

# City of Wilmington



MICHAEL S. PURZYCKI  
Mayor

Inspector Ellis Blomquist  
Contact Information:  
302-576-3058  
eblomquist@wilmingtonde.gov

May 17, 2022

## VIOLATION NOTICE AND EMERGENCY ORDER

### VIA HAND DELIVERY, POSTING AND ELECTRONIC MAIL

808 Adams Series, 810 Adams Series,  
812 Adams Series, 814 Adams Series,  
816 Adams Series, 818 Adams Series  
& 820 Adams Series  
c/o A.J. Pokorny  
2010 Woodlawn Avenue  
Wilmington, DE 19807

**RE: 808, 810, 812, 814, 816, 818 and 820 North Adams Street**  
**Tax Parcel Numbers - 2602740384, 2602740383, 2602740382, 260274031, 2602740380, 2602740379**  
**and 2602740378**

Dear Mr. Pokorny:

Following the partial collapse of the brick wall between 816 and 818 North Adams Street, the Department of Licenses and Inspections (the "Department" or "L&I") conducted inspections of the above referenced properties on May 15, 2022, and May 16, 2022. As a result of the conditions observed during the inspections and more specifically referenced below, in the attached spreadsheet and in the structural engineer report dated May 16, 2022 by Larsen & Landis (copy attached), the Department has determined that the structures located at 808, 810, 812, 814, 816, 818 and 820 North Adams Street are unsafe and constitute an **immediate** danger to the health and welfare of the occupants and the public generally. Consequently, the structures are hereby declared **PUBLIC NUISANCES** and **CONDEMNED AS UNFIT FOR HUMAN HABITATION** pursuant to Wilmington City Code Chapter 34, secs. 34-112 and 34-119, and Chapter 4, sec. 4-27 (116.1.5).

Given the significant structural deficiencies observed at the properties and the recent partial wall collapse, pursuant to Chapter 34, secs. 34-116 and 34-117 and the Commissioner's emergency powers, all dwelling units are hereby **ORDERED** to be **VACATED IMMEDIATELY** and shall not be re-occupied or let for human habitation until such time as all violations are corrected, inspected by the Department and written approval to re-occupy the properties is issued by the Commissioner of L&I. Any person who occupies the properties prior to the Commissioner's written approval does so at his or her own risk and shall be in violation of this Order and may be removed.

The violations and required corrections affecting the exterior and basement areas of the structures are as follows:

## VIOLATIONS:

### 1) **Wilm. C. § 34-236(a)(1) Foundations, Exterior Walls, and Roofs**

- Partially collapsed brick masonry wall above alleyway between 816 and 818 North Adams Street creating hazardous condition and in danger of possible further collapse.
- Evidence of previous damage to brick masonry wall above alleyway between 812 and 814 North Adams Street.
- Damaged and deteriorated foundation walls with missing brick on inner wythes and missing mortar joints and crumbled stone masonry at all properties.
- Multiple holes through foundation walls allowing moisture to infiltrate basements causing continued deterioration at all properties.
- Bulging and damaged exterior brick masonry walls due to apparent vehicle impact at 808 N. Adams Street.
- Cracks, displacement and bowing along multiple brick wall faces.
- Damaged, deteriorated and rotted exterior wood siding improperly installed or without flashing allowing moisture infiltration to interior causing possible mold and damage to electrical facilities.

### 2) **Wilm. C. § 34-236(a)(2) Interior Partitions, Walls, Floors and Ceilings**

Fire damaged and improperly supported floor joists and missing column at main support beam in basement of 818 N. Adams Street.

### 3) **Wilm. C. § 34-231(7) Means of Egress and § 34-236(a)(6) Stairways, porches, etc.**

Damaged and deteriorated and improperly maintained rear fire escapes with missing guardrails and bent and damaged by apparent vehicle impact. Inadequately fastened to exterior of building.

### 4) **Wilm. C. § 34-236(a)(10) Facilities, Equipment, Utilities, Generally and § 34-268(1)(2)(4) & (5) Electric Wires and Facilities, Generally**

Basements contain evidence of improperly maintained electrical facilities, including loose and unsupported electrical wiring, lighting fixtures, electrical outlets, open breaker panels, junction boxes and improperly wired appliances, which appear in such a condition as to create possible electrical shock and fire hazards.

### 5) **Wilm. C. § 34-231(6) Water-Heating Facilities and § 34-236(a)(7) Plumbing Fixtures, Water and Waste Pipes**

- Faulty and improperly installed electric water heaters in all basements; water heaters improper supply piping, missing pressure relief valve overflow tubes, allowing moisture into electrical facility, open electrical connections, and not equipped with required expansion tanks. Several water heaters are supported on Styrofoam packing material.
- Open sewer piping and open dry traps allowing sewer gasses to enter occupied spaces.

### 6) **Wilm. C. § 34-236(a)(14) Cleanliness, etc. of Occupied Buildings, Generally**

All basements littered with large amounts of trash, junk, debris, defunct water heaters, clothing, and other combustibles materials thereby causing a fire hazard.

## REQUIRED CORRECTIONS:

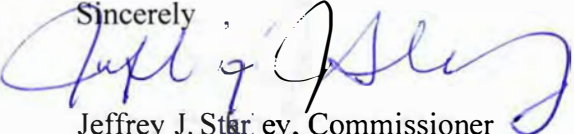
- 1) Immediately contact a State of Delaware licensed professional engineer and schedule an inspection of all exterior walls, alleyways, and exterior foundation walls within 3 days. The professional engineer shall prepare a report assessing the extent of deterioration to exterior and foundation walls, including throughout alleyways and sides of structures. The report shall detail the proper method of 1) temporarily shoring and supporting the wall structure and 2) properly repairing or replacing same. Temporary shoring and permanent repair or replacement to correct all identified deficiencies shall be undertaken within 7 days of the date of the report.
- 2) Immediately contact a State of Delaware authorized electrical inspection agency and schedule a complete electrical inspection of all structural to include basements within 3 days. The inspection agency shall prepare a report and you must immediately submit the report to the Department. All corrections required by said electrical inspection report must be completed by a registered electrician licensed by the City of Wilmington within 7 days of the date of the report.
- 3) Contact the Department and apply for a permit for all required structural, plumbing, mechanical and electrical repairs. A copy of the above noted engineer's report and electrical report must accompany the application. All repair work must be in accordance with and as specified by the engineer's report and the electrical report.
- 4) Obtain an evaluation of all fire escape elements and properly repair or replace all damaged portions.
- 5) Contact a City of Wilmington licensed plumber and cause all improperly installed water heaters to be rendered safe and in compliance with Wilmington City Code requirements for plumbing/water heaters. Remove all defunct water heaters from the basements.
- 6) Remove all trash, junk, debris, and overabundance of combustibles from basements and basement entrances within 7 days.

The violations and required corrections affecting the interior of each dwelling unit are specified in the attached spreadsheet.

The above corrections and those required by the attached spreadsheet and Violation Notices must be completed within **thirty (30) days of the date of this Order unless a shorter time period has been specified.** Refusal, failure, or neglect to comply with the requirements of this Order to correct the violations within the applicable time period may result in the imposition of a \$250.00 civil fine for each violation pursuant to Chapter 34, sec. 34-37. In addition, the City of Wilmington may cause the repairs to be affected or the structure demolished, and a lien placed against the properties to recover the costs of such repairs or demolition. Upon written request, and for good cause shown, the Commissioner may extend the time to repair a violation.

Should you have any questions, require further information or to schedule additional inspections at the properties, please contact your inspector. An explanation of your rights to appeal the specified violations and required corrections follow.

**BY ORDER OF THE DEPARTMENT OF LICENSES AND INSPECTIONS**

Sincerely ,  


Jeffrey J. Starkey, Commissioner  
Department of Licenses and Inspections

## APPEAL RIGHTS

You have the right to appeal this notice; the adequacy of any repairs you have undertaken in response to this notice; and any civil fine assessed as a result of this notice to the Board of Licenses and Inspections Review (the "Board"). The appeal must be in writing and must be filed with the Department of Licenses and Inspections within **twenty (20) calendar days of receiving a statement assessing a civil fine**. Your appeal must include the following:

1. A written petition setting forth:
  - a. The principal points upon which the appeal is made.
  - b. Specific reference to the provision of the applicable code section(s) upon which the appeal is based.
  - c. The names and addresses of the owners of all other properties affected by the appeal.
  
2. **An administrative filing fee of Fifty Dollars (\$50.00)**. If your appeal is successful, the fee will be refunded to you.

The appeal should be addressed to the following:

Secretary  
Board of Licenses and Inspections Review  
City/County Building – 3<sup>rd</sup> Floor  
800 N. French Street  
Wilmington, Delaware 19801

Once your written appeal and filing fee are received, a hearing will be scheduled before the Board. At this hearing, you may introduce evidence and witnesses to support your appeal. An attorney may represent you, or you may choose to present your appeal on your own. The Board has the authority to affirm, modify, reverse, vacate, or revoke the action for which the appeal is being made. Written notice of the Board's decision will follow the hearing. The Board shall hear and decide appeals in accordance with its rules, regulations and procedures.

The filing of your appeal will stay further enforcement action, payment of the civil fine(s) and the assessment of any further civil fines related to the notice under appeal until such time as the Board renders a decision on your appeal or you withdraw the appeal.

A civil fine that is determined by the Board to be lawfully assessed may not be suspended in whole or in part.



# LARSEN & LANDIS

STRUCTURAL ENGINEERS



## SITE VISIT REPORT

May 16, 2022

<b>To:</b>	Ms. Jessica Ramos-Velasquez Housing Code Enforcement Supervisor	<b>From:</b>	John O. Grieshaber, PE Del. Prof. Eng. Reg. No. 10151 Steve Huff, P.E. Del. Prof. Eng. Reg. No. 13674
<b>Company:</b>	City of Wilmington Licenses and Inspections	<b>Project:</b>	808-810 & 812-820 N. Adams Street Wilmington, DE 19801
<b>Subject:</b>	Condition Assessment	<b>Date of Site Visit:</b>	May 16, 2022

Per your authorization and direction, we visited the two captioned buildings (808-810 North Adams Street and 812-820 North Adams Street ) to review exposed existing conditions related to the structures and shells. The buildings are each comprised of a series of attached three-story residential rowhouse structures. 808 and 810 North Adams Street comprise one building while 812 through 820 North Adams Street comprise the other building – each rowhouse structure appears to have multiple living units.

Portions of the exterior wall faces exposed during the review generally appear to consist of a combination of brick masonry and wood framing. The roofs of the buildings were inaccessible during the review but are generally comprised of a series of gable and flat roofs. The exposed brick masonry walls appear to be load-bearing.

It is our understanding that the L&I received reported observations of various brick wall collapses at the 812-820 N. Adams Street building during the evening hours of May 15, 2022. The specific area can be described as the alley between rowhouses 816 and 818 North Adams Street. Accordingly, you requested Larsen & Landis (L2) to perform a visible review of exposed existing conditions at the referenced location and additional accessible areas to evaluate the current structural integrity of the buildings.

Our review was strictly visual, limited to conditions in plain view on the exterior of the buildings, accessible basement spaces, and the interior of select building units. Dimensions, sizes, quantities, and spatial relationships stated in this report are approximate. Descriptions, findings, conclusions, and opinions are generalizations based on the type and extent of review performed, professional experience, engineering judgment, and generally accepted engineering practice.

For this report, we assume the front elevation of the buildings, or the elevation facing North Adams Street, faces west.

Representatives of L&I, along with the building owner, were present during the review.

### **EXTERIOR CONDITIONS**

- Temporary shoring had been installed at the alley between 816 and 818 North Adams Street by representatives of the owner prior to the time of the review. Isolated locations of single and multiple-wythe brick walls appeared to be unsupported (see Photos 1-3);
- Multiple locations along the brick wall faces were observed with cracks, water stains, surface displacement, and bowing. In addition, L&I representatives indicated to L2 that two vehicular impacts to the south face of the 808-810 were recently reported to them by the building owner – the impacts had reportedly occurred within the previous six months (see Photos 4-11);
- Review of suspended construction along the alley between 812 North Adams Street and 814 North Adams Street was not performed – observations were obscured by wood paneling (see Photo 12).
- The wood-framed deck along the rear of 808-810 North Adams Street appears unstable and lacks positive connections along the steps and support post.

### **BASEMENTS**

Basement spaces below the buildings were generally accessible via below-grade doors along the east walls of the buildings.

- Multiple locations of defects and deficiencies along the various first-floor framing members (and associated floor sheathing) were observed. Signs of fire damage to floor framing members were also observed in an isolated basement. Additional observations of inadequate framing fasteners, supports, and bearing were also observed, along with isolated deficiencies with the associated bearing walls (see Photos 13-16).
- Supplementary framing members were observed without proper supports and fasteners (see Photos 17 & 18).
- Basement spaces were generally observed to have poor ventilation.

### **INTERIOR CONDITIONS**

Observations of select residential units (within 818 and 820 North Adams Street) were performed by L2 representatives during the review. Isolated locations of floor framing deflection and water infiltration were observed throughout the spaces (see Photos 19-21).

### **CONCLUSIONS**

Based on observations from our site visit, reasonable assumptions about hidden conditions, and our professional experience, we offer the following opinions:

808-810 & 812-820 N. Adams Street, Wilmington, DE

May 16, 2022

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- Overall, each of the buildings appears to be in a very poor condition. In addition to the collapse at the referenced brick masonry, there are many areas with significant structural deficiencies, which may worsen and result in partial collapses.

The soundness of the fire escapes and exterior stairs is questionable.

Defects and deficiencies in the building envelope appear to be allowing significant moisture infiltration, resulting in adverse interior conditions.

- The buildings apparently require repair or replacement of building services plus modifications to meet current building code requirements related to fire safety and egress (all of which are outside the scope of this review).
- Given the above conditions, it is our opinion that each of the buildings is in gross violation of the building and property maintenance codes and should be evacuated until further action is determined by the City of Wilmington and the building owner.

The opinions regarding structural capacity are based on limited visual observations of exposed conditions at the time of the noted site review. Material testing was not performed during or subsequent to our review. This report does not address any portion of the structures other than those areas mentioned, nor does it provide any warranty, either expressed or implied, for any portion of the structure. Larsen & Landis reserves the right to supplement and/or amend these findings and/or opinions upon the availability of new information.

Please contact us if you have any questions regarding this report.

Attachment: Photographs





Photo 1 – Alley between 816 and 818 N. Adams Street



Photo 2 – Alley between 816 and 818 N. Adams Street



Photo 3 – Alley between 816 and 818 N. Adams Street



Photo 4 – Wall displacement along east face window

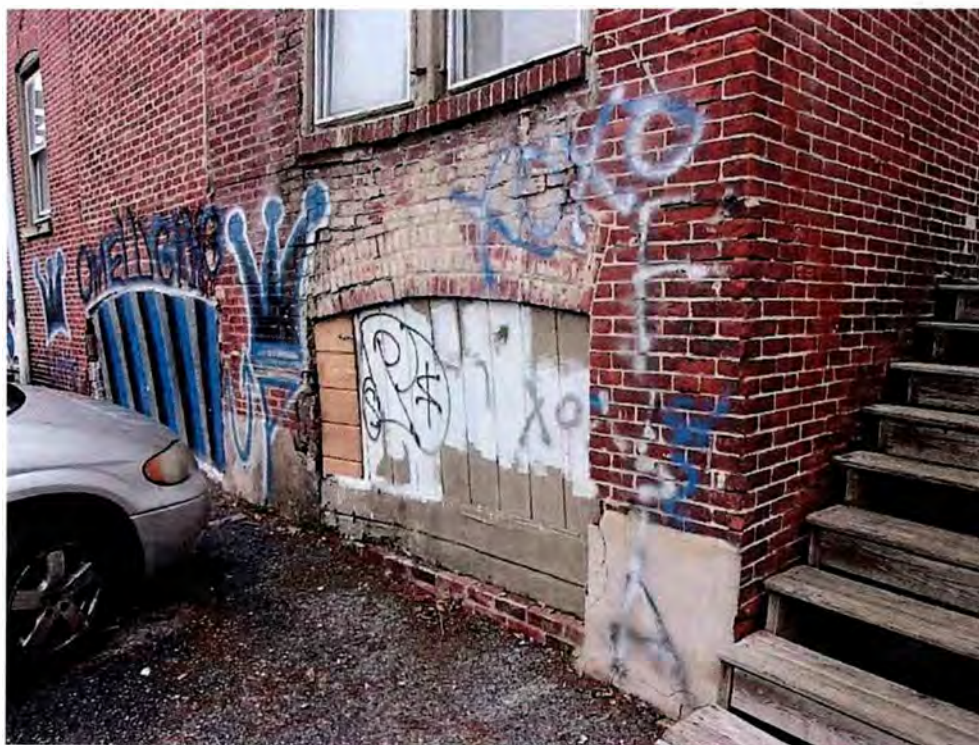


Photo 5 – Wall displacement/cracks along south face of the 808/810 N. Adams Street



