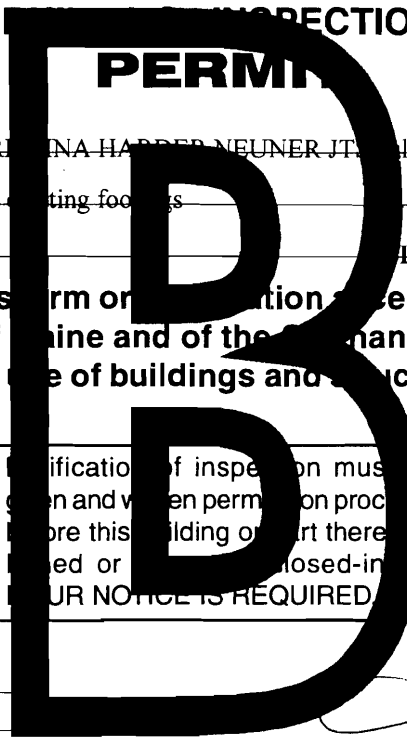


DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK CITY OF PORTLAND

Please Read Application And Notes, If Any, Attached



Permit Number: 080498
PERMIT ISSUED
MAY 13 2008
CITY OF PORTLAND

This is to certify that NEUNER PAUL J & CHRISTINA HANDED NEUNER JT does

has permission to Replace existing porch use existing footings

AT 139 PITT ST L 081 B010001

provided that the person or persons whom or whom this permit shall comply with all of the provisions of the Statutes of Maine and of the ordinances of the City of Portland regulating the construction, maintenance and use of buildings and structures, and of the application on file in this department.

Apply to Public Works for street line and grade if nature of work requires such information.

Notification of inspection must be given and when permission is procured before this building or part thereof is occupied or closed-in. 4
YOUR NOTICE IS REQUIRED

A certificate of occupancy must be procured by owner before this building or part thereof is occupied.

OTHER REQUIRED APPROVALS

Fire Dept. _____
Health Dept. _____
Appeal Board _____
Other _____
Department Name

[Signature]
5/13/08
Director - Building & Inspection Services

PENALTY FOR REMOVING THIS CARD

City of Portland, Maine - Building or Use Permit Application

389 Congress Street, 04101 Tel: (207) 874-8703, Fax: (207) 874-8716

| | | |
|-----------------------|-------------|---------------------|
| Permit No: 08-0498 | Issue Date: | CBL: 081 B010001 |
|-----------------------|-------------|---------------------|

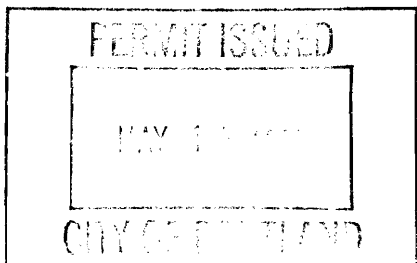
| | | | |
|--|--|---|----------------------|
| Location of Construction: 139 PITT ST | Owner Name: NEUNER PAUL J & CHRISTINA | Owner Address: 139 PITT ST | Phone: |
| Business Name: | Contractor Name: Jules Dostie Builder | Contractor Address: 56 Dostie Drive Mechanic Falls | Phone: 2075765663 |
| Lessee/Buyer's Name | Phone: | Permit Type: Alterations - Dwellings | Zone: R-3 |

| | | | | |
|---------------------------------|--|---|---|--------------------|
| Past Use: Single Family Home | Proposed Use: Single Family Home - Replace existing porch use existing footings | Permit Fee: \$180.00 | Cost of Work: \$16,000.00 | CEO District: 2 |
| | | FIRE DEPT: <input type="checkbox"/> Approved <input checked="" type="checkbox"/> Denied <i>N/A</i> | INSPECTION: Use Group: <i>R-3</i> Type: <i>SB</i> <i>IRC 2003</i> | |

