
The City of
Worcester
Inspectional Services

MISSION

The Inspectional Services Department strives to deliver the most efficient and transparent permitting and inspection process possible to the city. We aim to ensure that the housing, rental properties and businesses are the healthiest and safest in the Commonwealth.



DIVISIONS

Building and Zoning

- Building construction permits
- Gas/Plumbing permits
- Electrical permits
- Zoning
- Regulatory Inspections
- Enforcement



DIVISIONS



- Housing and Health Inspections
  - Housing/Nuisance Enforcement
  - Lead Paint Poisoning Prevention
  - Food Protection Program
  - Air, Water and Hazardous Materials
  - Weights and Measures
  - Enforcement

ISD Overview

- 47 Field Inspectors
- Over 8,500 permits and licenses issued annually
- On average approximately 15,000 complaints are received annually
- More than 50,000 inspection are conducted annually by ISD personnel



Permits



Building permits are required to construct, re-construct, alter, repair, remove, or demolish a building or structure or to change the use of or/occupancy of a building or structure. It is required to remove a wall, load bearing support, change or move an egress, or supports around it, replacing windows, plumbing or electrical systems including the fire protection system.



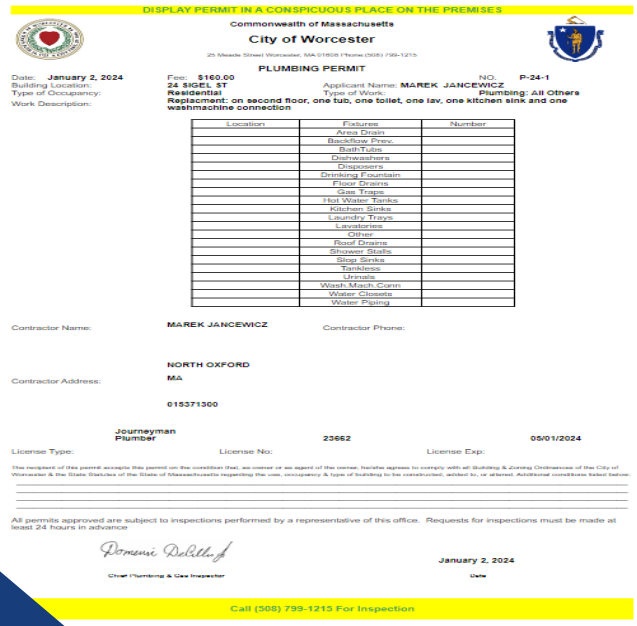
Building permits are required when installing or altering any equipment in which the provision is made or the installation of which is regulated by the Massachusetts State Building Code (780 CMR)

SO….

For safety's sake pull a permit!

Some may feel the permitting process is a hassle or is not necessary

The reality is that permitting comes with the goal of assuring that the work is done safely



DISPLAY PERMIT IN A CONSPICUOUS PLACE ON THE PREMISES

Commonwealth of Massachusetts

City of Worcester

25 Meade Street Worcester, MA 01608 Phone:(508) 799-1215

PLUMBING PERMIT

Date: January 2, 2024
Building Location: 24 SIGEL ST
Type of Occupancy: Residential
Work Description: Replacment: on second floor, one tub, one toilet, one lav, one kitchen sink and one washmachine connection

Fee: $160.00 NO. P-24-1
Applicant Name: MAREK JANCEWICZ
Type of Work: Plumbing: All Others

Location	Fixtures	Number
	Area Drain	
	Backflow Prev.	
	BathTubs	
	Dishwashers	
	Disposers	
	Drinking Fountain	
	Floor Drains	
	Gas Traps	
	Hot Water Tanks	
	Kitchen Sinks	
	Laundry Trays	
	Lavatories	
	Other	
	Roof Drains	
	Shower Stalls	
	Slop Sinks	
	Tankless	
	Urinals	
	Wash.Mach.Conn	
	Water Closets	
	Water Piping	

Contractor Name: MAREK JANCEWICZ
Contractor Phone:
Contractor Address: NORTH OXFORD MA
015371300