Photo 6 – Wall displacement/cracks along south face of 808/810 N. Adams Street



Photo 7 – Wall displacement/cracks above 820 N. Adams Street basement access



Photo 8 – Wall displacement/cracks



Photo 9 – Wall bowing along south face of 808/810 N. Adams Street



Photo 10 – Stains along front wall at 818 N. Adams Street



Photo 11 – Wall cracks/displacement along front wall at 820 N. Adams Street



Photo 12 – Existing wood panels above alley at 812/814 N. Adams Street



Photo 13 – Unsuitable wall bearing below floor joist



Photo 14 - Floor framing member lacks end support



Photo 15 – Signs of fire damage at floor framing



Photo 16 – Unsuitable bearing of framing at fire damage





Photo 17 – Supplementary framing lacks positive connections to original framing



Photo 18 – Supplementary framing lacks positive connections to original framing



Photo 19 – Signs of rainwater infiltration at interior space



Photo 20 – Signs of rainwater infiltration at interior space



Photo 21 – Signs of rainwater infiltration at interior space

Parcel Address				Violation
808	N	ADAMS ST	APT 2	As a result of the violations listed below, this structure is deemed unfit for h
808	N	ADAMS ST	APT 2	Requires that no owner or operator shall let to any person for human habitation
808	N	ADAMS ST	APT 2	Unsafe structure
808	N	ADAMS ST	APT 2	Faulty Electrical Facilities - Authorized Electrical Inspection and Repair Requi
808	N	ADAMS ST	APT 2	Consult Authorized Electrical Underwriting Agency
808	N	ADAMS ST	APT 2	Exterminate for Roaches
808	N	ADAMS ST	APT 2	Exterminate for Rodents
808	N	ADAMS ST	APT 2	Correct cause of leak in the Ceiling
808	N	ADAMS ST	APT 2	Repair Door
808	N	ADAMS ST	APT 2	Repair/Replace door frame
808	N	ADAMS ST	APT 2	Repair / Replace Floor covering
808	N	ADAMS ST	APT 2	Correct cause of leak in the Ceiling
808	N	ADAMS ST	APT 2	Repair/Replace door frame
808	N	ADAMS ST	APT 3	As a result of the violations listed below, this structure is deemed unfit for h
808	N	ADAMS ST	APT 3	Requires that no owner or operator shall let to any person for human habitation
808	N	ADAMS ST	APT 3	Unsafe structure
808	N	ADAMS ST	APT 3	Repair Door
808	N	ADAMS ST	APT 3	Install / Repair / Replace Window Screen
808	N	ADAMS ST	APT 3	Repair / Replace Window to make it Operable
808	N	ADAMS ST	APT 3	Repair / Replace Ceiling Covering
808	N	ADAMS ST	APT 3	Exterminate for Rodents
808	N	ADAMS ST	APT 3	Exterminate for Roaches
808	N	ADAMS ST	APT 3	Repair/Replace light fixture(s)
808	N	ADAMS ST	APT 3	Repair/Replace Wall Covering
808	N	ADAMS ST	APT 3	Repair/Replace light fixture(s)
808	N	ADAMS ST	APT 3	Repair / Replace Floor covering
808	N	ADAMS ST	APT 3	Repair / Replace Weak Floor
808	N	ADAMS ST	APT 3	Faulty Electrical Facilities - Authorized Electrical Inspection and Repair Requi
808	N	ADAMS ST	APT 3	Consult Authorized Electrical Underwriting Agency
808	N	ADAMS ST	APT 4	As a result of the violations listed below, this structure is deemed unfit for h
808	N	ADAMS ST	APT 4	Requires that no owner or operator shall let to any person for human habitation
808	N	ADAMS ST	APT 4	Unsafe structure
808	N	ADAMS ST	APT 4	Repair / Replace Plumbing Fixture
808	N	ADAMS ST	APT 4	Correct cause of leak in the Wall
808	N	ADAMS ST	APT 4	Correct cause of leak in the Ceiling
808	N	ADAMS ST	APT 4	Consult Authorized Electrical Underwriting Agency
808	N	ADAMS ST	APT 4	Faulty Electrical Facilities - Authorized Electrical Inspection and Repair Requi
808	N	ADAMS ST	APT 4	Exterminate for Roaches
808	N	ADAMS ST	APT 4	Exterminate for Rodents
808	N	ADAMS ST	APT 5	As a result of the violations listed below, this structure is deemed unfit for h
808	N	ADAMS ST	APT 5	Requires that no owner or operator shall let to any person for human habitation
808	N	ADAMS ST	APT 5	Unsafe structure
808	N	ADAMS ST	APT 5	Faulty Electrical Facilities - Authorized Electrical Inspection and Repair Requi
808	N	ADAMS ST	APT 5	Consult Authorized Electrical Underwriting Agency
808	N	ADAMS ST	APT 5	Exterminate for Roaches
808	N	ADAMS ST	APT 5	Exterminate for Rodents

808	N	ADAMS ST	APT 5	Repair / Replace Leaking Roof
808	N	ADAMS ST	APT 5	Correct cause of leak in the Ceiling
808	N	ADAMS ST	APT 5	Repair/Replace outlet plate(s)
808	N	ADAMS ST	APT 5	Refit/Caulk/Seal door to make weathertight
808	N	ADAMS ST	APT 5	Install / Replace Smoke Detector
808	N	ADAMS ST	APT 6	As a result of the violations listed below, this structure is deemed unfit for h
808	N	ADAMS ST	APT 6	Requires that no owner or operator shall let to any person for human habitation
808	N	ADAMS ST	APT 6	Unsafe structure
808	N	ADAMS ST	APT 6	Consult Authorized Electrical Underwriting Agency
808	N	ADAMS ST	APT 6	Faulty Electrical Facilities - Authorized Electrical Inspection and Repair Requi
808	N	ADAMS ST	APT 6	Exterminate for Roaches
808	N	ADAMS ST	APT 6	Exterminate for Rodents
808	N	ADAMS ST	APT 6	Repair / Replace Weak Floor
808	N	ADAMS ST	APT 6	Repair / Replace Window to make it Operable
808	N	ADAMS ST	APT 6	Install / Repair / Replace Window Screen
808	N	ADAMS ST	APT 6	Repair / Replace Weak Floor
810	N	ADAMS ST	APT 2	As a result of the violations listed below, this structure is deemed unfit for h
810	N	ADAMS ST	APT 2	Requires that no owner or operator shall let to any person for human habitation
810	N	ADAMS ST	APT 2	Unsafe structure
810	N	ADAMS ST	APT 2	Faulty Electrical Facilities - Authorized Electrical Inspection and Repair Requi
810	N	ADAMS ST	APT 2	Consult Authorized Electrical Underwriting Agency
810	N	ADAMS ST	APT 2	Exterminate for Rodents
810	N	ADAMS ST	APT 2	Exterminate for Varmints
810	N	ADAMS ST	APT 2	Repair/Replace all Leaking Pipes
810	N	ADAMS ST	APT 2	Repair / Replace Weak Floor
810	N	ADAMS ST	APT 2	Repair/Replace Interior door
810	N	ADAMS ST	APT 2	Refit/Caulk/Seal door to make weathertight
810	N	ADAMS ST	APT 2	Repair / Replace Weak Floor
810	N	ADAMS ST	APT 2	Install / Replace Smoke Detector
810	N	ADAMS ST	APT 2	Repair / Replace Weak Floor
810	N	ADAMS ST	APT 2	Repair / Replace / Secure Faulty Toilet
810	N	ADAMS ST	APT 2	Repair / Replace Plumbing Fixture
810	N	ADAMS ST	APT 2	Repair/Replace door frame
810	N	ADAMS ST	APT 2	Repair door hardware
810	N	ADAMS ST	APT 2	Repair Holes on Wall
810	N	ADAMS ST	APT 2	Install / Replace Window Glass
810	N	ADAMS ST	APT 4	As a result of the violations listed below, this structure is deemed unfit for h
810	N	ADAMS ST	APT 4	Requires that no owner or operator shall let to any person for human habitation
810	N	ADAMS ST	APT 4	Unsafe structure
810	N	ADAMS ST	APT 4	Faulty Electrical Facilities - Authorized Electrical Inspection and Repair Requi
810	N	ADAMS ST	APT 4	Consult Authorized Electrical Underwriting Agency
810	N	ADAMS ST	APT 4	Exterminate for Roaches
810	N	ADAMS ST	APT 4	Exterminate for Rodents
810	N	ADAMS ST	APT 4	Repair / Replace Ceiling Covering
810	N	ADAMS ST	APT 4	Refit/Caulk/Seal door to make weathertight
810	N	ADAMS ST	APT 5	As a result of the violations listed below, this structure is deemed unfit for h
810	N	ADAMS ST	APT 5	Requires that no owner or operator shall let to any person for human habitation

810	N	ADAMS ST	APT 5	Unsafe structure
810	N	ADAMS ST	APT 5	Faulty Electrical Facilities - Authorized Electrical Inspection and Repair Requi
810	N	ADAMS ST	APT 5	Consult Authorized Electrical Underwriting Agency
810	N	ADAMS ST	APT 5	Exterminate for Roaches
810	N	ADAMS ST	APT 5	Exterminate for Rodents
810	N	ADAMS ST	APT 5	Install / Repair / Replace Guardrail
810	N	ADAMS ST	APT 5	Correct cause of leak in the Ceiling
810	N	ADAMS ST	APT 5	Repair / Replace Ceiling Covering
810	N	ADAMS ST	APT 6	As a result of the violations listed below, this structure is deemed unfit for h
810	N	ADAMS ST	APT 6	Requires that no owner or operator shall let to any person for human habitation
810	N	ADAMS ST	APT 6	Unsafe structure
810	N	ADAMS ST	APT 6	Faulty Electrical Facilities - Authorized Electrical Inspection and Repair Requi
810	N	ADAMS ST	APT 6	Consult Authorized Electrical Underwriting Agency
810	N	ADAMS ST	APT 6	Exterminate for Roaches
810	N	ADAMS ST	APT 6	Exterminate for Rodents
810	N	ADAMS ST	APT 6	Repair / Replace Leaking Roof
810	N	ADAMS ST	APT 6	Repair/Replace light fixture(s)
810	N	ADAMS ST	APT 6	Repair / Replace Weak Floor
810	N	ADAMS ST	APT 6	Repair Door
810	N	ADAMS ST	APT 6	Refit/Caulk/Seal door to make weathertight
810	N	ADAMS ST	APT 6	Correct cause of leak in the Ceiling
810	N	ADAMS ST	APT 6	Repair / Replace Floor covering
810	N	ADAMS ST	APT 6	Repair/Replace Wall Covering
810	N	ADAMS ST	APT 6	Repair/Replace/Caulk Tub
810	N	ADAMS ST	APT 6	Correct cause of leak in the Ceiling
810	N	ADAMS ST	APT 6	Repair Holes on Wall
812	N	ADAMS ST	APT 1	As a result of the violations listed below, this structure is deemed unfit for h
812	N	ADAMS ST	APT 1	Requires that no owner or operator shall let to any person for human habitation
812	N	ADAMS ST	APT 1	Unsafe structure
812	N	ADAMS ST	APT 1	Consult Authorized Electrical Underwriting Agency
812	N	ADAMS ST	APT 1	Faulty Electrical Facilities - Authorized Electrical Inspection and Repair Requi
812	N	ADAMS ST	APT 1	Exterminate for Roaches
812	N	ADAMS ST	APT 1	Exterminate for Rodents
812	N	ADAMS ST	APT 1	Repair / Replace Weak Floor
812	N	ADAMS ST	APT 1	Install / Repair / Replace Window Screen
812	N	ADAMS ST	APT 2	As a result of the violations listed below, this structure is deemed unfit for h
812	N	ADAMS ST	APT 2	Requires that no owner or operator shall let to any person for human habitation
812	N	ADAMS ST	APT 2	Unsafe structure
812	N	ADAMS ST	APT 2	Install / Repair / Replace Window Screen
812	N	ADAMS ST	APT 2	Repair door hardware
812	N	ADAMS ST	APT 2	Repair / Replace Floor covering
812	N	ADAMS ST	APT 2	Exterminate for Roaches
812	N	ADAMS ST	APT 2	Exterminate for Rodents
812	N	ADAMS ST	APT 2	Faulty Electrical Facilities - Authorized Electrical Inspection and Repair Requi
812	N	ADAMS ST	APT 2	Consult Authorized Electrical Underwriting Agency
814	N	ADAMS ST	APT 1	As a result of the violations listed below, this structure is deemed unfit for h
814	N	ADAMS ST	APT 1	Requires that no owner or operator shall let to any person for human habitation

814	N	ADAMS ST	APT 1	Unsafe structure
814	N	ADAMS ST	APT 1	Repair / Replace Window to make it Operable
814	N	ADAMS ST	APT 1	Remove all Mold/Mildew Infested Drywall
814	N	ADAMS ST	APT 1	Repair Holes on Wall
814	N	ADAMS ST	APT 1	Install / Replace Smoke Detector
814	N	ADAMS ST	APT 1	Repair / Replace Weak Floor
814	N	ADAMS ST	APT 1	Repair / Replace / Secure Faulty Toilet
814	N	ADAMS ST	APT 1	Exterminate for Roaches
814	N	ADAMS ST	APT 1	Exterminate for Rodents
814	N	ADAMS ST	APT 1	Remove all Mold/Mildew Infested Drywall
814	N	ADAMS ST	APT 1	Repair / Replace Ceiling Covering
814	N	ADAMS ST	APT 1	Repair Door
814	N	ADAMS ST	APT 1	Repair/Replace door frame
814	N	ADAMS ST	APT 1	Replace / Repair Deteriorated Wood
814	N	ADAMS ST	APT 2	As a result of the violations listed below, this structure is deemed unfit for h
814	N	ADAMS ST	APT 2	Requires that no owner or operator shall let to any person for human habitation
814	N	ADAMS ST	APT 2	Unsafe structure
814	N	ADAMS ST	APT 2	Repair / Replace Ceiling Covering
814	N	ADAMS ST	APT 2	Remove mold/mildew
814	N	ADAMS ST	APT 2	Correct cause of leak in the Wall
814	N	ADAMS ST	APT 2	Repair/Replace/Caulk Tub
814	N	ADAMS ST	APT 2	Install / Replace / Repair Common Area Lighting
814	N	ADAMS ST	APT 2	Repair/Replace light fixture(s)
814	N	ADAMS ST	APT 2	Repair / Replace Window to make it Operable
814	N	ADAMS ST	APT 2	Install / Replace Smoke Detector
814	N	ADAMS ST	APT 3	As a result of the violations listed below, this structure is deemed unfit for h
814	N	ADAMS ST	APT 3	Requires that no owner or operator shall let to any person for human habitation
814	N	ADAMS ST	APT 3	Unsafe structure
814	N	ADAMS ST	APT 3	Install / Replace Smoke Detector
814	N	ADAMS ST	APT 3	Repair / Replace Plumbing Fixture
814	N	ADAMS ST	APT 3	Install / Replace Smoke Detector
814	N	ADAMS ST	APT 3	Repair / Replace Floor covering
814	N	ADAMS ST	APT 3	Exterminate for Roaches
814	N	ADAMS ST	APT 3	Exterminate for Rodents
814	N	ADAMS ST	APT 3	Repair Door
814	N	ADAMS ST	APT 3	Repair / Replace / Repaint FIRE ESCAPE - including treads, landings, and support
814	N	ADAMS ST	APT 3	Repair / Replace Deteriorated Bathroom Floor
816	N	ADAMS ST	APT 1	As a result of the violations listed below, this structure is deemed unfit for h
816	N	ADAMS ST	APT 1	Requires that no owner or operator shall let to any person for human habitation
816	N	ADAMS ST	APT 1	Unsafe structure
816	N	ADAMS ST	APT 1	Repair/Replace electrical outlet(s)
816	N	ADAMS ST	APT 1	Repair/Replace light switch(es)
816	N	ADAMS ST	APT 1	Repair / Replace Window to make it Operable
816	N	ADAMS ST	APT 1	Repair / Replace Weak Floor
816	N	ADAMS ST	APT 1	Repair / Replace Deteriorated Floor
816	N	ADAMS ST	APT 1	Repair/ Replace Vent
816	N	ADAMS ST	APT 1	Repair/Replace light fixture(s)

816	N	ADAMS ST	APT 1	Repair/Replace Interior door
816	N	ADAMS ST	APT 1	Repair Door
816	N	ADAMS ST	APT 1	Refit/Caulk/Seal door to make weathertight
816	N	ADAMS ST	APT 1	Repair/Replace light fixture(s)
816	N	ADAMS ST	APT 1	Install Building Identification Number
816	N	ADAMS ST	APT 1	Faulty Heating Facility - Authorized Heating Inspection and Repair by a Licensed
816	N	ADAMS ST	APT 1	Must Obtain Inspection of Heating System by Dept. of Licenses & Inspections
816	N	ADAMS ST	APT 2	As a result of the violations listed below, this structure is deemed unfit for h
816	N	ADAMS ST	APT 2	Requires that no owner or operator shall let to any person for human habitation
816	N	ADAMS ST	APT 2	Unsafe structure
816	N	ADAMS ST	APT 2	Repair / Replace Weak Floor
816	N	ADAMS ST	APT 2	Repair / Replace Ceiling Covering
816	N	ADAMS ST	APT 2	Repair / Replace Ceiling Covering
816	N	ADAMS ST	APT 2	Repair/Replace electrical outlet(s)
816	N	ADAMS ST	APT 2	Repair/Replace light switch(es)
816	N	ADAMS ST	APT 2	Repair Door
816	N	ADAMS ST	APT 2	Install / Replace Smoke Detector
816	N	ADAMS ST	APT 2	Repair door hardware
816	N	ADAMS ST	APT 2	Repair/Replace light fixture(s)
816	N	ADAMS ST	APT 2	Consult Authorized Electrical Underwriting Agency
816	N	ADAMS ST	APT 2	Faulty Electrical Facilities - Authorized Electrical Inspection and Repair Requi
816	N	ADAMS ST	APT 2	Faulty Heating Facility - Authorized Heating Inspection and Repair by a Licensed
816	N	ADAMS ST	APT 2	Must Obtain Inspection of Heating System by Dept. of Licenses & Inspections
816	N	ADAMS ST	APT 2	Repair / Replace Weak Floor
816	N	ADAMS ST	APT 2	Repair / Replace Plumbing Fixture
816	N	ADAMS ST	APT 2	Repair/Replace light fixture(s)
816	N	ADAMS ST	APT 2	Repair/Replace light fixture(s)
816	N	ADAMS ST	APT 2	Repair/ Replace Vent
816	N	ADAMS ST	APT 2	Install Building Identification Number
816	N	ADAMS ST	APT 2	Repair / Replace Ceiling Covering
816	N	ADAMS ST	APT 2	Repair / Replace Ceiling Covering
816	N	ADAMS ST	APT 3	As a result of the violations listed below, this structure is deemed unfit for h
816	N	ADAMS ST	APT 3	Requires that no owner or operator shall let to any person for human habitation
816	N	ADAMS ST	APT 3	Unsafe structure
816	N	ADAMS ST	APT 3	Install / Replace Smoke Detector
816	N	ADAMS ST	APT 3	Repair / Replace Ceiling Covering
816	N	ADAMS ST	APT 3	Repair / Replace Window to make it Operable
816	N	ADAMS ST	APT 3	Repair / Replace Weak Floor
816	N	ADAMS ST	APT 3	Faulty Electrical Facilities - Authorized Electrical Inspection and Repair Requi
816	N	ADAMS ST	APT 3	Consult Authorized Electrical Underwriting Agency
816	N	ADAMS ST	APT 3	Repair/Replace light fixture(s)
816	N	ADAMS ST	APT 3	Repair/Replace outlet plate(s)
816	N	ADAMS ST	APT 3	Repair/Replace electrical outlet(s)
816	N	ADAMS ST	APT 3	Repair / Replace Weak Floor
816	N	ADAMS ST	APT 3	Repair/Replace Wall Covering
816	N	ADAMS ST	APT 3	Repair/Replace Shower Enclosure
816	N	ADAMS ST	APT 3	Exterminate for Roaches



