 4:00-5:00PM to make arrangements to inspect the building.

Sincerely,


David Jordan
Code Enforcement Officer

Inspection Services
P. Samuel Hofses
Chief



Planning and Urban Development
Joseph E. Gray Jr.
Director

CITY OF PORTLAND

June 02, 1995

FREEMAN RONALD
22 PHILLIPS BEACH AVE
SWAMPSCOTT, MA 0197

Re: 246 Auburn St - Bldgs D-1 to D-8
CEB: 372- - A-033-001-01
DU: 64

Dear Sir:

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


In accordance with the provisions of the above mentioned Code, you are hereby ordered to correct those defects within sixty (60) days. If you are unable to make such repairs within the specified time, you may contact this office to arrange a satisfactory repair schedule. If we do not hear from you within ten (10) days from this date, we will assume the repairs to be in progress and, on re-inspection within the time set forth above, will anticipate that the premises have been brought into compliance with the Housing Code Standards.


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

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

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

Sincerely,


David Jordan
Code Enforcement Officer


Tammy Munson
Code Enfc. Offr./ Field Supv.

cc: Vosmus Assoc., 246 Auburn St - #165; Ptld, ME 04103

HOUSING INSPECTION REPORT

Location: 246 Auburn St
Housing Conditions Date: June 02, 1995
Expiration Date: August 01, 1995

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 - OVERALL -
HARD-WIRED BATTERY-BACK/UP SMOKE DETECTORS ARE REQUIRED IN EACH UNIT | 113.50 |
| 2. | INT - #148 - BATHROOM
WINDOW HAS PEELING PAINT | 108.20 |
| 3. | INT - D/1 - BOILER ROOM
SHEETROCK HAS A HOLE | 108.20 |
| 4. | INT - #131 - BATHROOM
MOPBOARD IS LOOSE | 108.20 |
| 5. | INT - #111 - BATHROOM
SHOWER CEILING HAS PEELING PAINT; MOPBOARD IS LOOSE | 108.20 |
| 6. | EXT - D/4 - BOILER ROOM
DOOR THRESHOLD IS ROTTED; JUNK BOX IN CEILING | 108.30 |
| 7. | EXT - #58 -
CONCRETE PAD IS NOT LEVEL | 108.40 |
| 8. | EXT - D/5 - BOILER ROOM
REPAIR THE DOOR THRESHOLD, WHICH IS ROTTED | 108.30 |
| 9. | INT - PANTRY & THREE BEDROOMS -
INSTALL A SUSPENDED CEILING, OR ITS EQUAL | 108.20 |

Inspection Services
P. Samuel Hoffser
Chief



Planning and Urban Development
Joseph E. Gray Jr.
Director

CITY OF PORTLAND

June 02, 1995

FREEMAN RONALD
22 PHILLIPS BEACH AVE
SWAMPSCOTT, MA 01907

Re: 246 Auburn St - Bldg B-1
CBL: 372- - A-033-G01-02
DU: 9

Dear Sir:

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

In accordance with the provisions of the above mentioned Code, you are hereby ordered to correct those defects within sixty (60) days. If you are unable to make such repairs within the specified time, you may contact this office to arrange a satisfactory repair schedule. If we do not hear from you within ten (10) days from this date, we will assume the repairs to be in progress and, on re-inspection within the time set forth above, will anticipate that the premises have been brought into compliance with the Housing Code Standards.

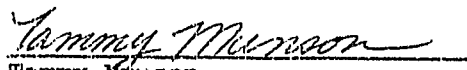
Please Note: You should consult this department to insure that any corrective action you should undertake complies with the building, plumbing, electrical, zoning and other Articles of the City Code.

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

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

Sincerely,


David Jordan
Code Enforcement Officer


Tammy Munson
Code Enfc. Offr./ Field Supv.

cc: Vosmus Assoc., 246 Auburn St - #165; Ptld, ME 04103

Inspection Services
Samuel P. Hoffses
Chief



Planning and Urban Development
Joseph E. Gray Jr.
Director

CITY OF PORTLAND

February 15, 1994

BRETTMAN HERMAN GEN PTRR &
165 AUBURN TERR
PORTLAND ME 04103

Re: 246 Auburn St
CBL: 372- - A-033-001-07
DU:


Dear Sir,

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 X8709 between 8:00-9:00AM or 4:00-5:00PM to make arrangements to inspect the building.

Sincerely,


David Jordan
Code Enforcement Officer

HOUSING INSPECTION REPORT

Location: 246 Auburn St
Housing Conditions Date: June 02, 1995
Expiration Date: August 01, 1995

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 - OVERALL - 113.50
HARD-WIRED BATTERY-BACK/UP SMOKE DETECTORS ARE REQUIRED IN EACH UNIT
2. INT - B/1 - BOILER ROOM 113.20
WIRING IS EXPOSED
3. INT - PANTRY & THREE BEDROOMS - 108.20
INSTALL A SUSPENDED CEILING, OR ITS EQUAL

Inspection Services
P. Samuel Hoffses
Chief



Planning and Urban Development
Joseph E. Gray Jr.
Director

CITY OF PORTLAND

June 02, 1995

FREEMAN RONALD
22 PHILLIPS BEACH AVE
SWAMSCOTT, MA 01907

Re: 246 Auburn St - Bldg E-1
CBL: 372- - A-033-001-04
DU: 4

Dear Sir:

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


In accordance with the provisions of the above mentioned Code, you are hereby ordered to correct those defects within sixty (60) days. If you are unable to make such repairs within the specified time, you may contact this office to arrange a satisfactory repair schedule. If we do not hear from you within ten (10) days from this date, we will assume the repairs to be in progress and, on re-inspection within the time set forth above, will anticipate that the premises have been brought into compliance with the Housing Code Standards.