| | | |
|--|----------------------------------|----------------------------------|
| Proposed Project Description: Replace existing porch use existing footings | Signature: <i>[Signature]</i> | Signature: <i>[Signature]</i> |
| PEDESTRIAN ACTIVITIES DISTRICT (P.A.D.) | | |
| Action: <input type="checkbox"/> Approved <input type="checkbox"/> Approved w/Conditions <input type="checkbox"/> Denied | | |
| Signature: | | Date: |

| | | |
|-----------------------------|---------------------------------|------------------------|
| Permit Taken By: ldobson | Date Applied For: 05/12/2008 | Zoning Approval |
|-----------------------------|---------------------------------|------------------------|

- This permit application does not preclude the Applicant(s) from meeting applicable State and Federal Rules.
- Building permits do not include plumbing, septic or electrical work.
- Building permits are void if work is not started within six (6) months of the date of issuance. False information may invalidate a building permit and stop all work..



| | | |
|--|---|---|
| Special Zone or Reviews <input type="checkbox"/> Shoreland <input type="checkbox"/> Wetland <input type="checkbox"/> Flood Zone <input type="checkbox"/> Subdivision <input type="checkbox"/> Site Plan Maj <input type="checkbox"/> Minor <input type="checkbox"/> MM <input type="checkbox"/> Date: <i>5/13/08</i> | Zoning Appeal <input type="checkbox"/> Variance <input type="checkbox"/> Miscellaneous <input type="checkbox"/> Conditional Use <input type="checkbox"/> Interpretation <input type="checkbox"/> Approved <input type="checkbox"/> Denied Date: | Historic Preservation <input checked="" type="checkbox"/> Not in District or Landmark <input type="checkbox"/> Does Not Require Review <input type="checkbox"/> Requires Review <input type="checkbox"/> Approved <input type="checkbox"/> Approved w/Conditions <input type="checkbox"/> Denied Date: <i>5/13/08</i> |
|--|---|---|

CERTIFICATION

I hereby certify that I am the owner of record of the named property, or that the proposed work is authorized by the owner of record and that I have been authorized by the owner to make this application as his authorized agent and I agree to conform to all applicable laws of this jurisdiction. In addition, if a permit for work described in the application is issued, I certify that the code official's authorized representative shall have the authority to enter all areas covered by such permit at any reasonable hour to enforce the provision of the code(s) applicable to such permit.

| | | | |
|---|---------|------|-------|
| SIGNATURE OF APPLICANT | ADDRESS | DATE | PHONE |
| RESPONSIBLE PERSON IN CHARGE OF WORK, TITLE | | DATE | PHONE |

BUILDING PERMIT INSPECTION PROCEDURES

Please call 874-8703 or 874-8693 (ONLY)

to schedule your inspections as agreed upon

Permits expire in 6 months, if the project is not started or ceases for 6 months.

The Owner or their designee is required to notify the inspections office for the following inspections and provide adequate notice. Notice must be called in 48-72 hours in advance in order to schedule an inspection:

By initializing at each inspection time, you are agreeing that you understand the inspection procedure and additional fees from a "Stop Work Order" and "Stop Work Order Release" will be incurred if the procedure is not followed as stated below.

A Pre-construction Meeting will take place upon receipt of your building permit.

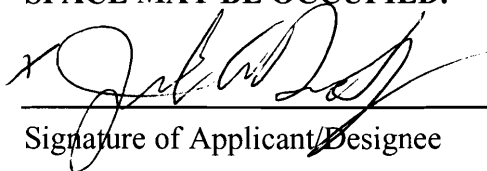
Framing/Rough Plumbing/Electrical: Prior to Any Insulating or drywalling

Final inspection required at completion of work.

Certificate of Occupancy is not required for certain projects. Your inspector can advise you if your project requires a Certificate of Occupancy. All projects DO require a final inspection.

If any of the inspections do not occur, the project cannot go on to the next phase, REGARDLESS OF THE NOTICE OR CIRCUMSTANCES.