816	N	ADAMS ST	APT 3	Exterminate for Rodents
816	N	ADAMS ST	APT 3	Repair / Replace Weak Floor
816	N	ADAMS ST	APT 3	Install / Repair / Replace Railing
816	N	ADAMS ST	APT 3	Install Building Identification Number
818	N	ADAMS ST	APT 1	As a result of the violations listed below, this structure is deemed unfit for h
818	N	ADAMS ST	APT 1	Requires that no owner or operator shall let to any person for human habitation
818	N	ADAMS ST	APT 1	Unsafe structure
818	N	ADAMS ST	APT 1	Repair / Replace Window to make it Operable
818	N	ADAMS ST	APT 1	Install / Replace Smoke Detector
818	N	ADAMS ST	APT 1	Remove Flaking Paint and Repaint Wall(s) and/or Ceiling(s)
818	N	ADAMS ST	APT 1	Repair / Replace Floor covering
818	N	ADAMS ST	APT 1	Repair/Replace light fixture(s)
818	N	ADAMS ST	APT 1	Repair/Replace light fixture(s)
818	N	ADAMS ST	APT 1	Repair / Replace Floor covering
818	N	ADAMS ST	APT 1	Repair / Replace Floor covering
818	N	ADAMS ST	APT 1	Repair / Replace Plumbing Fixture
818	N	ADAMS ST	APT 1	Repair / Replace Plumbing Fixture
818	N	ADAMS ST	APT 1	Remove Flaking Paint and Repaint Wall(s) and/or Ceiling(s)
818	N	ADAMS ST	APT 1	Repair Door
818	N	ADAMS ST	APT 1	Repair/Replace light fixture(s)
818	N	ADAMS ST	APT 1	Faulty Electrical Facilities - Authorized Electrical Inspection and Repair Requi
818	N	ADAMS ST	APT 1	Consult Authorized Electrical Underwriting Agency
818	N	ADAMS ST	APT 1	Repair/Replace Interior door
818	N	ADAMS ST	APT 1	Install Building Identification Number
818	N	ADAMS ST	APT 1	Exterminate for Rodents
818	N	ADAMS ST	APT 1	Exterminate for Roaches
818	N	ADAMS ST	APT 1	Repair/Replace electrical outlet(s)
818	N	ADAMS ST	APT 1	Repair/Replace light switch(es)
818	N	ADAMS ST	APT 2	As a result of the violations listed below, this structure is deemed unfit for h
818	N	ADAMS ST	APT 2	Requires that no owner or operator shall let to any person for human habitation
818	N	ADAMS ST	APT 2	Unsafe structure
818	N	ADAMS ST	APT 2	Install / Replace Smoke Detector
818	N	ADAMS ST	APT 2	Repair / Replace Floor covering
818	N	ADAMS ST	APT 2	Repair/Replace light fixture(s)
818	N	ADAMS ST	APT 2	Repair / Replace / Secure Faulty Toilet
818	N	ADAMS ST	APT 2	Repair / Replace Plumbing Fixture
818	N	ADAMS ST	APT 2	Exterminate for Rodents
818	N	ADAMS ST	APT 2	Exterminate for Roaches
818	N	ADAMS ST	APT 2	Repair Holes on Wall
818	N	ADAMS ST	APT 2	Repair/Replace Interior door
818	N	ADAMS ST	APT 2	Repair / Replace Window to make it Operable
818	N	ADAMS ST	APT 2	Repair / Replace Plumbing Fixture
818	N	ADAMS ST	APT 2	Repair / Replace Weak Floor
818	N	ADAMS ST	APT 2	Repair/Replace light fixture(s)
818	N	ADAMS ST	APT 2	Repair / Replace Ceiling Covering
818	N	ADAMS ST	APT 2	Repair / Replace Ceiling Covering
818	N	ADAMS ST	APT 2	Repair/ Replace Vent

818	N	ADAMS ST	APT 2	Repair door hardware
818	N	ADAMS ST	APT 2	Repair/ Replace Vent
818	N	ADAMS ST	APT 2	Repair / Replace Plumbing Fixture
818	N	ADAMS ST	APT 2	Repair/Replace electrical outlet(s)
818	N	ADAMS ST	APT 2	Repair/Replace light switch(es)
818	N	ADAMS ST	APT 3	As a result of the violations listed below, this structure is deemed unfit for h
818	N	ADAMS ST	APT 3	Requires that no owner or operator shall let to any person for human habitation
818	N	ADAMS ST	APT 3	Unsafe structure
818	N	ADAMS ST	APT 3	Install / Replace Smoke Detector
818	N	ADAMS ST	APT 3	Install / Replace Smoke Detector
818	N	ADAMS ST	APT 3	Repair / Replace Leaking Roof
818	N	ADAMS ST	APT 3	Correct cause of leak in the Ceiling
818	N	ADAMS ST	APT 3	Correct cause of leak in the Wall
818	N	ADAMS ST	APT 3	Repair/Replace Wall Covering
818	N	ADAMS ST	APT 3	Repair / Replace Ceiling Covering
818	N	ADAMS ST	APT 3	Repair/Replace Wall Covering
818	N	ADAMS ST	APT 3	Repair / Replace Window to make it Operable
818	N	ADAMS ST	APT 3	Install / Repair / Replace Window Sill
818	N	ADAMS ST	APT 3	Consult Authorized Electrical Underwriting Agency
818	N	ADAMS ST	APT 3	Faulty Electrical Facilities - Authorized Electrical Inspection and Repair Requi
818	N	ADAMS ST	APT 3	Remove Illegal Extension Cord(s)
818	N	ADAMS ST	APT 3	Install and/or Convert outlet(s) to a GFCI-type outlet(s)
818	N	ADAMS ST	APT 3	Repair/Replace light fixture(s)
818	N	ADAMS ST	APT 3	Repair/Replace electrical outlet(s)
818	N	ADAMS ST	APT 3	Repair/Replace light switch(es)
818	N	ADAMS ST	APT 3	Repair/Replace Interior door
818	N	ADAMS ST	APT 3	Correct cause of leak in the Ceiling
818	N	ADAMS ST	APT 3	Repair/Replace Wall Covering
818	N	ADAMS ST	APT 3	Repair / Replace Ceiling Covering
818	N	ADAMS ST	APT 3	Install Building Identification Number
820	N	ADAMS ST	APT 1	As a result of the violations listed below, this structure is deemed unfit for h
820	N	ADAMS ST	APT 1	Requires that no owner or operator shall let to any person for human habitation
820	N	ADAMS ST	APT 1	Unsafe structure
820	N	ADAMS ST	APT 1	Repair / Replace Room's Heat Source
820	N	ADAMS ST	APT 1	Repair/Replace electrical outlet(s)
820	N	ADAMS ST	APT 1	Install / Replace Smoke Detector
820	N	ADAMS ST	APT 1	Exterminate for Roaches
820	N	ADAMS ST	APT 1	Exterminate for Rodents
820	N	ADAMS ST	APT 1	Repair / Replace Plumbing Fixture
820	N	ADAMS ST	APT 1	Consult Authorized Electrical Underwriting Agency
820	N	ADAMS ST	APT 1	Faulty Electrical Facilities - Authorized Electrical Inspection and Repair Requi
820	N	ADAMS ST	APT 1	Install light fixture(s)
820	N	ADAMS ST	APT 1	Repair Door
820	N	ADAMS ST	APT 1	Repair / Replace Deteriorated Bathroom Floor
820	N	ADAMS ST	APT 1	Repair / Replace Weak Floor
820	N	ADAMS ST	APT 1	Discontinue use of Room for Sleeping
820	N	ADAMS ST	APT 1	Remove Flaking Paint and Repaint Wall(s) and/or Ceiling(s)

820	N	ADAMS ST	APT 1	Caulk / Seal Open Penetrations
820	N	ADAMS ST	APT 2	As a result of the violations listed below, this structure is deemed unfit for h
820	N	ADAMS ST	APT 2	Requires that no owner or operator shall let to any person for human habitation
820	N	ADAMS ST	APT 2	Unsafe structure
820	N	ADAMS ST	APT 2	Repair Door
820	N	ADAMS ST	APT 2	Repair / Replace Ceiling Covering
820	N	ADAMS ST	APT 2	Remove Flaking Paint and Repaint Wall(s) and/or Ceiling(s)
820	N	ADAMS ST	APT 2	Install / Replace Window Glass
820	N	ADAMS ST	APT 2	Remove all Mold/Mildew Infested Drywall
820	N	ADAMS ST	APT 2	Repair Door
820	N	ADAMS ST	APT 2	Repair / Replace Deteriorated Bathroom Floor
820	N	ADAMS ST	APT 2	Consult Authorized Electrical Underwriting Agency
820	N	ADAMS ST	APT 2	Faulty Electrical Facilities - Authorized Electrical Inspection and Repair Requi
820	N	ADAMS ST	APT 2	Install light fixture(s)
820	N	ADAMS ST	APT 2	Install / Replace Smoke Detector
820	N	ADAMS ST	APT 2	Install / Repair / Replace Window Sill
820	N	ADAMS ST	APT 2	Repair Holes on Wall
820	N	ADAMS ST	APT 2	Repair Door
820	N	ADAMS ST	APT 2	Install / Repair / Replace Window Screen
820	N	ADAMS ST	APT 2	Caulk / Seal Open Penetrations
820	N	ADAMS ST	APT 3	As a result of the violations listed below, this structure is deemed unfit for h
820	N	ADAMS ST	APT 3	Requires that no owner or operator shall let to any person for human habitation
820	N	ADAMS ST	APT 3	Unsafe structure
820	N	ADAMS ST	APT 3	Repair Door
820	N	ADAMS ST	APT 3	Exterminate for Rodents
820	N	ADAMS ST	APT 3	Exterminate for Roaches
820	N	ADAMS ST	APT 3	Install / Replace Smoke Detector
820	N	ADAMS ST	APT 3	Remove all Mold/Mildew Infested Drywall
820	N	ADAMS ST	APT 3	Remove Flaking Paint and Repaint Wall(s) and/or Ceiling(s)
820	N	ADAMS ST	APT 3	Remove mold/mildew
820	N	ADAMS ST	APT 3	Repair / Replace Leaking Roof
820	N	ADAMS ST	APT 3	Repair / Replace Ceiling Covering
820	N	ADAMS ST	APT 3	Repair/Replace electrical outlet(s)
820	N	ADAMS ST	APT 3	Faulty Electrical Facilities - Authorized Electrical Inspection and Repair Requi
820	N	ADAMS ST	APT 3	Consult Authorized Electrical Underwriting Agency
820	N	ADAMS ST	APT 3	Repair Door



**City Of Wilmington**  
 Department of Licenses and Inspections  
 800 N. French Street  
 Wilmington, Delaware 19801  
 Phone: (302) 576-3030 - Fax: (302) 571-4285

## VIOLATION

Responsible Party:  
 810 ADAMS SERIES  
 PO BOX 4526  
 WILMINGTON, DE, 19807

<b>Certificate #:</b> 7022 0410 0002 0430 8852	<b>Name Of Occupant:</b> Bernard Dorsey / Desiree Williams
<b>Violation #:</b> V43358	<b>No. of Occupants:</b> 0
<b>Date Received:</b> 05/16/2022	<b>Occupancy Status:</b> RENTAL
<b>Inspector:</b> Jerry Crespo	<b>Facade:</b>
<b>Date Inspected:</b> 05/16/2022	<b>No. of Stories:</b>
<b>Premises In Violation:</b> 810 N ADAMS ST	<b>Building Type:</b>
<b>Apt. No. (If applicable):</b> Apt.2	
<b>Zip:</b> 19801	

On the above date, the Department of Licenses and Inspections performed an inspection of the referenced property. During the inspection, violations of the Wilmington City Code and/or the International Code Council were discovered. The violations, described below, must be repaired within the time period noted. Please be advised that a building permit may be required for certain repairs, additions, alterations or replacements to the structure. Please contact the Department of Licenses and Inspections for further information on permitting requirements and to make application for a building permit.

When the repairs are complete, please contact the inspector to schedule an inspection. Once the Department has confirmed that the required repairs have been made, the matter may be closed. If you require additional time to complete the repairs, you may request an extension in writing from the inspector prior to the expiration of the time period, stating why the repairs cannot be completed within the time period allowed. If you fail to make the repairs within the stated time period, a civil fine(s) will be issued to you. Civil fines may continue to be issued weekly until the violations are repaired.

Should you have any questions or to request a meeting with the inspector or to schedule an inspection of the completed repairs, please contact the inspector at the email address or telephone number listed above.

Description	Section	Days	Compliant	Compliance Date	Location
As a result of the violations listed below, this structure is deemed unfit for human habitation. The violation(s) must be corrected within the time period noted, or the dwelling vacated within ten (10) days	34.112	0	No		RM: General Interior FLR: First floor
Requires that no owner or operator shall let to any person for human habitation and no person shall occupy any dwelling or dwelling unit which has been condemned and placarded.	34-116	0	No		RM: General Interior FLR: First floor
Unsafe structure	4.27(115.1)	0	No		RM: General Interior FLR: First floor
Faulty Electrical Facilities - Authorized Electrical Inspection and Repair Required by Licensed Electrical Contractor	34.236.a.10	3	No		RM: General Interior FLR: First floor
Consult Authorized Electrical Underwriting Agency	34.236.a.10	3	No		RM: General Interior FLR: First floor
Exterminate for Rodents	34.236.a.12	3	No		RM: General Interior FLR: First floor

Exterminate for Varmints	34.236.a.12	3	No		RM: General Interior FLR: First floor
Repair/Replace all Leaking Pipes	34.266.7	3	No		RM: Kitchen/Pantry FLR: First floor
Repair / Replace Weak Floor	34.236.a.2	3	No		RM: Kitchen/Pantry FLR: First floor
Repair/Replace Interior door	34-236.a.2	3	No		RM: Kitchen/Pantry FLR: First floor
Refit/Caulk/Seal door to make weathertight	34-236.a.4	3	No		RM: Living Room FLR: First floor
Repair / Replace Weak Floor	34.236.a.2	3	No		RM: Living Room FLR: First floor
Install / Replace Smoke Detector	34.232	3	No		RM: Stairway/Hallway FLR: First floor
Repair / Replace Weak Floor	34.236.a.2	3	No		RM: Bathroom/Powder Room FLR: First floor
Repair / Replace / Secure Faulty Toilet	34.266.10	3	No		RM: Bathroom/Powder Room FLR: First floor
Repair / Replace Plumbing Fixture	34.266.8	3	No		RM: Bathroom/Powder Room FLR: First floor
Repair/Replace door frame	34-236.a.4	3	No		RM: Bathroom/Powder Room FLR: First floor
Repair door hardware	34-236.a.4	3	No		RM: Bedroom 1 FLR: First floor
Repair Holes on Wall	34.236.a.2	3	No		RM: Bedroom 1 FLR: First floor
Install / Replace Window Glass	34.236.a.4	3	No		RM: Bedroom 1 FLR: First floor

You have the right to appeal this notice; the adequacy of any repairs you have undertaken in response to this notice; and any civil fine assessed as a result of this notice to the Board of Licenses and Inspections Review (the "Board"). The appeal must be in writing and must be filed with the Department of Licenses and Inspections within **twenty (20) calendar days of receiving a statement assessing a civil fine**. Your appeal must include the following:

1. A written petition setting forth:
  - a. The principal points upon which the appeal is made.
  - b. Specific reference to the provision of the applicable code section(s) upon which the appeal is based.
  - c. The names and addresses of the owners of all other properties affected by the appeal.
  
2. **An administrative filing fee of Fifty Dollars (\$50.00)**. If your appeal is successful, the fee will be refunded to you.

The appeal should be addressed to the following:

Secretary  
Board of Licenses and Inspections Review  
City/County Building - 3rd Floor  
800 N. French Street  
Wilmington, Delaware 19801

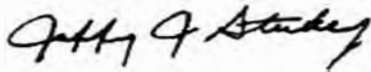
Once your written appeal and filing fee are received, a hearing will be scheduled before the Board. At this hearing, you may introduce evidence and witnesses to support your appeal. An attorney may represent you, or you may choose to present your appeal on your own. The Board has the authority to affirm, modify, reverse, vacate, or revoke the action for which the appeal is being made. Written notice of the Board's decision will follow the hearing. The Board shall hear and decide appeals in accordance with its rules, regulations and procedures.

The filing of your appeal will stay further enforcement action, payment of the civil fine(s) and the assessment of any further civil fines related to the notice under appeal until such time as the Board renders a decision on your appeal or you withdraw the appeal.

A civil fine that is determined by the Board to be lawfully assessed may not be suspended in whole or in part.

**BY ORDER OF THE DEPARTMENT OF LICENSES AND INSPECTIONS.**

Sincerely,



Jeffrey J. Starkey  
Commissioner  
Department of Licenses and Inspections



**City Of Wilmington**  
 Department of Licenses and Inspections  
 800 N. French Street  
 Wilmington, Delaware 19801  
 Phone: (302) 576-3030 - Fax: (302) 571-4285

## VIOLATION

Responsible Party:  
 810 ADAMS SERIES  
 PO BOX 4526  
 WILMINGTON, DE, 19807

<b>Certificate #:</b> 7022 0410 0002 0430 8869	<b>Name Of Occupant:</b> Alexander Cunningham
<b>Violation #:</b> V43359	<b>No. of Occupants:</b> 0
<b>Date Received:</b> 05/16/2022	<b>Occupancy Status:</b> RENTAL
<b>Inspector:</b> Jerry Crespo	<b>Facade:</b>
<b>Date Inspected:</b> 05/16/2022	<b>No. of Stories:</b>
<b>Premises In Violation:</b> 810 N ADAMS ST	<b>Building Type:</b>
<b>Apt. No. (If applicable):</b> Apt. 4	
<b>Zip:</b> 19801	

On the above date, the Department of Licenses and Inspections performed an inspection of the referenced property. During the inspection, violations of the Wilmington City Code and/or the International Code Council were discovered. The violations, described below, must be repaired within the time period noted. Please be advised that a building permit may be required for certain repairs, additions, alterations or replacements to the structure. Please contact the Department of Licenses and Inspections for further information on permitting requirements and to make application for a building permit.

When the repairs are complete, please contact the inspector to schedule an inspection. Once the Department has confirmed that the required repairs have been made, the matter may be closed. If you require additional time to complete the repairs, you may request an extension in writing from the inspector prior to the expiration of the time period, stating why the repairs cannot be completed within the time period allowed. If you fail to make the repairs within the stated time period, a civil fine(s) will be issued to you. Civil fines may continue to be issued weekly until the violations are repaired.

Should you have any questions or to request a meeting with the inspector or to schedule an inspection of the completed repairs, please contact the inspector at the email address or telephone number listed above.

Description	Section	Days	Compliant	Compliance Date	Location
As a result of the violations listed below, this structure is deemed unfit for human habitation. The violation(s) must be corrected within the time period noted, or the dwelling vacated within ten (10) days	34.112	0	No		RM: Choose location FLR: Second floor
Requires that no owner or operator shall let to any person for human habitation and no person shall occupy any dwelling or dwelling unit which has been condemned and placarded.	34-116	0	No		RM: General Interior FLR: Second floor
Unsafe structure	4.27(115.1)	0	No		RM: General Interior FLR: Second floor
Faulty Electrical Facilities - Authorized Electrical Inspection and Repair Required by Licensed Electrical Contractor	34.236.a.10	3	No		RM: General Interior FLR: Second floor
Consult Authorized Electrical Underwriting Agency	34.236.a.10	3	No		RM: General Interior FLR: Second floor
Exterminate for Roaches	34.236.a.12	3	No		RM: General Interior FLR: Second floor

Exterminate for Rodents	34.236.a.12	3	No		RM: General Interior FLR: Second floor
Repair / Replace Ceiling Covering	34.236.a.2	3	No		RM: Kitchen/Pantry FLR: Second floor
Refit/Caulk/Seal door to make weathertight	34-236.a.4	3	No		RM: Kitchen/Pantry FLR:



You have the right to appeal this notice; the adequacy of any repairs you have undertaken in response to this notice; and any civil fine assessed as a result of this notice to the Board of Licenses and Inspections Review (the "Board"). The appeal must be in writing and must be filed with the Department of Licenses and Inspections within **twenty (20) calendar days of receiving a statement assessing a civil fine**. Your appeal must include the following:

1. A written petition setting forth:
  - a. The principal points upon which the appeal is made.
  - b. Specific reference to the provision of the applicable code section(s) upon which the appeal is based.
  - c. The names and addresses of the owners of all other properties affected by the appeal.
  