License Type: Journeyman Plumber
License No: 23662
License Exp: 05/01/2024

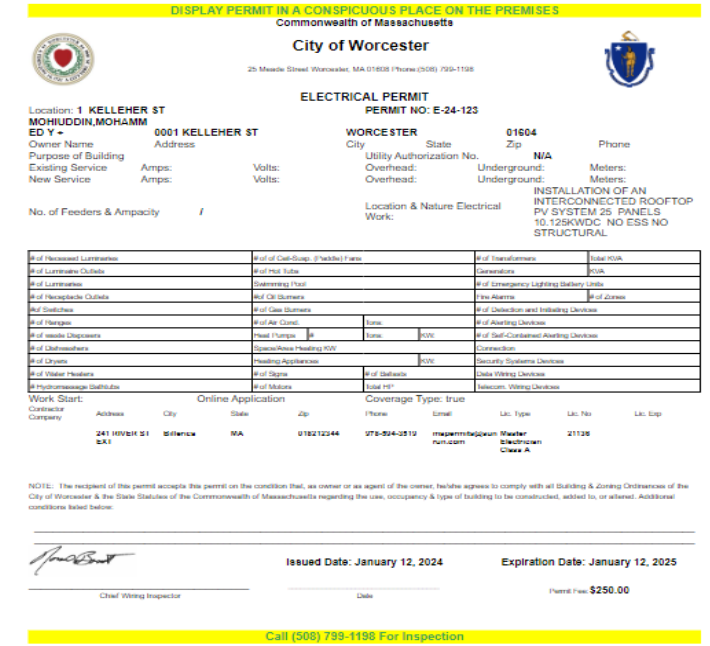
The recipient of this permit accepts this permit on the condition that, as owner or as agent of the owner, he/she agrees to comply with all Building & Zoning Ordinances of the City of Worcester & the State Statutes of the State of Massachusetts regarding the use, occupancy & type of building to be constructed, added to, or altered. Additional conditions listed below:

All permits approved are subject to inspections performed by a representative of this office. Requests for inspections must be made at least 24 hours in advance

Domenic DeLillo Jr
Chief Plumbing & Gas Inspector

January 2, 2024
Date

Call (508) 799-1215 For Inspection



DISPLAY PERMIT IN A CONSPICUOUS PLACE ON THE PREMISES

Commonwealth of Massachusetts

City of Worcester

25 Meade Street Worcester, MA 01608 Phone:(508) 799-1198

ELECTRICAL PERMIT
PERMIT NO: E-24-123

Location: 1 KELLEHER ST
MOHIUDDIN,MOHAMM ED Y
Owner Name
0001 KELLEHER ST
Address
WORCESTER
City
01604
Zip
Phone
Purpose of Building
Existing Service Amps: Volts:
New Service Amps: Volts:
Utility Authorization No. N/A
Overhead: Underground: Meters:
Overhead: Underground: Meters:
No. of Feeders & Ampacity /
Location & Nature Electrical Work: INSTALLATION OF AN INTERCONNECTED ROOFTOP PV SYSTEM 25 PANELS 10.125KWDC NO ESS NO STRUCTURAL

# of Recessed Luminaires	# of Cell-Supp. (Paddle) Fans	# of Transformers	Total KVA
# of Luminaire Outlets	# of Hot Tubs	Generators	KVA
# of Luminaires	Swimming Pool	# of Emergency Lighting Battery Units	
# of Receptacle Outlets	# of Oil Burners	Fire Alarms	# of Zones
# of Switches	# of Gas Burners	# of Detection and Initiating Devices	
# of Ranges	# of Air Cond. Tons:	# of Alerting Devices	
# of Waste Disposers	Heat Pumps # Tons: KW	# of Self-Contained Alerting Devices	
# of Dishwashers	Space/Area Heating KW	Connection	
# of Dryers	Heating Appliances KW	Security Systems Devices	
# of Water Heaters	# of Signs # of Ballasts	Data Wiring Devices	
# Hydromassage Bathtubs	# of Motors Total HP:	Telecom. Wiring Devices	

Work Start: Online Application Coverage Type: true

Contractor Company	Address	City	State	Zip	Phone	Email	Lic. Type	Lic. No	Lic. Exp
	241 RIVER ST EXT	Millbury	MA	018212344	978-594-3519	mapermits@optimum.com	Master Electrician Class A	21136	

