

# DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK CITY OF PORTLAND

Please Read Application And Notes, If Any, Attached

BUILDING INSPECTION

PERMIT ISSUED

# PERMIT

Permit Number: 031477  
DEC 04 2003

This is to certify that Hubner Joseph J &/Christian wane  
has permission to Build a 24'x24' one story garage w/10'x6' attached mudroom  
AT 74 Dole Dr 352 A021001

CITY OF PORTLAND

provided that the person or persons, firm or corporation accepting 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 work on permit must be completed before this building or part thereof is occupied or enclosed-in. **HEAVY 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

*Janice Bonk* 12/4/03  
Director - Building & Inspection Services

**PENALTY FOR REMOVING THIS CARD**

# PERMIT ISSUED

## City of Portland, Maine - Building or Use Permit Application

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

Permit No: 03-1477	Issue Date: <b>DEC 04 2003</b>	CBL: 352 A021001
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Location of Construction: 74 Dole Dr	Owner Name: Hubner Joseph J &	Owner Address: 74 Dole Dr <b>CITY OF PORTLAND</b>	Phone: 878-8139
Business Name:	Contractor Name: Christian, Dwane	Contractor Address: 10 A Thompson's Point Box 29 Portlan	Phone: 2078719070
Lessee/Buyer's Name:	Phone:	Permit Type: Garages - Attached	Zone: <b>R2</b>

Past Use: Single Family	Proposed Use: Single Family w/attached garage/mudroom	Permit Fee: \$273.00	Cost of Work: \$28,000.00	CEO District: 5	14,338
		FIRE DEPT: <input type="checkbox"/> Approved <input type="checkbox"/> Denied		INSPECTION: Use Group: <b>R3</b> Type: <b>5B</b> <b>BOLA 1999</b>	

Proposed Project Description: Build a 24'x24' one story garage w/10'x6'x9' attached mudroom	Signature: <b>JMB 12/4/03</b> PEDESTRIAN ACTIVITIES DISTRICT (P.A.D.) Action: <input type="checkbox"/> Approved <input type="checkbox"/> Approved w/Conditions <input type="checkbox"/> Denied Signature: _____ Date: _____
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Permit Taken By: jmb	Date Applied For: 12/04/2003	<b>Zoning Approval</b>
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<ol style="list-style-type: none"> <li>This permit application does not preclude the Applicant(s) from meeting applicable State and Federal Rules.</li> <li>Building permits do not include plumbing, septic or electrical work.</li> <li>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..</li> </ol>	<b>Special Zone or Reviews</b> <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: <b>JMB 12/4/03</b>	<b>Zoning Appeal</b> <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: _____	<b>Historic Preservation</b> <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: <b>JMB</b>
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### 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

**City of Portland, Maine - Building or Use Permit**

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

<b>Permit No:</b> 03-1477	<b>Date Applied For:</b> 12/04/2003	<b>CBL:</b> 352 A021001
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<b>Location of Construction:</b> 74 Dole Dr	<b>Owner Name:</b> Hubner Joseph J &	<b>Owner Address:</b> 74 Dole Dr	<b>Phone:</b> ( ) 878-8139
<b>Business Name:</b>	<b>Contractor Name:</b> Christian, Dwane	<b>Contractor Address:</b> 10 A Thompson's Point Box 29 Portlan	<b>Phone:</b> (207) 871-9070
<b>Lessee/Buyer's Name</b>	<b>Phone:</b>	<b>Permit Type:</b> Garages - Attached	

<b>Proposed Use:</b> Single Family w/attached garage/mudroom	<b>Proposed Project Description:</b> Build a 24'x24' one story garage w/10'x6'x9' attached mudroom
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**Dept:** Zoning      **Status:** Approved with Conditions      **Reviewer:** Jeanine Bourke      **Approval Date:** 12/04/2003**Note:**      **Ok to Issue:** 

- 1) This structure is situated very close to the required 12' side setback. The line should be strung at the footing inspection and there may have to be a surveyors statement of conformance to city code for the wall placement.
- 2) This property shall remain a single family dwelling. Any change of use shall require a separate permit application for review and approval.

**Dept:** Building      **Status:** Approved      **Reviewer:** Jeanine Bourke      **Approval Date:** 12/04/2003**Note:**      **Ok to Issue:** 

- 1) Separate permits are required for any electrical or plumbing work.
- 2) Application approval based upon information provided by applicant. Any deviation from approved plans requires separate review and approval prior to work.