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The appeal should be addressed to the following:

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Board of Licenses and Inspections Review  
City/County Building – 3rd Floor  
800 N. French Street  
Wilmington, Delaware 19801

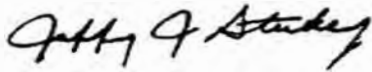
Once your written appeal and filing fee are received, a hearing will be scheduled before the Board. At this hearing, you may introduce evidence and witnesses to support your appeal. An attorney may represent you, or you may choose to present your appeal on your own. The Board has the authority to affirm, modify, reverse, vacate, or revoke the action for which the appeal is being made. Written notice of the Board's decision will follow the hearing. The Board shall hear and decide appeals in accordance with its rules, regulations and procedures.

The filing of your appeal will stay further enforcement action, payment of the civil fine(s) and the assessment of any further civil fines related to the notice under appeal until such time as the Board renders a decision on your appeal or you withdraw the appeal.

A civil fine that is determined by the Board to be lawfully assessed may not be suspended in whole or in part.

**BY ORDER OF THE DEPARTMENT OF LICENSES AND INSPECTIONS.**

Sincerely,



Jeffrey J. Starkey  
Commissioner  
Department of Licenses and Inspections



**City Of Wilmington**  
 Department of Licenses and Inspections  
 800 N. French Street  
 Wilmington, Delaware 19801  
 Phone: (302) 576-3030 - Fax: (302) 571-4285

## VIOLATION

Responsible Party:  
 810 ADAMS SERIES  
 PO BOX 4526  
 WILMINGTON, DE, 19807

<b>Certificate #:</b> 7022 0410 0002 0430 8876	<b>Name Of Occupant:</b> Lanita Brooks
<b>Violation #:</b> V43362	<b>No. of Occupants:</b> 0
<b>Date Received:</b> 05/16/2022	<b>Occupancy Status:</b> RENTAL
<b>Inspector:</b> Jerry Crespo	<b>Facade:</b>
<b>Date Inspected:</b> 05/16/2022	<b>No. of Stories:</b>
<b>Premises In Violation:</b> 810 N ADAMS ST	<b>Building Type:</b>
<b>Apt. No. (If applicable):</b> Apt. 5	
<b>Zip:</b> 19801	

On the above date, the Department of Licenses and Inspections performed an inspection of the referenced property. During the inspection, violations of the Wilmington City Code and/or the International Code Council were discovered. The violations, described below, must be repaired within the time period noted. Please be advised that a building permit may be required for certain repairs, additions, alterations or replacements to the structure. Please contact the Department of Licenses and Inspections for further information on permitting requirements and to make application for a building permit.

When the repairs are complete, please contact the inspector to schedule an inspection. Once the Department has confirmed that the required repairs have been made, the matter may be closed. If you require additional time to complete the repairs, you may request an extension in writing from the inspector prior to the expiration of the time period, stating why the repairs cannot be completed within the time period allowed. If you fail to make the repairs within the stated time period, a civil fine(s) will be issued to you. Civil fines may continue to be issued weekly until the violations are repaired.

Should you have any questions or to request a meeting with the inspector or to schedule an inspection of the completed repairs, please contact the inspector at the email address or telephone number listed above.

Description	Section	Days	Compliant	Compliance Date	Location
As a result of the violations listed below, this structure is deemed unfit for human habitation. The violation(s) must be corrected within the time period noted, or the dwelling vacated within ten (10) days	34.112	0	No		RM: General Interior FLR: Second floor
Requires that no owner or operator shall let to any person for human habitation and no person shall occupy any dwelling or dwelling unit which has been condemned and placarded.	34-116	0	No		RM: General Interior FLR: Second floor
Unsafe structure	4.27(115.1)	0	No		RM: General Interior FLR: Second floor
Faulty Electrical Facilities - Authorized Electrical Inspection and Repair Required by Licensed Electrical Contractor	34.236.a.10	3	No		RM: General Interior FLR: Second floor
Consult Authorized Electrical Underwriting Agency	34.236.a.10	3	No		RM: General Interior FLR: Second floor
Exterminate for Roaches	34.236.a.12	3	No		RM: General Interior FLR: Second floor

Exterminate for Rodents	34.236.a.12	3	No		RM: General Interior FLR: Second floor
Install / Repair / Replace Guardrail	34.273.2	3	No		RM: Living Room FLR: Second floor
Correct cause of leak in the Ceiling	34.236.a.2	3	No		RM: Living Room FLR: Second floor
Repair / Replace Ceiling Covering	34.236.a.2	3	No		RM: Living Room FLR: Second floor

You have the right to appeal this notice; the adequacy of any repairs you have undertaken in response to this notice; and any civil fine assessed as a result of this notice to the Board of Licenses and Inspections Review (the "Board"). The appeal must be in writing and must be filed with the Department of Licenses and Inspections within **twenty (20) calendar days of receiving a statement assessing a civil fine**. Your appeal must include the following:

1. A written petition setting forth:
  - a. The principal points upon which the appeal is made.
  - b. Specific reference to the provision of the applicable code section(s) upon which the appeal is based.
  - c. The names and addresses of the owners of all other properties affected by the appeal.
  
2. **An administrative filing fee of Fifty Dollars (\$50.00)**. If your appeal is successful, the fee will be refunded to you.

The appeal should be addressed to the following:

Secretary  
Board of Licenses and Inspections Review  
City/County Building - 3rd Floor  
800 N. French Street  
Wilmington, Delaware 19801


Once your written appeal and filing fee are received, a hearing will be scheduled before the Board. At this hearing, you may introduce evidence and witnesses to support your appeal. An attorney may represent you, or you may choose to present your appeal on your own. The Board has the authority to affirm, modify, reverse, vacate, or revoke the action for which the appeal is being made. Written notice of the Board's decision will follow the hearing. The Board shall hear and decide appeals in accordance with its rules, regulations and procedures.

The filing of your appeal will stay further enforcement action, payment of the civil fine(s) and the assessment of any further civil fines related to the notice under appeal until such time as the Board renders a decision on your appeal or you withdraw the appeal.

A civil fine that is determined by the Board to be lawfully assessed may not be suspended in whole or in part.

**BY ORDER OF THE DEPARTMENT OF LICENSES AND INSPECTIONS.**

Sincerely,



Jeffrey J. Starkey  
Commissioner  
Department of Licenses and Inspections



## VIOLATION

Responsible Party:  
 810 ADAMS SERIES  
 PO BOX 4526  
 WILMINGTON, DE, 19807

<b>Certificate #:</b> 7019 0160 0000 7504 9896 <b>Violation #:</b> V43361 <b>Date Received:</b> <b>Inspector:</b> Michael Dorsey <b>Date Inspected:</b> 05/16/2022 <b>Premises In Violation:</b> 810 N ADAMS ST <b>Apt. No. (If applicable):</b> APT. 6 <b>Zip:</b> 19801	<b>Name Of Occupant:</b> CHRISTOPHER TRAVIS <b>No. of Occupants:</b> 0 <b>Occupancy Status:</b> RENTAL <b>Facade:</b> <b>No. of Stories:</b> <b>Building Type:</b>
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On the above date, the Department of Licenses and Inspections performed an inspection of the referenced property. During the inspection, violations of the Wilmington City Code and/or the International Code Council were discovered. The violations, described below, must be repaired within the time period noted. Please be advised that a building permit may be required for certain repairs, additions, alterations or replacements to the structure. Please contact the Department of Licenses and Inspections for further information on permitting requirements and to make application for a building permit.

When the repairs are complete, please contact the inspector to schedule an inspection. Once the Department has confirmed that the required repairs have been made, the matter may be closed. If you require additional time to complete the repairs, you may request an extension in writing from the inspector prior to the expiration of the time period, stating why the repairs cannot be completed within the time period allowed. If you fail to make the repairs within the stated time period, a civil fine(s) will be issued to you. Civil fines may continue to be issued weekly until the violations are repaired.

Should you have any questions or to request a meeting with the inspector or to schedule an inspection of the completed repairs, please contact the inspector at the email address or telephone number listed above.

Description	Section	Days	Compliant	Compliance Date	Location
As a result of the violations listed below, this structure is deemed unfit for human habitation. The violation(s) must be corrected within the time period noted, or the dwelling vacated within ten (10) days	34.112	0	No		RM: General Interior FLR: Third floor
Requires that no owner or operator shall let to any person for human habitation and no person shall occupy any dwelling or dwelling unit which has been condemned and placarded.	34-116	0	No		RM: General Interior FLR: Third floor
Unsafe structure	4.27(115.1)	0	No		RM: General Interior FLR: Third floor
Faulty Electrical Facilities - Authorized Electrical Inspection and Repair Required by Licensed Electrical Contractor	34.236.a.10	3	No		RM: General Interior FLR: Third floor
Consult Authorized Electrical Underwriting Agency	34.236.a.10	3	No		RM: General Interior FLR: Third floor
Exterminate for Roaches	34.236.a.12	3	No		RM: General Interior FLR: Third floor

Exterminate for Rodents	34.236.a.12	3	No		RM: General Interior FLR: Third floor
Repair / Replace Leaking Roof	34.272	3	No		RM: Kitchen/Pantry FLR: Third floor
Repair/Replace light fixture(s)	34.234.4	3	No		RM: Kitchen/Pantry FLR: Third floor
Repair / Replace Weak Floor	34.236.a.2	3	No		RM: Kitchen/Pantry FLR: Third floor
Repair Door	34-236.a.4	3	No		RM: Kitchen/Pantry FLR: Third floor
Refit/Caulk/Seal door to make weathertight	34-236.a.4	3	No		RM: Bathroom/Powder Room FLR: Third floor
Correct cause of leak in the Ceiling	34.236.a.2	3	No		RM: Bathroom/Powder Room FLR: Third floor
Repair / Replace Floor covering	34.236.a.2	3	No		RM: Bathroom/Powder Room FLR: Third floor
Repair/Replace Wall Covering	34.236.a.2	3	No		RM: Bathroom/Powder Room FLR: Third floor
Repair/Replace/Caulk Tub	34.236.a.10	3	No		RM: Bathroom/Powder Room FLR: Third floor
Correct cause of leak in the Ceiling	34.236.a.2	3	No		RM: Bedroom FLR: Third floor
Repair Holes on Wall	34.236.a.2	3	No		RM: Bedroom 1 FLR: Third floor

You have the right to appeal this notice; the adequacy of any repairs you have undertaken in response to this notice; and any civil fine assessed as a result of this notice to the Board of Licenses and Inspections Review (the "Board"). The appeal must be in writing and must be filed with the Department of Licenses and Inspections within **twenty (20) calendar days of receiving a statement assessing a civil fine**. Your appeal must include the following:

1. A written petition setting forth:
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The appeal should be addressed to the following:

Secretary  
Board of Licenses and Inspections Review  
City/County Building - 3rd Floor  
800 N. French Street  
Wilmington, Delaware 19801

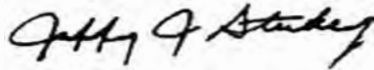
Once your written appeal and filing fee are received, a hearing will be scheduled before the Board. At this hearing, you may introduce evidence and witnesses to support your appeal. An attorney may represent you, or you may choose to present your appeal on your own. The Board has the authority to affirm, modify, reverse, vacate, or revoke the action for which the appeal is being made. Written notice of the Board's decision will follow the hearing. The Board shall hear and decide appeals in accordance with its rules, regulations and procedures.

The filing of your appeal will stay further enforcement action, payment of the civil fine(s) and the assessment of any further civil fines related to the notice under appeal until such time as the Board renders a decision on your appeal or you withdraw the appeal.

A civil fine that is determined by the Board to be lawfully assessed may not be suspended in whole or in part.

**BY ORDER OF THE DEPARTMENT OF LICENSES AND INSPECTIONS.**

Sincerely,



Jeffrey J. Starkey  
Commissioner  
Department of Licenses and Inspections



**City Of Wilmington**  
 Department of Licenses and Inspections  
 800 N. French Street  
 Wilmington, Delaware 19801  
 Phone: (302) 576-3030 - Fax: (302) 571-4285

## VIOLATION

Responsible Party:  
 808 ADAMS SERIES  
 PO BOX 4526  
 WILMINGTON, DE, 19807

<b>Certificate #:</b> 7019 0160 0000 7504 9889	<b>Name Of Occupant:</b> JOHN CALLOWAY
<b>Violation #:</b> V43357	<b>No. of Occupants:</b> 0
<b>Date Received:</b> 05/16/2022	<b>Occupancy Status:</b> RENTAL
<b>Inspector:</b> Michael Dorsey	<b>Facade:</b>
<b>Date Inspected:</b> 05/16/2022	<b>No. of Stories:</b>
<b>Premises In Violation:</b> 808 N ADAMS ST	<b>Building Type:</b>
<b>Apt. No. (If applicable):</b> APT. 2	
<b>Zip:</b> 19801	

On the above date, the Department of Licenses and Inspections performed an inspection of the referenced property. During the inspection, violations of the Wilmington City Code and/or the International Code Council were discovered. The violations, described below, must be repaired within the time period noted. Please be advised that a building permit may be required for certain repairs, additions, alterations or replacements to the structure. Please contact the Department of Licenses and Inspections for further information on permitting requirements and to make application for a building permit.

When the repairs are complete, please contact the inspector to schedule an inspection. Once the Department has confirmed that the required repairs have been made, the matter may be closed. If you require additional time to complete the repairs, you may request an extension in writing from the inspector prior to the expiration of the time period, stating why the repairs cannot be completed within the time period allowed. If you fail to make the repairs within the stated time period, a civil fine(s) will be issued to you. Civil fines may continue to be issued weekly until the violations are repaired.

Should you have any questions or to request a meeting with the inspector or to schedule an inspection of the completed repairs, please contact the inspector at the email address or telephone number listed above.

Description	Section	Days	Compliant	Compliance Date	Location
As a result of the violations listed below, this structure is deemed unfit for human habitation. The violation(s) must be corrected within the time period noted, or the dwelling vacated within ten (10) days	34.112	0	No		RM: General Interior FLR: Second floor
Requires that no owner or operator shall let to any person for human habitation and no person shall occupy any dwelling or dwelling unit which has been condemned and placarded.	34-116	0	No		RM: General Interior FLR: Second floor
Unsafe structure	4.27(115.1)	0	No		RM: General Interior FLR: Second floor
Faulty Electrical Facilities - Authorized Electrical Inspection and Repair Required by Licensed Electrical Contractor	34.236.a.10	3	No		RM: General Interior FLR: Second floor
Consult Authorized Electrical Underwriting Agency	34.236.a.10	3	No		RM: General Interior FLR: Second floor
Exterminate for Roaches	34.236.a.12	3	No		RM: General Interior FLR: Second floor



Exterminate for Rodents	34.236.a.12	3	No		RM: General Interior FLR: Second floor
Correct cause of leak in the Ceiling	34.236.a.2	3	No		RM: Living Room FLR: Second floor
Repair Door	34-236.a.4	3	No		RM: Living Room FLR: Second floor
Repair/Replace door frame	34-236.a.4	3	No		RM: Living Room FLR: Second floor
Repair / Replace Floor covering	34.236.a.2	3	No		RM: Kitchen/Pantry FLR: Second floor
Correct cause of leak in the Ceiling	34.236.a.2	3	No		RM: Bathroom/Powder Room FLR: Second floor
Repair/Replace door frame	34-236.a.4	3	No		RM: Bedroom 1 FLR: Second floor

You have the right to appeal this notice; the adequacy of any repairs you have undertaken in response to this notice; and any civil fine assessed as a result of this notice to the Board of Licenses and Inspections Review (the "Board"). The appeal must be in writing and must be filed with the Department of Licenses and Inspections within **twenty (20) calendar days of receiving a statement assessing a civil fine**. Your appeal must include the following:

1. A written petition setting forth:
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City/County Building – 3rd Floor  
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Wilmington, Delaware 19801

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A civil fine that is determined by the Board to be lawfully assessed may not be suspended in whole or in part.

**BY ORDER OF THE DEPARTMENT OF LICENSES AND INSPECTIONS.**

Sincerely,



Jeffrey J. Starkey  
Commissioner  
Department of Licenses and Inspections



**City Of Wilmington**  
 Department of Licenses and Inspections  
 800 N. French Street  
 Wilmington, Delaware 19801  
 Phone: (302) 576-3030 - Fax: (302) 571-4285

## VIOLATION

Responsible Party:  
 808 ADAMS SERIES  
 PO BOX 4526  
 WILMINGTON, DE, 19807

<b>Certificate #:</b> 7019 0160 0000 7504 9841	<b>Name Of Occupant:</b> TEVEONA JORDON
<b>Violation #:</b> V43348	<b>No. of Occupants:</b> 0
<b>Date Received:</b> 05/16/2022	<b>Occupancy Status:</b> RENTAL
<b>Inspector:</b> Michael Dorsey	<b>Facade:</b>
<b>Date Inspected:</b> 05/16/2022	<b>No. of Stories:</b>
<b>Premises In Violation:</b> 808 N ADAMS ST	<b>Building Type:</b>
<b>Apt. No. (If applicable):</b> APT. 3	
<b>Zip:</b> 19801	

On the above date, the Department of Licenses and Inspections performed an inspection of the referenced property. During the inspection, violations of the Wilmington City Code and/or the International Code Council were discovered. The violations, described below, must be repaired within the time period noted. Please be advised that a building permit may be required for certain repairs, additions, alterations or replacements to the structure. Please contact the Department of Licenses and Inspections for further information on permitting requirements and to make application for a building permit.

When the repairs are complete, please contact the inspector to schedule an inspection. Once the Department has confirmed that the required repairs have been made, the matter may be closed. If you require additional time to complete the repairs, you may request an extension in writing from the inspector prior to the expiration of the time period, stating why the repairs cannot be completed within the time period allowed. If you fail to make the repairs within the stated time period, a civil fine(s) will be issued to you. Civil fines may continue to be issued weekly until the violations are repaired.

Should you have any questions or to request a meeting with the inspector or to schedule an inspection of the completed repairs, please contact the inspector at the email address or telephone number listed above.