NOTE: The recipient of this permit accepts this permit on the condition that, as owner or as agent of the owner, he/she agrees to comply with all Building & Zoning Ordinances of the City of Worcester & the State Statutes of the Commonwealth of Massachusetts regarding the use, occupancy & type of building to be constructed, added to, or altered. Additional conditions listed below:

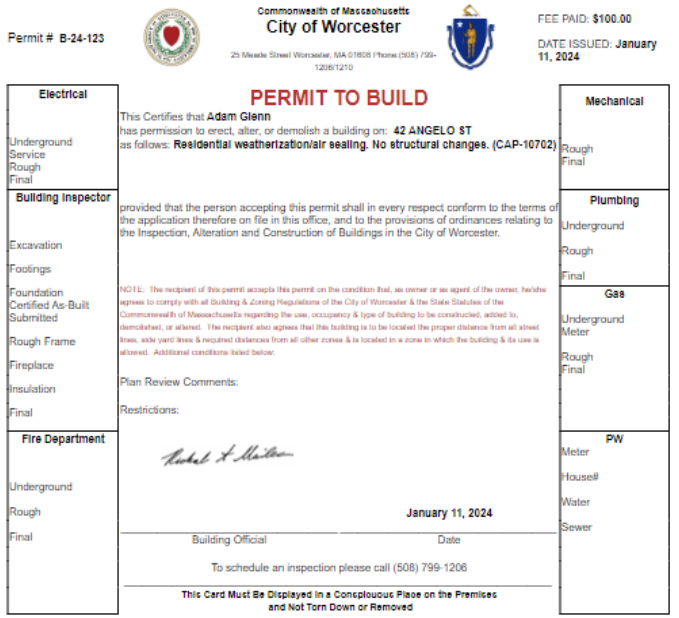
Chief Wiring Inspector

Issued Date: January 12, 2024
Date

Expiration Date: January 12, 2025

Permit Fee: $250.00

Call (508) 799-1198 For Inspection



Permit # B-24-123

Commonwealth of Massachusetts

City of Worcester

25 Meade Street Worcester, MA 01608 Phone:(508) 799-1209/1210

FEE PAID: $100.00

DATE ISSUED: January 11, 2024

PERMIT TO BUILD

This Certifies that Adam Glenn
has permission to erect, alter, or demolish a building on: 42 ANGELO ST
as follows: Residential weatherization/air sealing. No structural changes. (CAP-10702)

provided that the person accepting this permit shall in every respect conform to the terms of the application therefore on file in this office, and to the provisions of ordinances relating to the Inspection, Alteration and Construction of Buildings in the City of Worcester.

NOTE: The recipient of this permit accepts this permit on the condition that, as owner or as agent of the owner, he/she agrees to comply with all Building & Zoning Regulations of the City of Worcester & the State Statutes of the Commonwealth of Massachusetts regarding the use, occupancy & type of building to be constructed, added to, demolished, or altered. The recipient also agrees that this building is to be located the proper distance from all street lines, side yard lines & required distances from all other zones & is located in a zone in which the building & its use is allowed. Additional conditions listed below:

Plan Review Comments:

Restrictions:

Michael A. Mailloux

January 11, 2024

Building Official — Date

To schedule an inspection please call (508) 799-1206

This Card Must Be Displayed In a Conspicuous Place on the Premises and Not Torn Down or Removed

Electrical	Mechanical
Underground Service Rough Final	Rough Final
Building Inspector	**Plumbing**
Excavation Footings Foundation Certified As-Built Submitted Rough Frame Fireplace Insulation Final	Underground Rough Final
Fire Department	**Gas**
Underground Rough Final	Underground Meter Rough Final
	PW
	Meter House# Water Sewer

- I need a new deck – do I need a permit?
- My hot water tank just went, its Saturday, do I have to get a permit?
- I want to install an above ground pool – do I need a permit?
- How long is my permit good for?
  -A year, 2 years? I see projects in the city that take that long to finish.

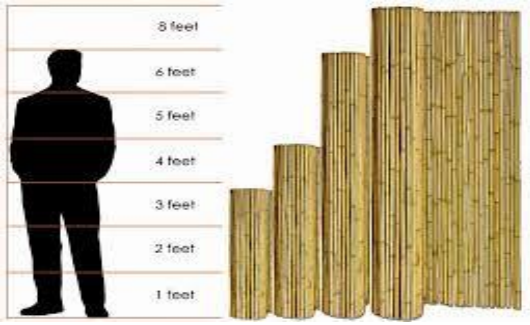


Repair work versus renovation

Any maintenance which does not affect the structure, egress, fire protection system, fire ratings, energy conservation provision, plumbing, sanitary, gas, electrical or other utilities.