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

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

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

Sincerely,


David Jordan
Code Enforcement Officer


Tammy Munson
Code Enfc. Offr./ Field Supv.

cc: Vosmus Assoc.; 246 Auburn St - #165; - Ptld, ME 04103

HOUSING INSPECTION REPORT

Location: 246 Auburn St
Housing Conditions Date: June 02, 1995
Expiration Date: August 01, 1995

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 - OVERALL - 113.50
HARD-WIRED BATTERY-BACK/UP SMOKE DETECTORS ARE REQUIRED IN EACH UNIT
2. INT - PANTRY & ALL BEDROOMS - 108.20
INSTALL A SUSPENDED CEILING, OR ITS EQUAL

Inspection Services
P. Samuel Hoffses
Chief



Planning and Urban Development
Joseph E. Gray Jr.
Director

CITY OF PORTLAND

June 02, 1995

FREEMAN RONALD
22 PHILLIPS RD
SWAMPSCOTT, MA 01907

Re: 246 Auburn St - Bldg C-1
CBL: 372- - A-033-001-07
DU: 8

Dear Sir:

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 repair within the specified time, you may contact this office to arrange a satisfactory repair schedule. If we do not hear from you within ten (10) days from this date, we will assume the repairs to be in progress and, on re-inspection within the time set forth above, will anticipate that the premises have been brought into compliance with the Housing Code Standards.


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

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

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

Sincerely,


David Jordan
Code Enforcement Officer


Tammy Munson
Code Enfc. Offr./ Field Supv.

cc: Vosmus Assoc.; 246 Auburn St - #165; - Ptld, ME 04103

HOUSING INSPECTION REPORT

Location: 246 Auburn St
Housing Conditions Date: June 02, 1995
Expiration Date: August 01, 1995

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 - OVERALL - 113.50
HARD-WIRED BATTERY-BACK/UP SMOKE DETECTORS ARE REQUIRED IN EACH UNIT

Inspection Services
P. Samuel Hoffses
Chief



Planning and Urban Development
Joseph E. Gray Jr.
Director

June 08, 1995

CITY OF PORTLAND

FREEMAN RONALD
22 PHILLIPS BEACH AVE
SWAMPSCOTT MA 01907

Re: 246 Auburn St - Bldg F-1
CBL: 372- - A-033-001-03
DU: 3

Dear Sir:

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


In accordance with the provisions of the above mentioned Code, you are hereby ordered to correct those defects within sixty (60) days. If you are unable to make such repairs within the specified time, you may contact this office to arrange a satisfactory repair schedule. If we do not hear from you within ten (10) days from this date, we will assume the repairs to be in progress and, on re-inspection within the time set forth above, will anticipate that the premises have been brought into compliance with the Housing Code Standards.

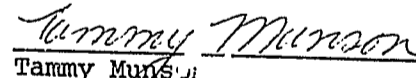
Please Note: You should consult this department to insure that any corrective action you should undertake complies with the building, plumbing, electrical, zoning and other Articles of the City Code.

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

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

Sincerely,


David Jordan
Code Enforcement Officer


Tammy Munson
Code Enfc. Offr./ Field Supv.

cc: Vosmus Assoc., 246 Auburn St - #165; Ptld, ME 04103

HOUSING INSPECTION REPORT

Location: 246 Auburn St
Housing Conditions Date: June 08, 1995
Expiration Date: August 07, 1995

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 - OVERALL -
HARD-WIRED BATTERY-BACK/UP SMOKE DETECTORS ARE REQUIRED IN EACH UNIT | 113.50 |
| 2. | EXT - BOILER ROOM (F-1) -
REPAIR THE ROTTED DOOR THRESHOLD | 108.30 |
| 3. | INT - OVERALL (F-1) - PANTRY
INSTALL SUSPENDED CEILING, OR ITS EQUAL | 108.20 |

Inspection Services
P. Samuel Hoffses
Chief



Planning and Urban Development
Joseph E. Gray Jr.
Director

CITY OF PORTLAND

June 08, 1909

FREEMAN RONALD
22 PHILLIPS BEACH AVE
SWAMPSCOTT MA 01907

Re: 246 Auburn St - Bldgs A-1 to A-5
CBL: 372- - A-033-001-05
DU: 60

Dear Sir:

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


In accordance with the provisions of the above mentioned Code, you are hereby ordered to correct those defects within sixty (60) days. If you are unable to make such repairs within the specified time, you may contact this office to arrange a satisfactory repair schedule. If we do not hear from you within ten (10) days from this date, we will assume the repairs to be in progress and, on re-inspection within the time set forth above, will anticipate that the premises have been brought into compliance with the Housing Code Standards.


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

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

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

Sincerely,


David Jordan
Code Enforcement Officer


Tammy Munson
Code Enfc. Offr. /Field Supv.

cc: Vosmus Assoc., 246 Auburn St - #165; Ptld, ME 04103

HOUSING INSPECTION REPORT

Location: 246 Auburn St
Housing Conditions Date: June 08, 1909
Expiration Date: August 07, 1909

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 - OVERALL -
HARD-WIRED BATTERY-BACK/UP SMOKE DETECTORS ARE REQUIRED IN EACH UNIT | 113.50 |
| 2. | INT - BOILER RM (A-2) -
ELECTRIC BREAKER BOX NEEDS A COVER; AND PATCH THE WALL | 113.20 |
| 3. | EXT - BOILER ROOM (A-2) -
REPAIR BOTH DOOR THRESHOLDS THAT ARE ROTTED | 108.30 |
| 4. | EXT - BOILER ROOM (A-5) -
SHEATHING HOLE HOLES IN THE WALL | 108.10 |