Description	Section	Days	Compliant	Compliance Date	Location
As a result of the violations listed below, this structure is deemed unfit for human habitation. The violation(s) must be corrected within the time period noted, or the dwelling vacated within ten (10) days	34.112	0	No		RM: General Interior FLR: Second floor
Requires that no owner or operator shall let to any person for human habitation and no person shall occupy any dwelling or dwelling unit which has been condemned and placarded.	34-116	0	No		RM: General Interior FLR: Second floor
Unsafe structure	4.27(115.1)	0	No		RM: General Interior FLR: Second floor
Repair Door	34-236.a.4	3	No		RM: Bedroom 1 FLR: Second floor
Install / Repair / Replace Window Screen	34.234.09	3	No		RM: General Interior FLR: Second floor
Repair / Replace Window to make it Operable	34.276	3	No		RM: General Interior FLR: Second floor

Repair / Replace Ceiling Covering	34.236.a.2	3	No		RM: Bathroom/Powder Room FLR: Second floor
Exterminate for Rodents	34.236.a.12	3	No		RM: General Interior FLR: Second floor
Exterminate for Roaches	34.236.a.12	3	No		RM: General Interior FLR: Second floor
Repair/Replace light fixture(s)	34.234.4	3	No		RM: Stairway/Hallway FLR: Second floor
Repair/Replace Wall Covering	34.236.a.2	3	No		RM: Living Room FLR: Second floor
Repair/Replace light fixture(s)	34.234.4	3	No		RM: Living Room FLR: Second floor
Repair / Replace Floor covering	34.236.a.2	3	No		RM: Kitchen/Pantry FLR: Second floor
Repair / Replace Weak Floor	34.236.a.2	3	No		RM: Kitchen/Pantry FLR: Second floor
Faulty Electrical Facilities - Authorized Electrical Inspection and Repair Required by Licensed Electrical Contractor	34.236.a.10	3	No		RM: General Interior FLR: Second floor
Consult Authorized Electrical Underwriting Agency	34.236.a.10	3	No		RM: General Interior FLR: Second floor

You have the right to appeal this notice; the adequacy of any repairs you have undertaken in response to this notice; and any civil fine assessed as a result of this notice to the Board of Licenses and Inspections Review (the "Board"). The appeal must be in writing and must be filed with the Department of Licenses and Inspections within **twenty (20) calendar days of receiving a statement assessing a civil fine**. Your appeal must include the following:

1. A written petition setting forth:
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City/County Building - 3rd Floor  
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Wilmington, Delaware 19801

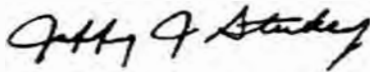
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**BY ORDER OF THE DEPARTMENT OF LICENSES AND INSPECTIONS.**

Sincerely,



Jeffrey J. Starkey  
Commissioner  
Department of Licenses and Inspections



**City Of Wilmington**  
 Department of Licenses and Inspections  
 800 N. French Street  
 Wilmington, Delaware 19801  
 Phone: (302) 576-3030 - Fax: (302) 571-4285

## VIOLATION

Responsible Party:  
 808 ADAMS SERIES  
 PO BOX 4526  
 WILMINGTON, DE, 19807

<b>Certificate #:</b> 7019 0160 0000 7504 9858	<b>Name Of Occupant:</b> XERONA THOMAS
<b>Violation #:</b> V43350	<b>No. of Occupants:</b> 0
<b>Date Received:</b> 05/16/2022	<b>Occupancy Status:</b> RENTAL
<b>Inspector:</b> Michael Dorsey	<b>Facade:</b>
<b>Date Inspected:</b> 05/16/2022	<b>No. of Stories:</b>
<b>Premises In Violation:</b> 808 N ADAMS ST	<b>Building Type:</b>
<b>Apt. No. (If applicable):</b> APT. 4	
<b>Zip:</b> 19801	

On the above date, the Department of Licenses and Inspections performed an inspection of the referenced property. During the inspection, violations of the Wilmington City Code and/or the International Code Council were discovered. The violations, described below, must be repaired within the time period noted. Please be advised that a building permit may be required for certain repairs, additions, alterations or replacements to the structure. Please contact the Department of Licenses and Inspections for further information on permitting requirements and to make application for a building permit.

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Description	Section	Days	Compliant	Compliance Date	Location
As a result of the violations listed below, this structure is deemed unfit for human habitation. The violation(s) must be corrected within the time period noted, or the dwelling vacated within ten (10) days	34.112	0	No		RM: General Interior FLR: Second floor
Requires that no owner or operator shall let to any person for human habitation and no person shall occupy any dwelling or dwelling unit which has been condemned and placarded.	34-116	0	No		RM: General Interior FLR: Second floor
Unsafe structure	4.27(115.1)	0	No		RM: General Interior FLR: Second floor
Repair / Replace Plumbing Fixture	34.266.8	3	No		RM: Bathroom/Powder Room FLR: Second floor
Correct cause of leak in the Wall	34.236.a.2	3	No		RM: Living Room FLR: Second floor
Correct cause of leak in the Ceiling	34.236.a.2	3	No		RM: Living Room FLR: Second floor

Consult Authorized Electrical Underwriting Agency	34.236.a.10	3	No		RM: General Interior FLR: Second floor
Faulty Electrical Facilities - Authorized Electrical Inspection and Repair Required by Licensed Electrical Contractor	34.236.a.10	3	No		RM: General Interior FLR: Second floor
Exterminate for Roaches	34.236.a.12	3	No		RM: General Interior FLR: Second floor
Exterminate for Rodents	34.236.a.12	3	No		RM: General Interior FLR: Second floor

You have the right to appeal this notice; the adequacy of any repairs you have undertaken in response to this notice; and any civil fine assessed as a result of this notice to the Board of Licenses and Inspections Review (the "Board"). The appeal must be in writing and must be filed with the Department of Licenses and Inspections within **twenty (20) calendar days of receiving a statement assessing a civil fine**. Your appeal must include the following:

1. A written petition setting forth:
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  - c. The names and addresses of the owners of all other properties affected by the appeal.
  
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Wilmington, Delaware 19801

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**BY ORDER OF THE DEPARTMENT OF LICENSES AND INSPECTIONS.**

Sincerely,



Jeffrey J. Starkey  
Commissioner  
Department of Licenses and Inspections





**City Of Wilmington**  
 Department of Licenses and Inspections  
 800 N. French Street  
 Wilmington, Delaware 19801  
 Phone: (302) 576-3030 - Fax: (302) 571-4285

## VIOLATION

Responsible Party:  
 808 ADAMS SERIES  
 PO BOX 4526  
 WILMINGTON, DE, 19807

<b>Certificate #:</b> 7019 0160 0000 7504 9872 <b>Violation #:</b> V43355 <b>Date Received:</b> 05/16/2022 <b>Inspector:</b> Michael Dorsey <b>Date Inspected:</b> 05/16/2022 <b>Premises In Violation:</b> 808 N ADAMS ST <b>Apt. No. (If applicable):</b> APT. 5 <b>Zip:</b> 19801	<b>Name Of Occupant:</b> --- <b>No. of Occupants:</b> 0 <b>Occupancy Status:</b> RENTAL <b>Facade:</b> <b>No. of Stories:</b> <b>Building Type:</b>
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**On the above date, the Department of Licenses and Inspections performed an inspection of the referenced property. During the inspection, violations of the Wilmington City Code and/or the International Code Council were discovered. The violations, described below, must be repaired within the time period noted. Please be advised that a building permit may be required for certain repairs, additions, alterations or replacements to the structure. Please contact the Department of Licenses and Inspections for further information on permitting requirements and to make application for a building permit.**

**When the repairs are complete, please contact the inspector to schedule an inspection. Once the Department has confirmed that the required repairs have been made, the matter may be closed. If you require additional time to complete the repairs, you may request an extension in writing from the inspector prior to the expiration of the time period, stating why the repairs cannot be completed within the time period allowed. If you fail to make the repairs within the stated time period, a civil fine(s) will be issued to you. Civil fines may continue to be issued weekly until the violations are repaired.**

**Should you have any questions or to request a meeting with the inspector or to schedule an inspection of the completed repairs, please contact the inspector at the email address or telephone number listed above.**

Description	Section	Days	Compliant	Compliance Date	Location
As a result of the violations listed below, this structure is deemed unfit for human habitation. The violation(s) must be corrected within the time period noted, or the dwelling vacated within ten (10) days	34.112	0	No		RM: General Interior FLR: Third floor
Requires that no owner or operator shall let to any person for human habitation and no person shall occupy any dwelling or dwelling unit which has been condemned and placarded.	34-116	0	No		RM: General Interior FLR: Third floor
Unsafe structure	4.27(115.1)	0	No		RM: General Interior FLR: Third floor
Faulty Electrical Facilities - Authorized Electrical Inspection and Repair Required by Licensed Electrical Contractor	34.236.a.10	3	No		RM: General Interior FLR: Third floor
Consult Authorized Electrical Underwriting Agency	34.236.a.10	3	No		RM: General Interior FLR: Third floor
Exterminate for Roaches	34.236.a.12	3	No		RM: General Interior FLR: Third floor

Exterminate for Rodents	34.236.a.12	3	No		RM: General Interior FLR: Third floor
Repair / Replace Leaking Roof	34.272	3	No		RM: Bedroom 1 FLR:
Correct cause of leak in the Ceiling	34.236.a.2	3	No		RM: Bedroom 1 FLR: Third floor
Repair/Replace outlet plate(s)	34.234.4	3	No		RM: Kitchen/Pantry FLR: Third floor
Refit/Caulk/Seal door to make weathertight	34-236.a.4	3	No		RM: Stairway/Hallway FLR: Third floor
Install / Replace Smoke Detector	34.232	3	No		RM: Stairway/Hallway FLR: Third floor

You have the right to appeal this notice; the adequacy of any repairs you have undertaken in response to this notice; and any civil fine assessed as a result of this notice to the Board of Licenses and Inspections Review (the "Board"). The appeal must be in writing and must be filed with the Department of Licenses and Inspections within **twenty (20) calendar days of receiving a statement assessing a civil fine**. Your appeal must include the following:

1. A written petition setting forth:
  - a. The principal points upon which the appeal is made.
  - b. Specific reference to the provision of the applicable code section(s) upon which the appeal is based.
  - c. The names and addresses of the owners of all other properties affected by the appeal.

2. **An administrative filing fee of Fifty Dollars (\$50.00)**. If your appeal is successful, the fee will be refunded to you.

The appeal should be addressed to the following:

Secretary  
Board of Licenses and Inspections Review  
City/County Building – 3rd Floor  
800 N. French Street  
Wilmington, Delaware 19801

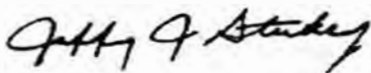
Once your written appeal and filing fee are received, a hearing will be scheduled before the Board. At this hearing, you may introduce evidence and witnesses to support your appeal. An attorney may represent you, or you may choose to present your appeal on your own. The Board has the authority to affirm, modify, reverse, vacate, or revoke the action for which the appeal is being made. Written notice of the Board's decision will follow the hearing. The Board shall hear and decide appeals in accordance with its rules, regulations and procedures.

The filing of your appeal will stay further enforcement action, payment of the civil fine(s) and the assessment of any further civil fines related to the notice under appeal until such time as the Board renders a decision on your appeal or you withdraw the appeal.

A civil fine that is determined by the Board to be lawfully assessed may not be suspended in whole or in part.

**BY ORDER OF THE DEPARTMENT OF LICENSES AND INSPECTIONS.**

Sincerely,



Jeffrey J. Starkey  
Commissioner  
Department of Licenses and Inspections



**City Of Wilmington**  
 Department of Licenses and Inspections  
 800 N. French Street  
 Wilmington, Delaware 19801  
 Phone: (302) 576-3030 - Fax: (302) 571-4285

## VIOLATION

Responsible Party:  
 808 ADAMS SERIES  
 PO BOX 4526  
 WILMINGTON, DE, 19807

<b>Certificate #:</b> 7019 0160 0000 7504 9865	<b>Name Of Occupant:</b> ALIF SPARTNG
<b>Violation #:</b> V43351	<b>No. of Occupants:</b> 0
<b>Date Received:</b> 05/16/2022	<b>Occupancy Status:</b> RENTAL
<b>Inspector:</b> Michael Dorsey	<b>Facade:</b>
<b>Date Inspected:</b> 05/16/2022	<b>No. of Stories:</b>
<b>Premises In Violation:</b> 808 N ADAMS ST	<b>Building Type:</b>
<b>Apt. No. (If applicable):</b> APT.6	
<b>Zip:</b> 19801	

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When the repairs are complete, please contact the inspector to schedule an inspection. Once the Department has confirmed that the required repairs have been made, the matter may be closed. If you require additional time to complete the repairs, you may request an extension in writing from the inspector prior to the expiration of the time period, stating why the repairs cannot be completed within the time period allowed. If you fail to make the repairs within the stated time period, a civil fine(s) will be issued to you. Civil fines may continue to be issued weekly until the violations are repaired.

Should you have any questions or to request a meeting with the inspector or to schedule an inspection of the completed repairs, please contact the inspector at the email address or telephone number listed above.

Description	Section	Days	Compliant	Compliance Date	Location
As a result of the violations listed below, this structure is deemed unfit for human habitation. The violation(s) must be corrected within the time period noted, or the dwelling vacated within ten (10) days	34.112	0	No		RM: General Interior FLR: General unfit
Requires that no owner or operator shall let to any person for human habitation and no person shall occupy any dwelling or dwelling unit which has been condemned and placarded.	34-116	0	No		RM: General Interior FLR: General unfit
Unsafe structure	4.27(115.1)	0	No		RM: General Interior FLR: General unfit
Consult Authorized Electrical Underwriting Agency	34.236.a.10	3	No		RM: General Interior FLR: Second floor
Faulty Electrical Facilities - Authorized Electrical Inspection and Repair Required by Licensed Electrical Contractor	34.236.a.10	3	No		RM: General Interior FLR: Second floor
Exterminate for Roaches	34.236.a.12	3	No		RM: General Interior FLR: Second floor

Exterminate for Rodents	34.236.a.12	3	No		RM: General Interior FLR: Second floor
Repair / Replace Weak Floor	34.236.a.2	3	No		RM: Stairway/Hallway FLR: Second floor
Repair / Replace Window to make it Operable	34.276	3	No		RM: General Interior FLR: Second floor
Install / Repair / Replace Window Screen	34.234.09	3	No		RM: General Interior FLR: Second floor
Repair / Replace Weak Floor	34.236.a.2	3	No		RM: Stairway/Hallway FLR: Second floor

You have the right to appeal this notice; the adequacy of any repairs you have undertaken in response to this notice; and any civil fine assessed as a result of this notice to the Board of Licenses and Inspections Review (the "Board"). The appeal must be in writing and must be filed with the Department of Licenses and Inspections within **twenty (20) calendar days of receiving a statement assessing a civil fine**. Your appeal must include the following:

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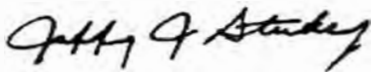
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**BY ORDER OF THE DEPARTMENT OF LICENSES AND INSPECTIONS.**

Sincerely,



Jeffrey J. Starkey  
Commissioner  
Department of Licenses and Inspections



**City Of Wilmington**  
 Department of Licenses and Inspections  
 800 N. French Street  
 Wilmington, Delaware 19801  
 Phone: (302) 576-3030 - Fax: (302) 571-4285

## VIOLATION

Responsible Party:  
 812 ADAMS SERIES  
 PO BOX 4526  
 WILMINGTON, DE, 19807

<b>Certificate #:</b> 7022 0410 0002 0430 8845	<b>Name Of Occupant:</b> Kiaria Scott
<b>Violation #:</b> V43354	<b>No. of Occupants:</b> 0
<b>Date Received:</b> 05/16/2022	<b>Occupancy Status:</b> RENTAL
<b>Inspector:</b> Jerry Crespo	<b>Facade:</b>
<b>Date Inspected:</b> 05/16/2022	<b>No. of Stories:</b>
<b>Premises In Violation:</b> 812 N ADAMS ST	<b>Building Type:</b>
<b>Apt. No. (if applicable):</b> Apt. 1	
<b>Zip:</b> 19801	

On the above date, the Department of Licenses and Inspections performed an inspection of the referenced property. During the inspection, violations of the Wilmington City Code and/or the International Code Council were discovered. The violations, described below, must be repaired within the time period noted. Please be advised that a building permit may be required for certain repairs, additions, alterations or replacements to the structure. Please contact the Department of Licenses and Inspections for further information on permitting requirements and to make application for a building permit.

When the repairs are complete, please contact the inspector to schedule an inspection. Once the Department has confirmed that the required repairs have been made, the matter may be closed. If you require additional time to complete the repairs, you may request an extension in writing from the inspector prior to the expiration of the time period, stating why the repairs cannot be completed within the time period allowed. If you fail to make the repairs within the stated time period, a civil fine(s) will be issued to you. Civil fines may continue to be issued weekly until the violations are repaired.

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Description	Section	Days	Compliant	Compliance Date	Location
As a result of the violations listed below, this structure is deemed unfit for human habitation. The violation(s) must be corrected within the time period noted, or the dwelling vacated within ten (10) days	34.112	0	No		RM: Choose location FLR:
Requires that no owner or operator shall let to any person for human habitation and no person shall occupy any dwelling or dwelling unit which has been condemned and placarded.	34-116	0	No		RM: Choose location FLR: First floor
Unsafe structure	4.27(115.1)	0	No		RM: Choose location FLR: First floor
Consult Authorized Electrical Underwriting Agency	34.236.a.10	3	No		RM: General Interior FLR: First floor
Faulty Electrical Facilities - Authorized Electrical Inspection and Repair Required by Licensed Electrical Contractor	34.236.a.10	3	No		RM: General Interior FLR: First floor
Exterminate for Roaches	34.236.a.12	3	No		RM: General Interior FLR: First floor

Exterminate for Rodents	34.236.a.12	3	No		RM: General Interior FLR: First floor
Repair / Replace Weak Floor	34.236.a.2	3	No		RM: Bedroom 1 FLR: First floor
Install / Repair / Replace Window Screen	34.234.09	3	No		RM: Bedroom 1 FLR: First floor



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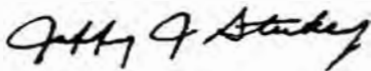
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Sincerely,



Jeffrey J. Starkey  
Commissioner  
Department of Licenses and Inspections



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 Department of Licenses and Inspections  
 800 N. French Street  
 Wilmington, Delaware 19801  
 Phone: (302) 576-3030 - Fax: (302) 571-4285

## VIOLATION

Responsible Party:  
 812 ADAMS SERIES  
 PO BOX 4526  
 WILMINGTON, DE, 19807

<b>Certificate #:</b> 7022 0410 0002 0430 8838	<b>Name Of Occupant:</b> Ellanor Miller
<b>Violation #:</b> V43352	<b>No. of Occupants:</b> 0
<b>Date Received:</b> 05/16/2022	<b>Occupancy Status:</b> RENTAL
<b>Inspector:</b> Jerry Crespo	<b>Facade:</b>
<b>Date Inspected:</b> 05/16/2022	<b>No. of Stories:</b>
<b>Premises In Violation:</b> 812 N ADAMS ST	<b>Building Type:</b>
<b>Apt. No. (If applicable):</b> Apt. 2	
<b>Zip:</b> 19801	

On the above date, the Department of Licenses and Inspections performed an inspection of the referenced property. During the inspection, violations of the Wilmington City Code and/or the International Code Council were discovered. The violations, described below, must be repaired within the time period noted. Please be advised that a building permit may be required for certain repairs, additions, alterations or replacements to the structure. Please contact the Department of Licenses and Inspections for further information on permitting requirements and to make application for a building permit.