CERIFICATE OF OCCUPANICES MUST BE ISSUED AND PAID FOR, BEFORE THE SPACE MAY BE OCCUPIED.



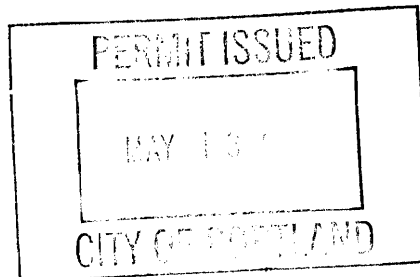
Signature of Applicant/Designee



Date

Signature of Inspections Official

Date



City of Portland, Maine - Building or Use Permit

389 Congress Street, 04101 Tel: (207) 874-8703, Fax: (207) 874-8716

| | | |
|------------------------------|--|----------------------------|
| Permit No: 08-0498 | Date Applied For: 05/12/2008 | CBL: 081 B010001 |
|------------------------------|--|----------------------------|

| | | | |
|---|---|--|--------------------------------|
| Location of Construction: 139 PITT ST | Owner Name: NEUNER PAUL J & CHRISTINA | Owner Address: 139 PITT ST | Phone: |
| Business Name: | Contractor Name: Jules Dostie Builder | Contractor Address: 56 Dostie Drive Mechanic Falls | Phone (207) 576-5663 |
| Lessee/Buyer's Name | Phone: | Permit Type: Alterations - Dwellings | |

| | |
|---|--|
| Proposed Use: Single Family Home - Replace existing porch use existing footings | Proposed Project Description: Replace existing porch use existing footings |
|---|--|

| | | | |
|--|---|-------------------------------|---|
| Dept: Zoning | Status: Approved | Reviewer: Tammy Munson | Approval Date: 05/13/2008 |
| Note: | | | Ok to Issue: <input checked="" type="checkbox"/> |
| Dept: Building | Status: Approved with Conditions | Reviewer: Tammy Munson | Approval Date: 05/13/2008 |
| Note: | | | Ok to Issue: <input checked="" type="checkbox"/> |
| 1) Permit approved based on the plans submitted and reviewed w/owner/contractor, with additional information as agreed on and as noted on plans. | | | |



Permitting By Appointment

As part of Portland's city-wide effort to improve customer service and help streamline doing business within the City, the Inspections Division has developed a new permitting system for qualified properties and for specific construction projects. Under this new program, you may be eligible to receive a building permit on the day you have a scheduled appointment with Inspection staff.

This permitting program applies only to existing one and two family homes not located within a historic district or shore land zone.

Eligible Projects

Please submit a complete application with the required plans

- Interior renovations, gut rehabs including structural changes
- Attached and detached garages
- Additions, decks, sheds, pools, dormers (two family addition must be less than 500 s.f.)
- Rebuild of any exterior structure listed above

Inspections are still required per City Code of Ordinance.

In order to be sure the City fully understands the full scope of the project, the Planning and Development Department may request additional information prior to the issuance of a permit. For further information visit us on-line at www.portlandmaine.gov, stop by the Building Inspections office, room 315 City Hall or call 874-8703.

I hereby certify that this project meets the above criteria and that the work performed will not go beyond these parameters.

| | |
|---|---------------|
| Signature of applicant:  | Date: 5/12/08 |
|---|---------------|

This is not a permit; you may not commence ANY work until the permit is issued.



General Building Permit Application

If you or the property owner owes real estate or personal property taxes or user charges on any property within the City, payment arrangements must be made before permits of any kind are accepted.