- So, what's left?
  - Painting, landscaping, locks, gutters, shutters and wait there's more!!

Exemptions from permits



Fences <u>not</u> over six feet high

- do not need a permit
- can be put on the property line
- to know where your property line is you have to hire a surveyor



Retaining walls <u>less</u> than 4 feet

- Sometimes you have to call a professional.
- The wall needs drainage and supports it is holding up a great deal of weight/earth



Exemptions Cont.

Does not require a permit

- A permit is not needed to build a one story detached building not exceeding 200 sq feet – a shed



- Cabinet work
  - Installing new cabinets is allowed however the plumbing fixtures around it will need a permit
  - Painting and adding trim



****Be mindful if your home was built before 1978 if you are removing paint as it may contain lead!

Unpermitted Apartments

- As the demand for housing in Worcester grows and rent prices rise, property owners may be tempted to make an apartment out of a basement, attic, or sub-divide an existing apartment.

- If you are considering creating a new apartment in your building, you are required to obtain a permit from the Department Inspectional Services before you begin construction.

- Conversion of these spaces without proper permits could pose significant fire and safety risks as well as be in violation of local zoning ordinances and building code requirements

- Some can be extremely dangerous while others can be permitted to be made legal.



- If you do not seek a permit prior to building, you will be required to remove the new, illegal apartment and may be liable to pay for your tenants' relocation

The State Sanitary Code

- 105 CMR 410.000 Minimum Standards for Human Habitation
- Last updated in 2007
- State Department of Public Health held 3 public hearings to listen to oral comments and accept written comments
- Amended May 2023

Pest Control

- The owner of a residence, must conduct an inspection of each unit prior to a new occupancy to identify the presence of pests.
- **The occupant of a residence shall maintain their dwelling unit or rooming unit in a sanitary manner so as to prevent the attraction of pests**
- **Owners *and* occupants must provide access to common areas, dwelling units, and rooming units, upon receipt of notice**
- **Adhere to all instructions provided by the pesticide applicator in preparing common areas and units prior to the application of pesticides.**

IPM

Integrated Pest Management

A systematic strategy for managing pests which considers prevention, avoidance, monitoring, and suppression. Where chemical pesticides are necessary, a preference is given to materials and methods which maximize public safety and reduce environmental health risk.

Structural Elements



Owner must maintain all buildings & structural elements in compliance with accepted standards, so they are in good repair and in every way fit for the intended use



Weathertight: free from outside elements



Free from cracks, holes, loose plaster

Condemnation

When a residence or portion thereof has been condemned as unfit for human habitation and the occupant of a condemned dwelling unit or rooming unit is not the owner of the residence, the owner shall provide comparable, suitable housing for the occupant for the following time period, or whichever is shortest:

(1) The remaining term of the lease or rental period;

(2) Such time as the residence is deemed suitable for habitation by the board of health;

(3) Such time as the occupant finds alternative, permanent housing and voluntarily terminates tenancy

Nuisance Complaints

Common Violations

- Overgrowth
- Dilapidated Structures
- Trash Accumulation
- Stagnant Water
- Snow Clearing

Housing Enforcement 101

I've been issued an order from your office, now what?

- Immediately make any emergency repairs needed and contact the inspector
- Obtain the proper permits needed
- **Communicate with the inspector?**

What Does an Enforcement Order Look like?

The City of WORCESTER

Department of Inspectional Services
Christopher P. Spencer, Commissioner
25 Meade Street Worcester, MA 01610
P | 508-799-1198 F | 508-799-8541
Inspections@worcesterma.gov

Approved for delivery by
Constable

Christopher P. Spencer

24-25

February 6, 2024

I hereby certify under the penalties of perjury that this is a true copy of the inspection report issued as a result of my inspection of the premises at 1 Dixon Ave

Jasmine Rivera

Jasmine Rivera 2/6/2024

VIOLATIONS MARKED WITH AN ASTERISK (*) MAY ENDANGER OR MATERIALLY IMPAIR THE HEALTH OR SAFETY OF PERSONS OCCUPYING THESE PREMISES FOR DWELLING PURPOSES.