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Requires that no owner or operator shall let to any person for human habitation and no person shall occupy any dwelling or dwelling unit which has been condemned and placarded.	34-116	0	No		RM: General Interior FLR: Second floor
Unsafe structure	4.27(115.1)	0	No		RM: General Interior FLR: Second floor
Install / Repair / Replace Window Screen	34.234.09	3	No		RM: Bedroom 1 FLR: Second floor
Repair door hardware	34-236.a.4	3	No		RM: Bedroom 2 FLR: Second floor
Repair / Replace Floor covering	34.236.a.2	3	No		RM: Bathroom/Powder Room FLR: Second floor

Exterminate for Roaches	34.236.a.12	3	No		RM: General Interior FLR: Second floor
Exterminate for Rodents	34.236.a.12	3	No		RM: General Interior FLR: Second floor
Faulty Electrical Facilities - Authorized Electrical Inspection and Repair Required by Licensed Electrical Contractor	34.236.a.10	3	No		RM: General Interior FLR: Second floor
Consult Authorized Electrical Underwriting Agency	34.236.a.10	3	No		RM: General Interior FLR: Second floor

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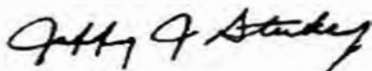
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Sincerely,



Jeffrey J. Starkey  
Commissioner  
Department of Licenses and Inspections



**City Of Wilmington**  
 Department of Licenses and Inspections  
 800 N. French Street  
 Wilmington, Delaware 19801  
 Phone: (302) 576-3030 - Fax: (302) 571-4285

## VIOLATION

Responsible Party:  
 814 ADAMS SERIES  
 PO BOX 4526  
 WILMINGTON, DE, 19807

<b>Certificate #:</b> 7022 0410 0002 0430 7206	<b>Name Of Occupant:</b> Beverly Whye
<b>Violation #:</b> V43366	<b>No. of Occupants:</b> 2
<b>Date Received:</b>	<b>Occupancy Status:</b> RENTAL
<b>Inspector:</b> James Benson	<b>Facade:</b>
<b>Date Inspected:</b> 05/16/2022	<b>No. of Stories:</b>
<b>Premises In Violation:</b> 814 N ADAMS ST	<b>Building Type:</b>
<b>Apt. No. (If applicable):</b> 814 Adams St Unit 1	
<b>Zip:</b> 19801	

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Requires that no owner or operator shall let to any person for human habitation and no person shall occupy any dwelling or dwelling unit which has been condemned and placarded.	34-116	0	No		RM: General Interior FLR: First floor
Unsafe structure	4.27(115.1)	0	No		RM: General Interior FLR: First floor
Repair / Replace Window to make it Operable	34.276	3	No		RM: Living Room FLR: First floor
Remove all Mold/Mildew Infested Drywall	34.236.a.2	3	No		RM: Living Room FLR: First floor
Repair Holes on Wall	34.236.a.2	3	No		RM: Living Room FLR: First floor

Install / Replace Smoke Detector	34.232	3	No		RM: General Interior FLR: First floor
Repair / Replace Weak Floor	34.236.a.2	3	No		RM: Kitchen/Pantry FLR: First floor
Repair / Replace / Secure Faulty Toilet	34.266.10	3	No		RM: Bathroom/Powder Room FLR: First floor
Exterminate for Roaches	34.236.a.12	3	No		RM: General Interior FLR: First floor
Exterminate for Rodents	34.236.a.12	3	No		RM: General Interior FLR: First floor
Remove all Mold/Mildew Infested Drywall	34.236.a.2	3	No		RM: Bedroom 1 FLR: First floor
Repair / Replace Ceiling Covering	34.236.a.2	3	No		RM: Bedroom 1 FLR: First floor
Repair Door	34-236.a.4	3	No		RM: Bedroom 2 FLR: First floor
Repair/Replace door frame	34-236.a.4	3	No		RM: Bedroom 2 FLR: First floor
Replace / Repair Deteriorated Wood	34.236.a.5	3	No		RM: Exterior Rear FLR: First floor

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Sincerely,



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Commissioner  
Department of Licenses and Inspections



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 Department of Licenses and Inspections  
 800 N. French Street  
 Wilmington, Delaware 19801  
 Phone: (302) 576-3030 - Fax: (302) 571-4285

## VIOLATION

Responsible Party:  
 814 ADAMS SERIES  
 PO BOX 4526  
 WILMINGTON, DE, 19807

<b>Certificate #:</b> 7022 0410 0002 0430 7213	<b>Name Of Occupant:</b> —
<b>Violation #:</b> V43369	<b>No. of Occupants:</b> 0
<b>Date Received:</b>	<b>Occupancy Status:</b> RENTAL
<b>Inspector:</b> James Benson	<b>Facade:</b>
<b>Date Inspected:</b> 05/16/2022	<b>No. of Stories:</b>
<b>Premises In Violation:</b> 814 N ADAMS ST	<b>Building Type:</b>
<b>Apt. No. (If applicable):</b> 814 Apt Unit 2	
<b>Zip:</b> 19801	

On the above date, the Department of Licenses and Inspections performed an inspection of the referenced property. During the inspection, violations of the Wilmington City Code and/or the International Code Council were discovered. The violations, described below, must be repaired within the time period noted. Please be advised that a building permit may be required for certain repairs, additions, alterations or replacements to the structure. Please contact the Department of Licenses and Inspections for further information on permitting requirements and to make application for a building permit.

When the repairs are complete, please contact the inspector to schedule an inspection. Once the Department has confirmed that the required repairs have been made, the matter may be closed. If you require additional time to complete the repairs, you may request an extension in writing from the inspector prior to the expiration of the time period, stating why the repairs cannot be completed within the time period allowed. If you fail to make the repairs within the stated time period, a civil fine(s) will be issued to you. Civil fines may continue to be issued weekly until the violations are repaired.

Should you have any questions or to request a meeting with the inspector or to schedule an inspection of the completed repairs, please contact the inspector at the email address or telephone number listed above.

Description	Section	Days	Compliant	Compliance Date	Location
As a result of the violations listed below, this structure is deemed unfit for human habitation. The violation(s) must be corrected within the time period noted, or the dwelling vacated within ten (10) days	34.112	0	No		RM: General Interior FLR:
Requires that no owner or operator shall let to any person for human habitation and no person shall occupy any dwelling or dwelling unit which has been condemned and placarded.	34-116	0	No		RM: General Interior FLR:
Unsafe structure	4.27(115.1)	0	No		RM: General Interior FLR:
Repair / Replace Ceiling Covering	34.236.a.2	3	No		RM: Stairway/Hallway FLR: Second floor
Remove mold/mildew	34.236.a.2	3	No		RM: Living Room FLR: Second floor
Correct cause of leak in the Wall	34.236.a.2	3	No		RM: Living Room FLR: Second floor



Repair/Replace/Caulk Tub	34.236.a.10	3	No		RM: Choose location FLR:
Install / Replace / Repair Common Area Lighting	34.234.8	3	No		RM: Stairway/Hallway FLR: Second floor
Repair/Replace light fixture(s)	34.234.4	3	No		RM: Kitchen/Pantry FLR: Second floor
Repair / Replace Window to make it Operable	34.276	3	No		RM: General Interior FLR: Second floor
Install / Replace Smoke Detector	34.232	3	No		RM: General Interior FLR: Second floor

You have the right to appeal this notice; the adequacy of any repairs you have undertaken in response to this notice; and any civil fine assessed as a result of this notice to the Board of Licenses and Inspections Review (the "Board"). The appeal must be in writing and must be filed with the Department of Licenses and Inspections within **twenty (20) calendar days of receiving a statement assessing a civil fine**. Your appeal must include the following:

1. A written petition setting forth:
  - a. The principal points upon which the appeal is made.
  - b. Specific reference to the provision of the applicable code section(s) upon which the appeal is based.
  - c. The names and addresses of the owners of all other properties affected by the appeal.
  
2. **An administrative filing fee of Fifty Dollars (\$50.00)**. If your appeal is successful, the fee will be refunded to you.

The appeal should be addressed to the following:

Secretary  
Board of Licenses and Inspections Review  
City/County Building – 3rd Floor  
800 N. French Street  
Wilmington, Delaware 19801

Once your written appeal and filing fee are received, a hearing will be scheduled before the Board. At this hearing, you may introduce evidence and witnesses to support your appeal. An attorney may represent you, or you may choose to present your appeal on your own. The Board has the authority to affirm, modify, reverse, vacate, or revoke the action for which the appeal is being made. Written notice of the Board's decision will follow the hearing. The Board shall hear and decide appeals in accordance with its rules, regulations and procedures.

The filing of your appeal will stay further enforcement action, payment of the civil fine(s) and the assessment of any further civil fines related to the notice under appeal until such time as the Board renders a decision on your appeal or you withdraw the appeal.

A civil fine that is determined by the Board to be lawfully assessed may not be suspended in whole or in part.

**BY ORDER OF THE DEPARTMENT OF LICENSES AND INSPECTIONS.**

Sincerely,



Jeffrey J. Starkey  
Commissioner  
Department of Licenses and Inspections



**City Of Wilmington**  
 Department of Licenses and Inspections  
 800 N. French Street  
 Wilmington, Delaware 19801  
 Phone: (302) 576-3030 - Fax: (302) 571-4285

## VIOLATION

Responsible Party:  
 814 ADAMS SERIES  
 PO BOX 4526  
 WILMINGTON, DE, 19807

<b>Certificate #:</b> 7022 0410 0002 0430 7220	<b>Name Of Occupant:</b> Debra Miller
<b>Violation #:</b> V43370	<b>No. of Occupants:</b> 2
<b>Date Received:</b> 05/16/2022	<b>Occupancy Status:</b> RENTAL
<b>Inspector:</b> James Benson	<b>Facade:</b>
<b>Date Inspected:</b> 05/16/2022	<b>No. of Stories:</b>
<b>Premises In Violation:</b> 814 N ADAMS ST	<b>Building Type:</b>
<b>Apt. No. (If applicable):</b> 814 Adams St Apt Unit 3	
<b>Zip:</b> 19801	

On the above date, the Department of Licenses and Inspections performed an inspection of the referenced property. During the inspection, violations of the Wilmington City Code and/or the International Code Council were discovered. The violations, described below, must be repaired within the time period noted. Please be advised that a building permit may be required for certain repairs, additions, alterations or replacements to the structure. Please contact the Department of Licenses and Inspections for further information on permitting requirements and to make application for a building permit.

When the repairs are complete, please contact the inspector to schedule an inspection. Once the Department has confirmed that the required repairs have been made, the matter may be closed. If you require additional time to complete the repairs, you may request an extension in writing from the inspector prior to the expiration of the time period, stating why the repairs cannot be completed within the time period allowed. If you fail to make the repairs within the stated time period, a civil fine(s) will be issued to you. Civil fines may continue to be issued weekly until the violations are repaired.

Should you have any questions or to request a meeting with the inspector or to schedule an inspection of the completed repairs, please contact the inspector at the email address or telephone number listed above.

Description	Section	Days	Compliant	Compliance Date	Location
As a result of the violations listed below, this structure is deemed unfit for human habitation. The violation(s) must be corrected within the time period noted, or the dwelling vacated within ten (10) days	34.112	0	No		RM: General Interior FLR: Third floor
Requires that no owner or operator shall let to any person for human habitation and no person shall occupy any dwelling or dwelling unit which has been condemned and placarded.	34-116	0	No		RM: General Interior FLR: Third floor
Unsafe structure	4.27(115.1)	0	No		RM: General Interior FLR: Third floor
Install / Replace Smoke Detector	34.232	3	No		RM: Living Room FLR: First floor
Repair / Replace Plumbing Fixture	34.266.8	3	No		RM: Kitchen/Pantry FLR: First floor
Install / Replace Smoke Detector	34.232	3	No		RM: General Interior FLR: Third floor

Repair / Replace Floor covering	34.236.a.2	3	No		RM: Bedroom 2 FLR: Third floor
Exterminate for Roaches	34.236.a.12	3	No		RM: Choose location FLR:
Exterminate for Rodents	34.236.a.12	3	No		RM: Choose location FLR:
Repair Door	34-236.a.4	3	No		RM: Bedroom 1 FLR: Second floor
Repair / Replace / Repaint FIRE ESCAPE - including treads, landings, and support. Remove all rust and repair.	34.236.a.6	3	No		RM: Exterior Rear FLR: Third floor
Repair / Replace Deteriorated Bathroom Floor	34.236.a.9	3	No		RM: Bathroom/Powder Room FLR: Second floor

You have the right to appeal this notice; the adequacy of any repairs you have undertaken in response to this notice; and any civil fine assessed as a result of this notice to the Board of Licenses and Inspections Review (the "Board"). The appeal must be in writing and must be filed with the Department of Licenses and Inspections within **twenty (20) calendar days of receiving a statement assessing a civil fine**. Your appeal must include the following:

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Board of Licenses and Inspections Review  
City/County Building – 3rd Floor  
800 N. French Street  
Wilmington, Delaware 19801

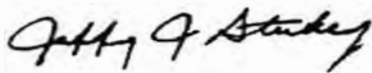
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The filing of your appeal will stay further enforcement action, payment of the civil fine(s) and the assessment of any further civil fines related to the notice under appeal until such time as the Board renders a decision on your appeal or you withdraw the appeal.

A civil fine that is determined by the Board to be lawfully assessed may not be suspended in whole or in part.

**BY ORDER OF THE DEPARTMENT OF LICENSES AND INSPECTIONS.**

Sincerely,



Jeffrey J. Starkey  
Commissioner  
Department of Licenses and Inspections



**City Of Wilmington**  
 Department of Licenses and Inspections  
 800 N. French Street  
 Wilmington, Delaware 19801  
 Phone: (302) 576-3030 - Fax: (302) 571-4285

## VIOLATION

Responsible Party:  
 816 ADAMS SERIES  
 P O BOX 4526  
 WILMINGTON, DE, 19807

<b>Certificate #:</b> 7015 3010 0001 5319 0510 <b>Violation #:</b> V43365 <b>Date Received:</b> 05/16/2022 <b>Inspector:</b> Van Blue Sr. <b>Date Inspected:</b> 05/16/2022 <b>Premises In Violation:</b> 816 N ADAMS ST <b>Apt. No. (If applicable):</b> RE: Unit #1 <b>Zip:</b> 19801	<b>Name Of Occupant:</b> — <b>No. of Occupants:</b> 0 <b>Occupancy Status:</b> RENTAL <b>Facade:</b> <b>No. of Stories:</b> <b>Building Type:</b>
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On the above date, the Department of Licenses and Inspections performed an inspection of the referenced property. During the inspection, violations of the Wilmington City Code and/or the International Code Council were discovered. The violations, described below, must be repaired within the time period noted. Please be advised that a building permit may be required for certain repairs, additions, alterations or replacements to the structure. Please contact the Department of Licenses and Inspections for further information on permitting requirements and to make application for a building permit.

When the repairs are complete, please contact the inspector to schedule an inspection. Once the Department has confirmed that the required repairs have been made, the matter may be closed. If you require additional time to complete the repairs, you may request an extension in writing from the inspector prior to the expiration of the time period, stating why the repairs cannot be completed within the time period allowed. If you fail to make the repairs within the stated time period, a civil fine(s) will be issued to you. Civil fines may continue to be issued weekly until the violations are repaired.

Should you have any questions or to request a meeting with the inspector or to schedule an inspection of the completed repairs, please contact the inspector at the email address or telephone number listed above.

Description	Section	Days	Compliant	Compliance Date	Location
As a result of the violations listed below, this structure is deemed unfit for human habitation. The violation(s) must be corrected within the time period noted, or the dwelling vacated within ten (10) days	34.112	0	No		RM: General Interior FLR: First floor
Requires that no owner or operator shall let to any person for human habitation and no person shall occupy any dwelling or dwelling unit which has been condemned and placarded.	34-116	0	No		RM: General Interior FLR: First floor
Unsafe structure	4.27(115.1)	0	No		RM: General Interior FLR: First floor
Repair/Replace electrical outlet(s)	34.234.4	3	No		RM: General Interior FLR: First floor
Repair/Replace light switch(es)	34.234.4	3	No		RM: General Interior FLR: First floor
Repair / Replace Window to make it Operable	34.276	3	No		RM: General Interior FLR: First floor

Repair / Replace Weak Floor	34.236.a.2	3	No		RM: Kitchen/Pantry FLR: First floor
Repair / Replace Deteriorated Floor	34.236.a.2	3	No		RM: Bathroom/Powder Room FLR: First floor
Repair/ Replace Vent	34.234.5	3	No		RM: Bathroom/Powder Room FLR: First floor
Repair/Replace light fixture(s)	34.234.4	3	No		RM: Stairway/Hallway FLR: First floor
Repair/Replace Interior door	34-236.a.2	3	No		RM: Bedroom 2 FLR: First floor
Repair Door	34-236.a.4	3	No		RM: Exterior Rear FLR: First floor
Refit/Caulk/Seal door to make weathertight	34-236.a.4	3	No		RM: Exterior FLR: First floor
Repair/Replace light fixture(s)	34.234.4	3	No		RM: Exterior Rear FLR: First floor
Install Building Identification Number	42.9	3	No		RM: Exterior Rear FLR: First floor
Faulty Heating Facility - Authorized Heating Inspection and Repair by a Licensed Heating Contractor	34.269.1	3	No		RM: General Interior FLR: First floor
Must Obtain Inspection of Heating System by Dept. of Licenses & Inspections	34.234.5	3	No		RM: General Interior FLR: First floor

You have the right to appeal this notice; the adequacy of any repairs you have undertaken in response to this notice; and any civil fine assessed as a result of this notice to the Board of Licenses and Inspections Review (the "Board"). The appeal must be in writing and must be filed with the Department of Licenses and Inspections within **twenty (20) calendar days of receiving a statement assessing a civil fine**. Your appeal must include the following:

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**BY ORDER OF THE DEPARTMENT OF LICENSES AND INSPECTIONS.**

Sincerely,



Jeffrey J. Starkey  
Commissioner  
Department of Licenses and Inspections





**City Of Wilmington**  
 Department of Licenses and Inspections  
 800 N. French Street  
 Wilmington, Delaware 19801  
 Phone: (302) 576-3030 - Fax: (302) 571-4285

## VIOLATION

Responsible Party:  
 816 ADAMS SERIES  
 P O BOX 4526  
 WILMINGTON, DE, 19807

<b>Certificate #:</b> 7015 3010 0001 5319 0503	<b>Name Of Occupant:</b> Beatrice Doumbia
<b>Violation #:</b> V43367	<b>No. of Occupants:</b> 0
<b>Date Received:</b> 05/16/2022	<b>Occupancy Status:</b> RENTAL
<b>Inspector:</b> Van Blue Sr.	<b>Facade:</b>
<b>Date Inspected:</b> 05/16/2022	<b>No. of Stories:</b>
<b>Premises In Violation:</b> 816 N ADAMS ST	<b>Building Type:</b>
<b>Apt. No. (If applicable):</b> RE: Unit # 2	
<b>Zip:</b> 19801	

On the above date, the Department of Licenses and Inspections performed an inspection of the referenced property. During the inspection, violations of the Wilmington City Code and/or the International Code Council were discovered. The violations, described below, must be repaired within the time period noted. Please be advised that a building permit may be required for certain repairs, additions, alterations or replacements to the structure. Please contact the Department of Licenses and Inspections for further information on permitting requirements and to make application for a building permit.