| | | |
|--|--|--|
| Location/Address of Construction: <u>139 Pitt St.</u> | | |
| Total Square Footage of Proposed Structure/Area <u>315</u> | | Square Footage of Lot <u>1/2 acre</u> |
| Tax Assessor's Chart, Block & Lot Chart# <u>81</u> Block# <u>B</u> Lot# <u>10</u> | Applicant * <u>must be owner, Lessee or Buyer</u> * Name <u>Neuner (Paul & Christina)</u> Address <u>139 Pitt St.</u> City, State & Zip <u>Portland, ME 04103</u> | Telephone: <u>871-1025</u> |
| Lessee/DBA (If Applicable) | Owner (if different from Applicant) Name Address <u>same</u> City, State & Zip | Cost Of Work: \$ <u>16,000</u> C of O Fee: \$ _____ Total Fee: \$ <u>180</u> |
| Current legal use (i.e. single family) <u>single family</u> If vacant, what was the previous use? <u>N/A</u> Proposed Specific use: <u>replace existing porch</u> Is property part of a subdivision? <u>no</u> If yes, please name _____ Project description: <u>Replace existing porch to code</u> | | |
| Contractor's name: <u>Jules Dostie Builder</u> Address: <u>56 Dostie Drive</u> Cell <u>576-5663</u> City, State & Zip <u>Mechanic Falls ME 04256</u> Telephone: <u>346-6623</u> Who should we contact when the permit is ready: <u>Christina Neuner</u> Telephone: <u>871-1025</u> Mailing address: <u>139 Pitt St Portland ME 04103</u> | | |

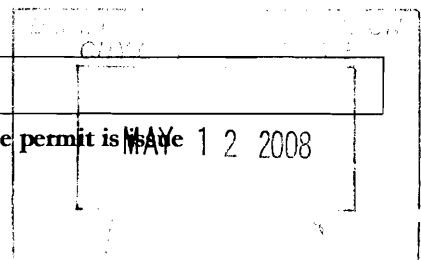
Please submit all of the information outlined on the applicable Checklist. Failure to do so will result in the automatic denial of your permit.

In order to be sure the City fully understands the full scope of the project, the Planning and Development Department may request additional information prior to the issuance of a permit. For further information or to download copies of this form and other applications visit the Inspections Division on-line at www.portlandmaine.gov, or stop by the Inspections Division office, room 315 City Hall or call 874-8703.

I hereby certify that I am the Owner of record of the named property, or that the owner of record authorizes the proposed work and that I have been authorized by the owner to make this application as his/her authorized agent. I agree to conform to all applicable laws of this jurisdiction. In addition, if a permit for work described in this application is issued, I certify that the Code Official's authorized representative shall have the authority to enter all areas covered by this permit at any reasonable hour to enforce the provisions of the codes applicable to this permit.

Signature: Christina Neuner Date: 5/12/08

This is not a permit; you may not commence ANY work until the permit is **MAY 12 2008**





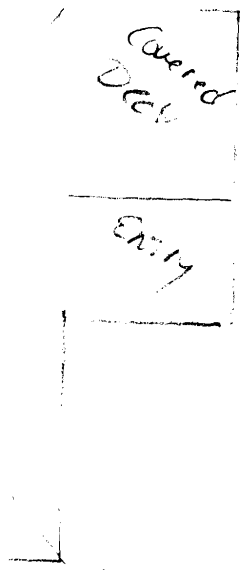
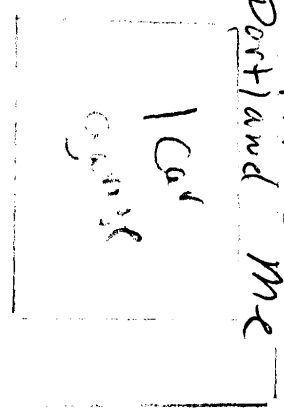
Plot Plan