SIGNED: Jasmine Rivera

John Doe
123 Main Street
Worcester, MA 01605

Dear John Doe,

The Commissioner of Inspectional Services, acting under the authority of Massachusetts General Laws, Chapter 111, Sections 127A and 127B as most recently amended and Chapters I and II of the Sanitary Code has caused an examination to be made of the dwelling located at **123 Main Street** in this City of Worcester, MA 01605 on February 5, 2024. According to the records of the Assessor's Department this dwelling is owned by you. The examination has revealed that there are violations of the Minimum Standards of Fitness for Human Habitation of the above mentioned Sanitary Code existing in this dwelling.

In a report of an examination of the dwelling the following violations are listed.

	Int./Ext:	Floor:	Unit No.:	Area:	Code:
1.	Interior			Throughout	410.150

* **Violation: Hot Water**
Notes: The hot water system is not operating as needed for its intended use due to the gas service being interrupted by Eversource for gas leaks and unpermitted work. The owner shall provide and maintain in good operating condition the facilities capable of heating and delivering hot water, in a temperature range of not less than 110F and not greater than 130F for fixtures other than a bathtub or shower; in a temperature range of not less than 110 F and not greater than 120F for a bathtub or shower.

Int./Ext:	Floor:	Unit No.:	Area:	Code:

2.	Interior	Throughout	Basement	410.160

* **Violation: Heating Systems**
Notes: The heating systems to all units do not operate as intended due to the gas service being interrupted by Eversource for gas leaks and unpermitted work. Heating systems must be restored for all units with all applicable permits and inspections. Gas service must be restored in accordance with all MA state plumbing and gas codes.

You are hereby ordered to correct the violations within **24 (twenty four) Hours** of receipt by you of this notice. A re-inspection of this dwelling will be conducted after the time for compliance with this order has elapsed. Under Regulation 410.800 of the Sanitary Code you are entitled to a hearing in this matter. Section 410.800(A) reads as follows:

REGULATION 105 CMR 410.800 RIGHT TO HEARING

Unless otherwise specified in 105 CMR 410.000, the following persons may request a hearing before the Commissioner of Inspectional Services by filing a written petition.

A. Any person or persons upon whom any order has been served pursuant to any regulation of 105 CMR 410.000 (except for an order issued after the requirements of Regulation 410.650 have been satisfied); provided, such petition must be filed within seven days after the order was served.

At the expiration of this period, if you have not taken action to correct the violations cited, this department will pursue any prescribed course of action in accordance with applicable laws and regulations which it deems necessary, including the initiation of appropriate court action.

Pursuant to 105 CMR Section 410.940, if a failure to comply with an order requiring that any dwelling or its premises be properly cleaned or repaired results in a condition which endangers or materially impairs the health or well-being of the occupant or the public, the Commissioner of Inspectional Services may cause such proper cleaning or repair and charge the responsible person or persons with any and all expenses incurred.

Owners are required to follow all applicable plumbing, gas-fitting, wiring and building codes as applicable when making all of the necessary repairs. In most cases these regulations require permits to be obtained prior to performing the work.

Effective March 31, 2006, Massachusetts General Law Chapter 148 Section 26F1/2 requires all buildings used for residential purposes that contain fossil-fuel burning equipment or incorporate enclosed parking within the structure, to install approved carbon monoxide alarms as specified in Fire Prevention regulation 527 CMR 31.00. The alarms are required by law to be installed and maintained by the building landlord and/or superintendent. For further information please contact the Worcester Fire Department at (508) 799-1822.

GHI CHU: Day la mot tai lieu trong lien quan den luat phap – quy vi nho phien dich lai.
Ests es un ducumento legal importante. Por favor tenga un interprete.

Very Truly Yours,

Jasmine Rivera

Christopher P. Spencer

Jasmine Rivera
Work Order #: 2086521

Christopher P. Spencer

CONTACT US

Inspectional Services

25 Meade Street
Worcester, MA 01610

Call Us on

508-799-1198

Website / Mail

inspections@worcesterma.gov

WORCESTER 311

THANK YOU