When the repairs are complete, please contact the inspector to schedule an inspection. Once the Department has confirmed that the required repairs have been made, the matter may be closed. If you require additional time to complete the repairs, you may request an extension in writing from the inspector prior to the expiration of the time period, stating why the repairs cannot be completed within the time period allowed. If you fail to make the repairs within the stated time period, a civil fine(s) will be issued to you. Civil fines may continue to be issued weekly until the violations are repaired.

Should you have any questions or to request a meeting with the inspector or to schedule an inspection of the completed repairs, please contact the inspector at the email address or telephone number listed above.

Description	Section	Days	Compliant	Compliance Date	Location
As a result of the violations listed below, this structure is deemed unfit for human habitation. The violation(s) must be corrected within the time period noted, or the dwelling vacated within ten (10) days	34.112	0	No		RM: General Interior FLR: Second floor
Requires that no owner or operator shall let to any person for human habitation and no person shall occupy any dwelling or dwelling unit which has been condemned and placarded.	34-116	0	No		RM: General Interior FLR: Second floor
Unsafe structure	4.27(115.1)	0	No		RM: General Interior FLR: Second floor
Repair / Replace Weak Floor	34.236.a.2	3	No		RM: Kitchen/Pantry FLR: Second floor
Repair / Replace Ceiling Covering	34.236.a.2	3	No		RM: Kitchen/Pantry FLR: Second floor
Repair / Replace Ceiling Covering	34.236.a.2	3	No		RM: Bedroom 2 FLR: Second floor

Repair/Replace electrical outlet(s)	34.234.4	3	No		RM: General Interior FLR: Second floor
Repair/Replace light switch(es)	34.234.4	3	No		RM: General Interior FLR: Second floor
Repair Door	34-236.a.4	3	No		RM: Exterior Front FLR: Second floor
Install / Replace Smoke Detector	34.232	3	No		RM: Bedroom 1 FLR: Second floor
Repair door hardware	34-236.a.4	3	No		RM: Bedroom 1 FLR: Second floor
Repair/Replace light fixture(s)	34.234.4	3	No		RM: Stairway/Hallway FLR: Second floor
Consult Authorized Electrical Underwriting Agency	34.236.a.10	3	No		RM: General Interior FLR: Second floor
Faulty Electrical Facilities - Authorized Electrical Inspection and Repair Required by Licensed Electrical Contractor	34.236.a.10	3	No		RM: General Interior FLR: Second floor
Faulty Heating Facility - Authorized Heating Inspection and Repair by a Licensed Heating Contractor	34.269.1	3	No		RM: General Interior FLR: Second floor
Must Obtain Inspection of Heating System by Dept. of Licenses & Inspections	34.234.5	3	No		RM: General Interior FLR: Second floor
Repair / Replace Weak Floor	34.236.a.2	3	No		RM: Bathroom/Powder Room FLR: Second floor
Repair / Replace Plumbing Fixture	34.266.8	3	No		RM: Bathroom/Powder Room FLR: Second floor
Repair/Replace light fixture(s)	34.234.4	3	No		RM: Bedroom 2 FLR: Second floor
Repair/Replace light fixture(s)	34.234.4	3	No		RM: Bathroom/Powder Room FLR: Second floor
Repair/ Replace Vent	34.234.5	3	No		RM: Bathroom/Powder Room FLR: Second floor
Install Building Identification Number	42.9	3	No		RM: Exterior Rear FLR: Second floor
Repair / Replace Ceiling Covering	34.236.a.2	3	No		RM: Bedroom 2 FLR: Second floor
Repair / Replace Ceiling Covering	34.236.a.2	3	No		RM: Stairway/Hallway FLR: Second floor

You have the right to appeal this notice; the adequacy of any repairs you have undertaken in response to this notice; and any civil fine assessed as a result of this notice to the Board of Licenses and Inspections Review (the "Board"). The appeal must be in writing and must be filed with the Department of Licenses and Inspections within **twenty (20) calendar days of receiving a statement assessing a civil fine**. Your appeal must include the following:

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**BY ORDER OF THE DEPARTMENT OF LICENSES AND INSPECTIONS.**

Sincerely,



Jeffrey J. Starkey  
Commissioner  
Department of Licenses and Inspections



**City Of Wilmington**  
 Department of Licenses and Inspections  
 800 N. French Street  
 Wilmington, Delaware 19801  
 Phone: (302) 576-3030 - Fax: (302) 571-4285

## VIOLATION

Responsible Party:  
 816 ADAMS SERIES  
 P O BOX 4526  
 WILMINGTON, DE, 19807

<b>Certificate #:</b> 7015 3010 0001 5319 0497	<b>Name Of Occupant:</b> —
<b>Violation #:</b> V43368	<b>No. of Occupants:</b> 0
<b>Date Received:</b> 05/16/2022	<b>Occupancy Status:</b> RENTAL
<b>Inspector:</b> Van Blue Sr.	<b>Facade:</b>
<b>Date Inspected:</b> 05/16/2022	<b>No. of Stories:</b>
<b>Premises In Violation:</b> 816 N ADAMS ST	<b>Building Type:</b>
<b>Apt. No. (If applicable):</b> RE: Unit # 3	
<b>Zip:</b> 19801	

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Description	Section	Days	Compliant	Compliance Date	Location
As a result of the violations listed below, this structure is deemed unfit for human habitation. The violation(s) must be corrected within the time period noted, or the dwelling vacated within ten (10) days	34.112	0	No		RM: General Interior FLR: Third floor
Requires that no owner or operator shall let to any person for human habitation and no person shall occupy any dwelling or dwelling unit which has been condemned and placarded.	34-116	0	No		RM: General Interior FLR: Third floor
Unsafe structure	4.27(115.1)	0	No		RM: General Interior FLR: Third floor
Install / Replace Smoke Detector	34.232	3	No		RM: General Interior FLR: Third floor
Repair / Replace Ceiling Covering	34.236.a.2	3	No		RM: Living Room FLR: Third floor
Repair / Replace Window to make it Operable	34.276	3	No		RM: General Interior FLR: Third floor

Repair / Replace Weak Floor	34.236.a.2	3	No		RM: Bathroom/Powder Room FLR: Third floor
Faulty Electrical Facilities - Authorized Electrical Inspection and Repair Required by Licensed Electrical Contractor	34.236.a.10	3	No		RM: General Interior FLR: Third floor
Consult Authorized Electrical Underwriting Agency	34.236.a.10	3	No		RM: General Interior FLR: Third floor
Repair/Replace light fixture(s)	34.234.4	3	No		RM: Exterior Rear FLR: Third floor
Repair/Replace outlet plate(s)	34.234.4	3	No		RM: General Interior FLR: Third floor
Repair/Replace electrical outlet(s)	34.234.4	3	No		RM: General Interior FLR: Third floor
Repair / Replace Weak Floor	34.236.a.2	3	No		RM: Exterior Rear FLR: Third floor
Repair/Replace Wall Covering	34.236.a.2	3	No		RM: Living Room FLR: Third floor
Repair/Replace Shower Enclosure	34.236.a.10	3	No		RM: Bathroom/Powder Room FLR: Third floor
Exterminate for Roaches	34.236.a.12	3	No		RM: General Interior FLR: Third floor
Exterminate for Rodents	34.236.a.12	3	No		RM: General Interior FLR: Third floor
Repair / Replace Weak Floor	34.236.a.2	3	No		RM: Stairway/Hallway FLR: Third floor
Install / Repair / Replace Railing	34.273.2	3	No		RM: Stairway/Hallway FLR: Third floor
Install Building Identification Number	42.9	3	No		RM: Exterior Rear FLR: Third floor

You have the right to appeal this notice; the adequacy of any repairs you have undertaken in response to this notice; and any civil fine assessed as a result of this notice to the Board of Licenses and Inspections Review (the "Board"). The appeal must be in writing and must be filed with the Department of Licenses and Inspections within **twenty (20) calendar days of receiving a statement assessing a civil fine**. Your appeal must include the following:

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800 N. French Street  
Wilmington, Delaware 19801

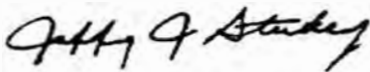
Once your written appeal and filing fee are received, a hearing will be scheduled before the Board. At this hearing, you may introduce evidence and witnesses to support your appeal. An attorney may represent you, or you may choose to present your appeal on your own. The Board has the authority to affirm, modify, reverse, vacate, or revoke the action for which the appeal is being made. Written notice of the Board's decision will follow the hearing. The Board shall hear and decide appeals in accordance with its rules, regulations and procedures.

The filing of your appeal will stay further enforcement action, payment of the civil fine(s) and the assessment of any further civil fines related to the notice under appeal until such time as the Board renders a decision on your appeal or you withdraw the appeal.

A civil fine that is determined by the Board to be lawfully assessed may not be suspended in whole or in part.

**BY ORDER OF THE DEPARTMENT OF LICENSES AND INSPECTIONS.**

Sincerely,



Jeffrey J. Starkey  
Commissioner  
Department of Licenses and Inspections



**City Of Wilmington**  
 Department of Licenses and Inspections  
 800 N. French Street  
 Wilmington, Delaware 19801  
 Phone: (302) 576-3030 - Fax: (302) 571-4285

## VIOLATION

Responsible Party:  
 818 ADAMS SERIES  
 PO BOX 4526  
 WILMINGTON, DE, 19807

<b>Certificate #:</b> 7015 3010 0001 5319 2484	<b>Name Of Occupant:</b> Sherita Williams
<b>Violation #:</b> V43347	<b>No. of Occupants:</b> 0
<b>Date Received:</b> 05/16/2022	<b>Occupancy Status:</b> RENTAL
<b>Inspector:</b> Van Blue Sr.	<b>Facade:</b>
<b>Date Inspected:</b> 05/16/2022	<b>No. of Stories:</b>
<b>Premises In Violation:</b> 818 N ADAMS ST	<b>Building Type:</b>
<b>Apt. No. (If applicable):</b> Unit # 1	
<b>Zip:</b> 19801	

On the above date, the Department of Licenses and Inspections performed an inspection of the referenced property. During the inspection, violations of the Wilmington City Code and/or the International Code Council were discovered. The violations, described below, must be repaired within the time period noted. Please be advised that a building permit may be required for certain repairs, additions, alterations or replacements to the structure. Please contact the Department of Licenses and Inspections for further information on permitting requirements and to make application for a building permit.

When the repairs are complete, please contact the inspector to schedule an inspection. Once the Department has confirmed that the required repairs have been made, the matter may be closed. If you require additional time to complete the repairs, you may request an extension in writing from the inspector prior to the expiration of the time period, stating why the repairs cannot be completed within the time period allowed. If you fail to make the repairs within the stated time period, a civil fine(s) will be issued to you. Civil fines may continue to be issued weekly until the violations are repaired.

Should you have any questions or to request a meeting with the inspector or to schedule an inspection of the completed repairs, please contact the inspector at the email address or telephone number listed above.

Description	Section	Days	Compliant	Compliance Date	Location
As a result of the violations listed below, this structure is deemed unfit for human habitation. The violation(s) must be corrected within the time period noted, or the dwelling vacated within ten (10) days	34.112	0	No		RM: General Interior FLR: First floor
Requires that no owner or operator shall let to any person for human habitation and no person shall occupy any dwelling or dwelling unit which has been condemned and placarded.	34-116	0	No		RM: General Interior FLR: First floor
Unsafe structure	4.27(115.1)	0	No		RM: General Interior FLR: First floor
Repair / Replace Window to make it Operable	34.276	3	No		RM: General Interior FLR: First floor
Install / Replace Smoke Detector	34.232	3	No		RM: General Interior FLR: First floor
Remove Flaking Paint and Repaint Wall(s) and/or Ceiling(s)	34.236.a.2	3	No		RM: General Interior FLR: First floor

Repair / Replace Floor covering	34.236.a.2	3	No		RM: Stairway/Hallway FLR: First floor
Repair/Replace light fixture(s)	34.234.4	3	No		RM: Kitchen/Pantry FLR: First floor
Repair/Replace light fixture(s)	34.234.4	3	No		RM: Living Room FLR: First floor
Repair / Replace Floor covering	34.236.a.2	3	No		RM: Bathroom/Powder Room FLR: First floor
Repair / Replace Floor covering	34.236.a.2	3	No		RM: Stairway/Hallway FLR: First floor
Repair / Replace Plumbing Fixture	34.266.8	3	No		RM: Bathroom/Powder Room FLR: First floor
Repair / Replace Plumbing Fixture	34.266.8	3	No		RM: Bathroom/Powder Room FLR: First floor
Remove Flaking Paint and Repaint Wall(s) and/or Ceiling(s)	34.236.a.2	3	No		RM: Bathroom/Powder Room FLR: First floor
Repair Door	34-236.a.4	3	No		RM: Exterior Rear FLR: First floor
Repair/Replace light fixture(s)	34.234.4	3	No		RM: Exterior Rear FLR: First floor
Faulty Electrical Facilities - Authorized Electrical Inspection and Repair Required by Licensed Electrical Contractor	34.236.a.10	3	No		RM: General Interior FLR: First floor
Consult Authorized Electrical Underwriting Agency	34.236.a.10	3	No		RM: General Interior FLR: First floor
Repair/Replace Interior door	34-236.a.2	3	No		RM: Bedroom 2 FLR: First floor
Install Building Identification Number	42.9	3	No		RM: Exterior Rear FLR: First floor
Exterminate for Rodents	34.236.a.12	3	No		RM: General Interior FLR: First floor
Exterminate for Roaches	34.236.a.12	3	No		RM: General Interior FLR: First floor
Repair/Replace electrical outlet(s)	34.234.4	3	No		RM: General Interior FLR: First floor
Repair/Replace light switch(es)	34.234.4	3	No		RM: General Interior FLR: First floor



You have the right to appeal this notice; the adequacy of any repairs you have undertaken in response to this notice; and any civil fine assessed as a result of this notice to the Board of Licenses and Inspections Review (the "Board"). The appeal must be in writing and must be filed with the Department of Licenses and Inspections within **twenty (20) calendar days of receiving a statement assessing a civil fine**. Your appeal must include the following:

1. A written petition setting forth:
  - a. The principal points upon which the appeal is made.
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2. **An administrative filing fee of Fifty Dollars (\$50.00)**. If your appeal is successful, the fee will be refunded to you.

The appeal should be addressed to the following:

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Board of Licenses and Inspections Review  
City/County Building – 3rd Floor  
800 N. French Street  
Wilmington, Delaware 19801

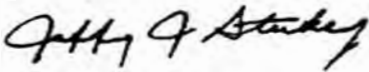
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Sincerely,



Jeffrey J. Starkey  
Commissioner  
Department of Licenses and Inspections



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 Department of Licenses and Inspections  
 800 N. French Street  
 Wilmington, Delaware 19801  
 Phone: (302) 576-3030 - Fax: (302) 571-4285

## VIOLATION

Responsible Party:  
 818 ADAMS SERIES  
 PO BOX 4526  
 WILMINGTON, DE, 19807

<b>Certificate #:</b> 7015 3010 0001 5319 0534	<b>Name Of Occupant:</b> —
<b>Violation #:</b> V43356	<b>No. of Occupants:</b> 0
<b>Date Received:</b> 05/16/2022	<b>Occupancy Status:</b> RENTAL
<b>Inspector:</b> Van Blue Sr.	<b>Facade:</b>
<b>Date Inspected:</b> 05/16/2022	<b>No. of Stories:</b>
<b>Premises In Violation:</b> 818 N ADAMS ST	<b>Building Type:</b>
<b>Apt. No. (If applicable):</b> RE: Unit # 2	
<b>Zip:</b> 19801	

On the above date, the Department of Licenses and Inspections performed an inspection of the referenced property. During the inspection, violations of the Wilmington City Code and/or the International Code Council were discovered. The violations, described below, must be repaired within the time period noted. Please be advised that a building permit may be required for certain repairs, additions, alterations or replacements to the structure. Please contact the Department of Licenses and Inspections for further information on permitting requirements and to make application for a building permit.

When the repairs are complete, please contact the inspector to schedule an inspection. Once the Department has confirmed that the required repairs have been made, the matter may be closed. If you require additional time to complete the repairs, you may request an extension in writing from the inspector prior to the expiration of the time period, stating why the repairs cannot be completed within the time period allowed. If you fail to make the repairs within the stated time period, a civil fine(s) will be issued to you. Civil fines may continue to be issued weekly until the violations are repaired.

Should you have any questions or to request a meeting with the inspector or to schedule an inspection of the completed repairs, please contact the inspector at the email address or telephone number listed above.