Brighton Ave

135' +/-

163 +/-

Paul + Christina Newer
139 Pitt St
Portland Me

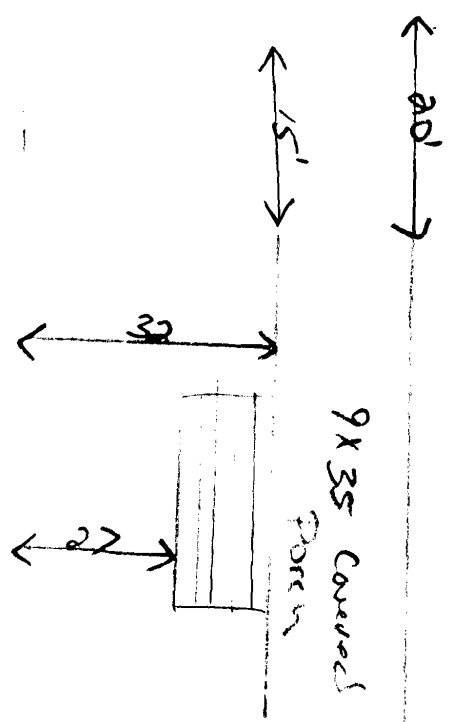


112 +/-

Drive way

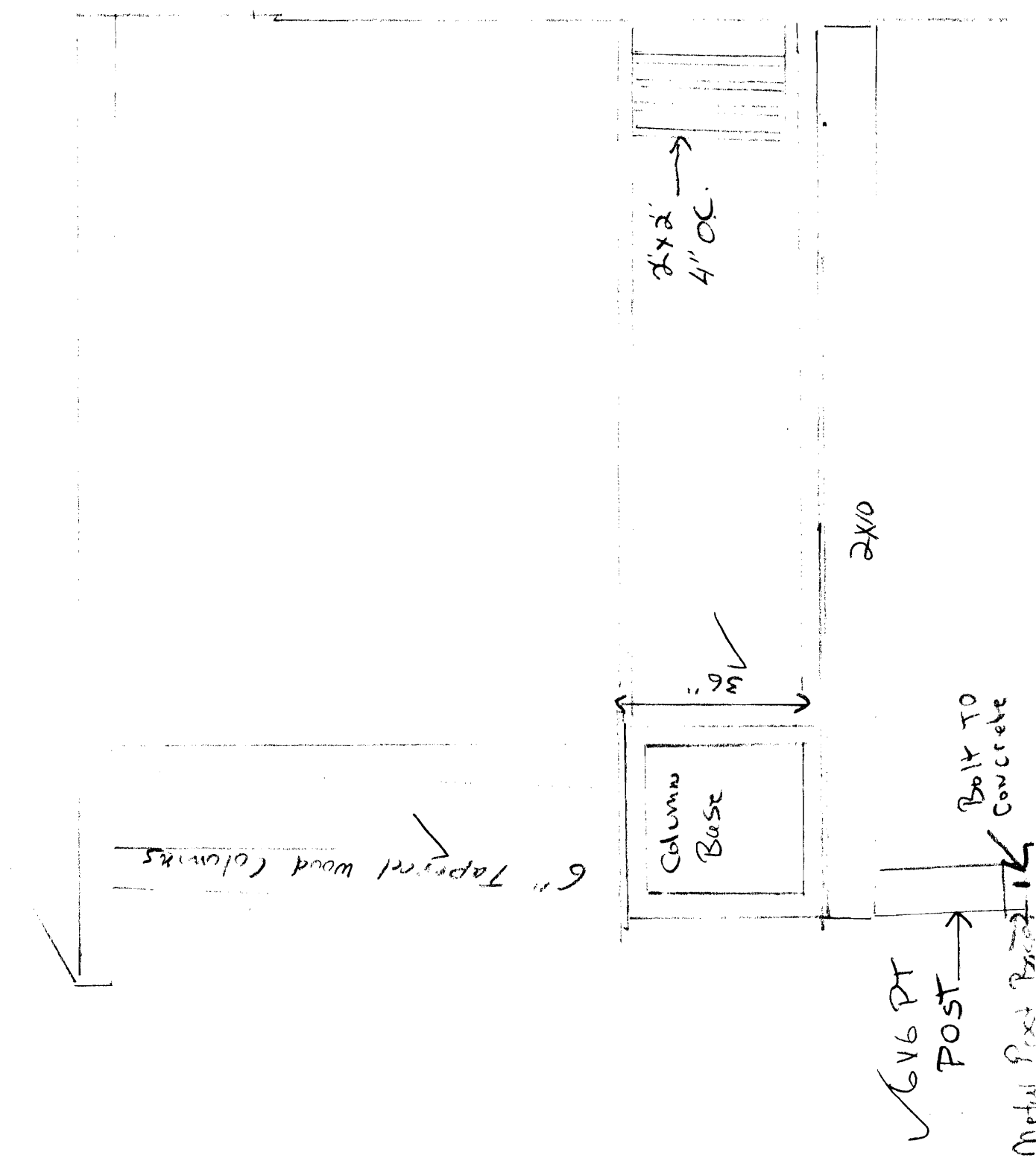
Deck to
Be Replaced

9x35 covered
porch



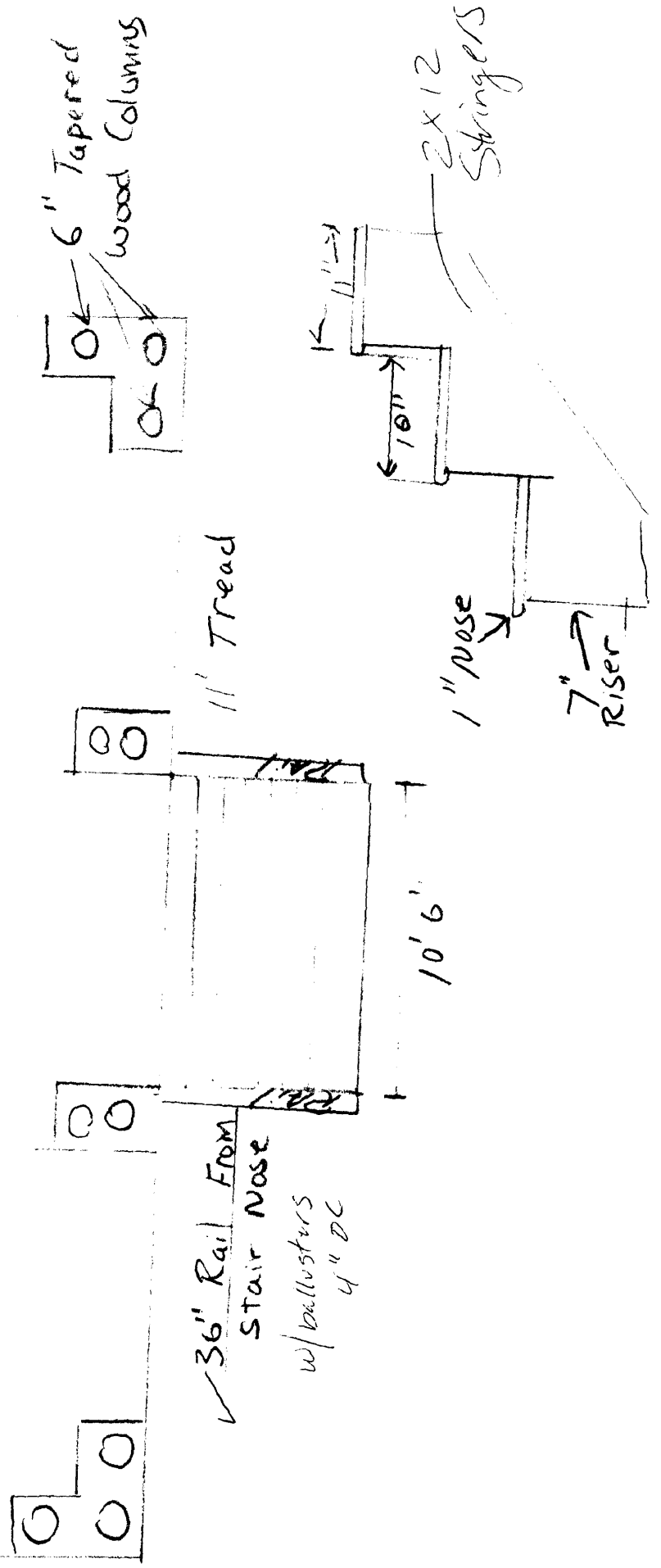
100' +/-
Pitt St.

Cross Section



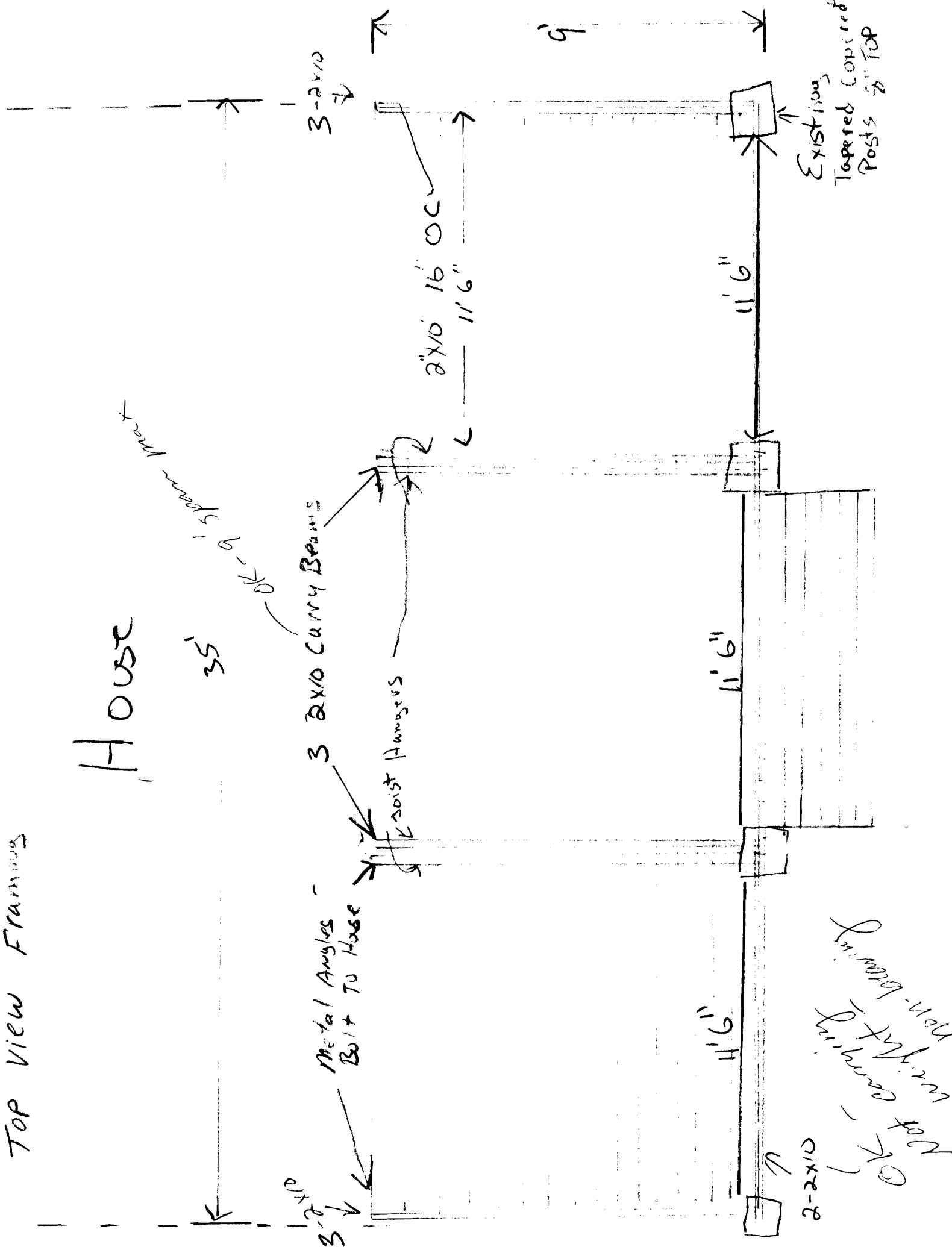
Stair Detail

1X3 Fir T+G Decking



Top View Framing

House



35'