Description	Section	Days	Compliant	Compliance Date	Location
As a result of the violations listed below, this structure is deemed unfit for human habitation. The violation(s) must be corrected within the time period noted, or the dwelling vacated within ten (10) days	34.112	0	No		RM: General Interior FLR: Second floor
Requires that no owner or operator shall let to any person for human habitation and no person shall occupy any dwelling or dwelling unit which has been condemned and placarded.	34-116	0	No		RM: General Interior FLR: Second floor
Unsafe structure	4.27(115.1)	0	No		RM: General Interior FLR: Second floor
Install / Replace Smoke Detector	34.232	3	No		RM: Stairway/Hallway FLR: Second floor
Repair / Replace Floor covering	34.236.a.2	3	No		RM: Bathroom/Powder Room FLR: Second floor
Repair/Replace light fixture(s)	34.234.4	3	No		RM: Bathroom/Powder Room FLR: Second floor

Repair / Replace / Secure Faulty Toilet	34.266.10	3	No		RM: Bathroom/Powder Room FLR: Second floor
Repair / Replace Plumbing Fixture	34.266.8	3	No		RM: Bathroom/Powder Room FLR: Second floor
Exterminate for Rodents	34.236.a.12	3	No		RM: General Interior FLR: Second floor
Exterminate for Roaches	34.236.a.12	3	No		RM: General Interior FLR: Second floor
Repair Holes on Wall	34.236.a.2	3	No		RM: Bedroom 1 FLR: Second floor
Repair/Replace Interior door	34-236.a.2	3	No		RM: General Interior FLR: Second floor
Repair / Replace Window to make it Operable	34.276	3	No		RM: General Interior FLR: Second floor
Repair / Replace Plumbing Fixture	34.266.8	3	No		RM: Kitchen/Pantry FLR: Second floor
Repair / Replace Weak Floor	34.236.a.2	3	No		RM: Kitchen/Pantry FLR: Second floor
Repair/Replace light fixture(s)	34.234.4	3	No		RM: Dining Room FLR: Second floor
Repair / Replace Ceiling Covering	34.236.a.2	3	No		RM: Kitchen/Pantry FLR: Second floor
Repair / Replace Ceiling Covering	34.236.a.2	3	No		RM: Bedroom 2 FLR: Second floor
Repair/ Replace Vent	34.234.5	3	No		RM: Stairway/Hallway FLR: Second floor
Repair door hardware	34-236.a.4	3	No		RM: Bathroom/Powder Room FLR: Second floor
Repair/ Replace Vent	34.234.5	3	No		RM: Living Room FLR: Second floor
Repair / Replace Plumbing Fixture	34.266.8	3	No		RM: Kitchen/Pantry FLR: Second floor
Repair/Replace electrical outlet(s)	34.234.4	3	No		RM: General Interior FLR: Second floor
Repair/Replace light switch(es)	34.234.4	3	No		RM: General Interior FLR: Second floor

You have the right to appeal this notice; the adequacy of any repairs you have undertaken in response to this notice; and any civil fine assessed as a result of this notice to the Board of Licenses and Inspections Review (the "Board"). The appeal must be in writing and must be filed with the Department of Licenses and Inspections within **twenty (20) calendar days of receiving a statement assessing a civil fine**. Your appeal must include the following:

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Wilmington, Delaware 19801

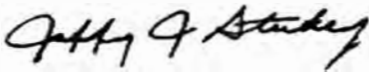
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Sincerely,



Jeffrey J. Starkey  
Commissioner  
Department of Licenses and Inspections



**City Of Wilmington**  
 Department of Licenses and Inspections  
 800 N. French Street  
 Wilmington, Delaware 19801  
 Phone: (302) 576-3030 - Fax: (302) 571-4285

## VIOLATION

Responsible Party:  
 818 ADAMS SERIES  
 PO BOX 4526  
 WILMINGTON, DE, 19807

<b>Certificate #:</b> 7015 3010 0001 5319 0527	<b>Name Of Occupant:</b> Stephanie Lambert
<b>Violation #:</b> V43363	<b>No. of Occupants:</b> 0
<b>Date Received:</b> 05/16/2022	<b>Occupancy Status:</b> RENTAL
<b>Inspector:</b> Van Blue Sr.	<b>Facade:</b>
<b>Date Inspected:</b> 05/16/2022	<b>No. of Stories:</b>
<b>Premises In Violation:</b> 818 N ADAMS ST	<b>Building Type:</b>
<b>Apt. No. (If applicable):</b> RE: Unit # 3	
<b>Zip:</b> 19801	

On the above date, the Department of Licenses and Inspections performed an inspection of the referenced property. During the inspection, violations of the Wilmington City Code and/or the International Code Council were discovered. The violations, described below, must be repaired within the time period noted. Please be advised that a building permit may be required for certain repairs, additions, alterations or replacements to the structure. Please contact the Department of Licenses and Inspections for further information on permitting requirements and to make application for a building permit.

When the repairs are complete, please contact the inspector to schedule an inspection. Once the Department has confirmed that the required repairs have been made, the matter may be closed. If you require additional time to complete the repairs, you may request an extension in writing from the inspector prior to the expiration of the time period, stating why the repairs cannot be completed within the time period allowed. If you fail to make the repairs within the stated time period, a civil fine(s) will be issued to you. Civil fines may continue to be issued weekly until the violations are repaired.

**Should you have any questions or to request a meeting with the inspector or to schedule an inspection of the completed repairs, please contact the inspector at the email address or telephone number listed above.**

Description	Section	Days	Compliant	Compliance Date	Location
As a result of the violations listed below, this structure is deemed unfit for human habitation. The violation(s) must be corrected within the time period noted, or the dwelling vacated within ten (10) days	34.112	0	No		RM: General Interior FLR: Third floor
Requires that no owner or operator shall let to any person for human habitation and no person shall occupy any dwelling or dwelling unit which has been condemned and placarded.	34-116	0	No		RM: General Interior FLR: Third floor
Unsafe structure	4.27(115.1)	0	No		RM: General Interior FLR: Third floor
Install / Replace Smoke Detector	34.232	3	No		RM: General Interior FLR: Third floor
Install / Replace Smoke Detector	34.232	3	No		RM: General Interior FLR: Third floor
Repair / Replace Leaking Roof	34.272	3	No		RM: Exterior FLR: Third floor

Correct cause of leak in the Ceiling	34.236.a.2	3	No		RM: Living Room FLR: Third floor
Correct cause of leak in the Wall	34.236.a.2	3	No		RM: Living Room FLR: Third floor
Repair/Replace Wall Covering	34.236.a.2	3	No		RM: Living Room FLR: Third floor
Repair / Replace Ceiling Covering	34.236.a.2	3	No		RM: Living Room FLR: Third floor
Repair/Replace Wall Covering	34.236.a.2	3	No		RM: Kitchen/Pantry FLR: Third floor
Repair / Replace Window to make it Operable	34.276	3	No		RM: General Interior FLR: Third floor
Install / Repair / Replace Window Sill	34.236.a.4	3	No		RM: Kitchen/Pantry FLR: Third floor
Consult Authorized Electrical Underwriting Agency	34.236.a.10	3	No		RM: General Interior FLR: Third floor
Faulty Electrical Facilities - Authorized Electrical Inspection and Repair Required by Licensed Electrical Contractor	34.236.a.10	3	No		RM: General Interior FLR: Third floor
Remove Illegal Extension Cord(s)	34.268.6	3	No		RM: General Interior FLR: Third floor
Install and/or Convert outlet(s) to a GFCI-type outlet(s)	34.268.5	3	No		RM: Kitchen/Pantry FLR: Third floor
Repair/Replace light fixture(s)	34.234.4	3	No		RM: Bathroom/Powder Room FLR: Third floor
Repair/Replace electrical outlet(s)	34.234.4	3	No		RM: General Interior FLR: Third floor
Repair/Replace light switch(es)	34.234.4	3	No		RM: General Interior FLR: Third floor
Repair/Replace Interior door	34-236.a.2	3	No		RM: Bathroom/Powder Room FLR: Third floor
Correct cause of leak in the Ceiling	34.236.a.2	3	No		RM: Bathroom/Powder Room FLR: Third floor
Repair/Replace Wall Covering	34.236.a.2	3	No		RM: Bathroom/Powder Room FLR: Third floor
Repair / Replace Ceiling Covering	34.236.a.2	3	No		RM: Bathroom/Powder Room FLR: Third floor

Install Building Identification Number	42.9	3	No		RM: Exterior Rear FLR: Third floor
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**BY ORDER OF THE DEPARTMENT OF LICENSES AND INSPECTIONS.**

Sincerely,



Jeffrey J. Starkey  
Commissioner  
Department of Licenses and Inspections





**City Of Wilmington**  
 Department of Licenses and Inspections  
 800 N. French Street  
 Wilmington, Delaware 19801  
 Phone: (302) 576-3030 - Fax: (302) 571-4285

## VIOLATION

Responsible Party:  
 820 ADAMS SERIES  
 PO BOX 4526  
 WILMINGTON, DE, 19807

<b>Certificate #:</b> 7022 0410 0002 0430 9095	<b>Name Of Occupant:</b> Monica and Monique Moses
<b>Violation #:</b> V43353	<b>No. of Occupants:</b> 0
<b>Date Received:</b>	<b>Occupancy Status:</b> RENTAL
<b>Inspector:</b> James Benson	<b>Facade:</b>
<b>Date Inspected:</b> 05/16/2022	<b>No. of Stories:</b>
<b>Premises In Violation:</b> 820 N ADAMS ST	<b>Building Type:</b>
<b>Apt. No. (If applicable):</b> 820 N Adams Street Apt Unit 1	
<b>Zip:</b> 19801	

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Requires that no owner or operator shall let to any person for human habitation and no person shall occupy any dwelling or dwelling unit which has been condemned and placarded.	34-116	0	No		RM: General Interior FLR: General unfit
Unsafe structure	4.27(115.1)	0	No		RM: General Interior FLR: General unfit
Repair / Replace Room's Heat Source	34.234.5	3	No		RM: Living Room FLR: First floor
Repair/Replace electrical outlet(s)	34.234.4	3	No		RM: Choose location FLR:
Install / Replace Smoke Detector	34.232	3	No		RM: General Interior FLR: First floor

Exterminate for Roaches	34.236.a.12	3	No		RM: General Interior FLR: First floor
Exterminate for Rodents	34.236.a.12	3	No		RM: Choose location FLR:
Repair / Replace Plumbing Fixture	34.266.8	3	No		RM: Kitchen/Pantry FLR: First floor
Consult Authorized Electrical Underwriting Agency	34.236.a.10	3	No		RM: General Interior FLR: First floor
Faulty Electrical Facilities - Authorized Electrical Inspection and Repair Required by Licensed Electrical Contractor	34.236.a.10	3	No		RM: General Interior FLR: First floor
Install light fixture(s)	34.234.4	3	No		RM: Stairway/Hallway FLR: First floor
Repair Door	34-236.a.4	3	No		RM: General Interior FLR: First floor
Repair / Replace Deteriorated Bathroom Floor	34.236.a.9	3	No		RM: Bathroom/Powder Room FLR: First floor
Repair / Replace Weak Floor	34.236.a.2	3	No		RM: General Interior FLR: First floor
Discontinue use of Room for Sleeping	34.235	3	No		RM: Living Room FLR: First floor
Remove Flaking Paint and Repaint Wall(s) and/or Ceiling(s)	34.236.a.2	3	No		RM: General Interior FLR: First floor
Caulk / Seal Open Penetrations	34.236.a.2	3	No		RM: General Interior FLR: First floor

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Wilmington, Delaware 19801

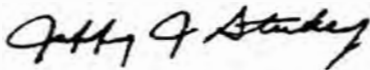
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A civil fine that is determined by the Board to be lawfully assessed may not be suspended in whole or in part.

**BY ORDER OF THE DEPARTMENT OF LICENSES AND INSPECTIONS.**

Sincerely,



Jeffrey J. Starkey  
Commissioner  
Department of Licenses and Inspections



**City Of Wilmington**  
 Department of Licenses and Inspections  
 800 N. French Street  
 Wilmington, Delaware 19801  
 Phone: (302) 576-3030 - Fax: (302) 571-4285

## VIOLATION

Responsible Party:  
 820 ADAMS SERIES  
 PO BOX 4526  
 WILMINGTON, DE, 19807

<b>Certificate #:</b> 7022 0410 0002 0430 9101	<b>Name Of Occupant:</b> —
<b>Violation #:</b> V43360	<b>No. of Occupants:</b> 0
<b>Date Received:</b> 05/16/2022	<b>Occupancy Status:</b> RENTAL
<b>Inspector:</b> James Benson	<b>Facade:</b>
<b>Date Inspected:</b> 05/16/2022	<b>No. of Stories:</b>
<b>Premises In Violation:</b> 820 N ADAMS ST	<b>Building Type:</b>
<b>Apt. No. (If applicable):</b> 820 N Adams Street Apt Unit 2	
<b>Zip:</b> 19801	

On the above date, the Department of Licenses and Inspections performed an inspection of the referenced property. During the inspection, violations of the Wilmington City Code and/or the International Code Council were discovered. The violations, described below, must be repaired within the time period noted. Please be advised that a building permit may be required for certain repairs, additions, alterations or replacements to the structure. Please contact the Department of Licenses and Inspections for further information on permitting requirements and to make application for a building permit.

When the repairs are complete, please contact the inspector to schedule an inspection. Once the Department has confirmed that the required repairs have been made, the matter may be closed. If you require additional time to complete the repairs, you may request an extension in writing from the inspector prior to the expiration of the time period, stating why the repairs cannot be completed within the time period allowed. If you fail to make the repairs within the stated time period, a civil fine(s) will be issued to you. Civil fines may continue to be issued weekly until the violations are repaired.

Should you have any questions or to request a meeting with the inspector or to schedule an inspection of the completed repairs, please contact the inspector at the email address or telephone number listed above.

Description	Section	Days	Compliant	Compliance Date	Location
As a result of the violations listed below, this structure is deemed unfit for human habitation. The violation(s) must be corrected within the time period noted, or the dwelling vacated within ten (10) days	34.112	0	No		RM: General Interior FLR: Second floor
Requires that no owner or operator shall let to any person for human habitation and no person shall occupy any dwelling or dwelling unit which has been condemned and placarded.	34-116	0	No		RM: General Interior FLR: Second floor
Unsafe structure	4.27(115.1)	0	No		RM: General Interior FLR: Second floor
Repair Door	34-236.a.4	3	No		RM: General Interior FLR: Second floor
Repair / Replace Ceiling Covering	34.236.a.2	3	No		RM: Bedroom 1 FLR:
Remove Flaking Paint and Repaint Wall(s) and/or Ceiling(s)	34.236.a.2	3	No		RM: Bedroom 1 FLR: Second floor

Install / Replace Window Glass	34.236.a.4	3	No		RM: Bedroom 1 FLR: Second floor
Remove all Mold/Mildew Infested Drywall	34.236.a.2	3	No		RM: General Interior FLR: Second floor
Repair Door	34-236.a.4	3	No		RM: Choose location FLR: Second floor
Repair / Replace Deteriorated Bathroom Floor	34.236.a.9	3	No		RM: Bathroom/Powder Room FLR: Second floor
Consult Authorized Electrical Underwriting Agency	34.236.a.10	3	No		RM: General Interior FLR: Second floor
Faulty Electrical Facilities - Authorized Electrical Inspection and Repair Required by Licensed Electrical Contractor	34.236.a.10	3	No		RM: General Interior FLR: Second floor
Install light fixture(s)	34.234.4	3	No		RM: General Interior FLR: Second floor
Install / Replace Smoke Detector	34.232	3	No		RM: General Interior FLR: Second floor
Install / Repair / Replace Window Sill	34.236.a.4	3	No		RM: Living Room FLR: Second floor
Repair Holes on Wall	34.236.a.2	3	No		RM: Bedroom 2 FLR: Second floor
Repair Door	34-236.a.4	3	No		RM: Bedroom 2 FLR: Second floor
Install / Repair / Replace Window Screen	34.234.09	3	No		RM: Bedroom 2 FLR: Second floor
Caulk / Seal Open Penetrations	34.236.a.2	3	No		RM: Stairway/Hallway FLR: Third floor

You have the right to appeal this notice; the adequacy of any repairs you have undertaken in response to this notice; and any civil fine assessed as a result of this notice to the Board of Licenses and Inspections Review (the "Board"). The appeal must be in writing and must be filed with the Department of Licenses and Inspections within **twenty (20) calendar days of receiving a statement assessing a civil fine**. Your appeal must include the following:

1. A written petition setting forth:
  - a. The principal points upon which the appeal is made.
  - b. Specific reference to the provision of the applicable code section(s) upon which the appeal is based.
  - c. The names and addresses of the owners of all other properties affected by the appeal.
  
2. **An administrative filing fee of Fifty Dollars (\$50.00)**. If your appeal is successful, the fee will be refunded to you.

The appeal should be addressed to the following:

Secretary  
Board of Licenses and Inspections Review  
City/County Building - 3rd Floor  
800 N. French Street  
Wilmington, Delaware 19801

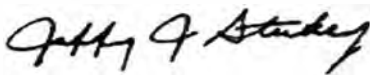
Once your written appeal and filing fee are received, a hearing will be scheduled before the Board. At this hearing, you may introduce evidence and witnesses to support your appeal. An attorney may represent you, or you may choose to present your appeal on your own. The Board has the authority to affirm, modify, reverse, vacate, or revoke the action for which the appeal is being made. Written notice of the Board's decision will follow the hearing. The Board shall hear and decide appeals in accordance with its rules, regulations and procedures.

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 800 N. French Street  
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## VIOLATION

Responsible Party:  
 820 ADAMS SERIES  
 PO BOX 4526  
 WILMINGTON, DE, 19807

<b>Certificate #:</b> 7022 0410 0002 0430 7190 <b>Violation #:</b> V43364 <b>Date Received:</b> 05/16/2022 <b>Inspector:</b> James Benson <b>Date Inspected:</b> 05/16/2022 <b>Premises In Violation:</b> 820 N ADAMS ST <b>Apt. No. (If applicable):</b> 820 N Adams St Apt Unit 3 <b>Zip:</b> 19801	<b>Name Of Occupant:</b> Kenneth Hickey <b>No. of Occupants:</b> 2 <b>Occupancy Status:</b> RENTAL <b>Facade:</b> <b>No. of Stories:</b> <b>Building Type:</b>
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Description	Section	Days	Compliant	Compliance Date	Location
As a result of the violations listed below, this structure is deemed unfit for human habitation. The violation(s) must be corrected within the time period noted, or the dwelling vacated within ten (10) days	34.112	0	No		RM: General Interior FLR: Third floor
Requires that no owner or operator shall let to any person for human habitation and no person shall occupy any dwelling or dwelling unit which has been condemned and placarded.	34-116	0	No		RM: General Interior FLR: Third floor
Unsafe structure	4.27(115.1)	0	No		RM: General Interior FLR: Third floor
Repair Door	34-236.a.4	3	No		RM: Exterior Front FLR: Third floor
Exterminate for Rodents	34.236.a.12	3	No		RM: Choose location FLR:
Exterminate for Roaches	34.236.a.12	3	No		RM: General Interior FLR: Third floor

Install / Replace Smoke Detector	34.232	3	No		RM: General Interior FLR: Third floor
Remove all Mold/Mildew Infested Drywall	34.236.a.2	3	No		RM: General Interior FLR: General unfit
Remove Flaking Paint and Repaint Wall(s) and/or Ceiling(s)	34.236.a.2	3	No		RM: General Interior FLR: General unfit
Remove mold/mildew	34.236.a.2	3	No		RM: General Interior FLR: Third floor
Repair / Replace Leaking Roof	34.272	3	No		RM: Kitchen/Pantry FLR: Third floor
Repair / Replace Ceiling Covering	34.236.a.2	3	No		RM: Kitchen/Pantry FLR: Third floor
Repair/Replace electrical outlet(s)	34.234.4	3	No		RM: General Interior FLR: Third floor
Faulty Electrical Facilities - Authorized Electrical Inspection and Repair Required by Licensed Electrical Contractor	34.236.a.10	3	No		RM: General Interior FLR: Third floor
Consult Authorized Electrical Underwriting Agency	34.236.a.10	3	No		RM: General Interior FLR: Third floor
Repair Door	34-236.a.4	3	No		RM: Bedroom 1 FLR: Third floor



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