3-2x10

Metal Angles Bolt to House

3 2x10 Carry Beams

Exist Hangers

OK-9 1/2 span post

2x10 16'00"

11'6"

11'6"

11'6"

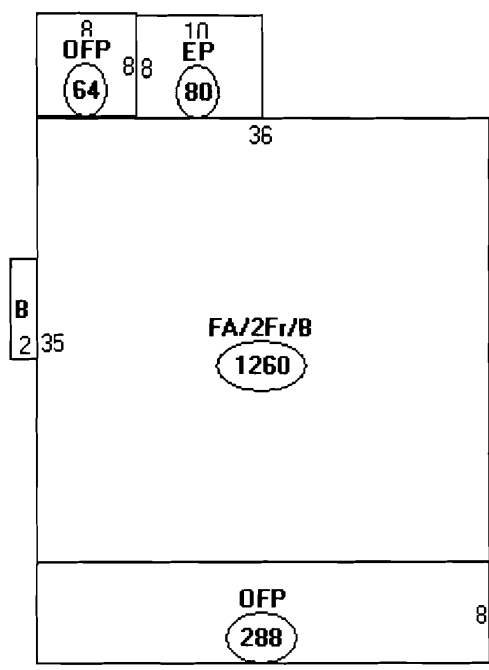
11'6"

2-2x10

Not carrying weight - beam in post-beam in

Existing Tapered Covered Posts 2" TOP

9'



Descriptor/Area

- A: FA/2Fr/B
1260 sqft
- B: 2FBAY/B
16 sqft
- C: OFP
64 sqft
- D: EP
80 sqft
- E: OFP
288 sqft

This page contains a detailed description of the Parcel ID you selected. Press the **New Search** button at the bottom of the screen to submit a new query.

Current Owner Information

| | |
|----------------------|---|
| Card Number | 1 of 1 |
| Parcel ID | 081 B010001 |
| Location | 139 PITT ST |
| Land Use | SINGLE FAMILY |
| | |
| Owner Address | NEUNER PAUL J & CHRISTINA HARDER NEUNER JTS 139 PITT ST PORTLAND ME 04103 |
| | |
| Book/Page | 24001/264 |
| Legal | 81-B-10 PITT ST 139 BRIGHTON AVE 16393 SF |

Current Assessed Valuation

| | | |
|-------------|-----------------|--------------|
| Land | Building | Total |
| \$97,300 | \$284,600 | \$381,900 |

Property Information

| | | | | | | |
|---------------------------|---------------------------|--------------------------|-------------------------|-----------------------------|-------------------------|--|
| Year Built 1920 | Style Old Style | Story Height 2 | Sq. Ft. 2867 | Total Acres 0.376 | | |
| Bedrooms 5 | Full Baths 2 | Half Baths 1 | Total Rooms 9 | Attic Part Finsh | Basement Full | |

Outbuildings

| | | | | | |
|-----------------------------|----------------------|---------------------------|----------------------|-------------------|-----------------------|
| Type GARAGE-WD/CB | Quantity 1 | Year Built 1920 | Size 20X20 | Grade C | Condition F |
|-----------------------------|----------------------|---------------------------|----------------------|-------------------|-----------------------|

Sales Information

| | | | |
|---------------------------|------------------------------|---------------------------|-------------------------------|
| Date 05/25/2006 | Type LAND + BLDING | Price \$440,000 | Book/Page 24001-264 |
|---------------------------|------------------------------|---------------------------|-------------------------------|

Picture and Sketch

[Picture](#) [Sketch](#) [Tax Map](#)

[Click here to view Tax Roll Information.](#)

Any information concerning tax payments should be directed to the Treasury office at 874-8490 or e-mailed.

New Search!