# All Purpose 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>74 Dole DR PORTLAND ME 04103</u>		
Total Square Footage of Proposed Structure <u>651 SQ FT.</u>	Square Footage of Lot <u>14,338</u>	
Tax Assessor's Chart, Block & Lot Chart# <u>352</u> Block# <u>A</u> Lot# <u>21</u>	Owner: <u>Joseph &amp; Karen Hubner</u>	Telephone: <u>207 878-8139</u>
Lessee/Buyer's Name (If Applicable) <u>Same</u>	Applicant name, address & telephone: <u>74 Dole Drive PORTLAND ME</u>	Cost Of Work: \$ <u>28,000</u> Fee: \$ <u>213.00</u>
Current use: <u>Single Family House</u>		
If the location is currently vacant, what was prior use: <u>No No</u>		
Approximately how long has it been vacant: <u>      </u>		
Proposed use: <u>Attached Garage 24' x 24' 2 car</u>		
Project description: <u>6x9x</u>		
Contractor's name, address & telephone: <u>DWANE CHRISTINE 10R Thompson Point 04102</u>		
Who should we contact when the permit is ready: <u>Karen Joseph Hubner</u>		
Mailing address: <u>      </u>		
We will contact you by phone when the permit is ready. You must come in and pick up the permit and review the requirements before starting any work, with a Plan Reviewer. A stop work order will be issued and a \$100.00 fee if any work starts before the permit is picked up. PHONE: <u>(207) 8788139</u>		

**IF THE REQUIRED INFORMATION IS NOT INCLUDED IN THE SUBMISSIONS THE PERMIT WILL BE AUTOMATICALLY DENIED AT THE DISCRETION OF THE BUILDING/PLANNING DEPARTMENT, WE MAY REQUIRE ADDITIONAL INFORMATION IN ORDER TO APPROVE THIS PERMIT.**

*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 of applicant: <u>Joseph J. Hubner</u>	Date: <u>12/1/03</u>
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**This is NOT a permit, you may not commence ANY work until the permit is issued. If you are in a Historic District you may be subject to additional permitting and fees with the Planning Department on the 4<sup>th</sup> floor of City Hall**

# BUILDING PERMIT INSPECTION PROCEDURES

Please call 874-8703 or 874-8693 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.

JB Pre-construction Meeting: Must be scheduled with your inspection team upon receipt of this permit. Jay Reynolds, Development Review Coordinator at ~~874-8692~~ must also be contacted at this time, before any site work begins on any project other than single family additions or alterations.

- Footing/Building Location Inspection: Prior to pouring concrete
- Wall Forms  
~~Re-Bar Schedule Inspection:~~ Prior to pouring concrete
- NA Foundation Inspection: Prior to placing ANY backfill
- Framing/Rough Plumbing/Electrical: Prior to any insulating or drywalling
- Final Certificate of Occupancy: Prior to any occupancy of the structure or use. NOTE: ~~There is a \$75.00 fee per inspection at this point.~~

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.

NA CERTIFICATE OF OCCUPANCIES MUST BE ISSUED AND PAID FOR, BEFORE THE SPACE MAY BE OCCUPIED

Karen [Signature] 12-4-03  
Signature of applicant/designee Date  
Kame Bernka 12/4/03  
Signature of Inspections Official Date

CBL: 352-A-21 Building Permit #: 03-1477

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.

R2

**Current Owner Information**

**Card Number** 1 of 1  
**Parcel ID** 352 A021001  
**Location** 74 DOLE DR  
**Land Use** SINGLE FAMILY

**Owner Address** HUBNER JOSEPH J & KAREN G JTS  
 74 DOLE DR  
 PORTLAND ME 04103

**Book/Page** 11477/310  
**Legal** 352-A-21  
 DOLE DR 74  
 14336 SF

#1477

**Valuation Information**

<b>Land</b>	<b>Building</b>	<b>Total</b>
\$37,070	\$79,380	\$116,450

**Property Information**

<b>Year Built</b> 1973	<b>Style</b> Ranch	<b>Story Height</b> 1	<b>Sq. Ft.</b> 1200	<b>Total Acres</b> 0.329	
<b>Bedrooms</b> 5	<b>Full Baths</b> 2	<b>Half Baths</b>	<b>Total Rooms</b> 8	<b>Attic</b> None	<b>Basement</b> Full

**Outbuildings**

<b>Type</b> SHED-FRAME	<b>Quantity</b> 1	<b>Year Built</b> 1980	<b>Size</b> 8X8	<b>Grade</b> D	<b>Condition</b> F
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**Sales Information**

<b>Date</b> 06/06/1994	<b>Type</b> LAND + BLDING	<b>Price</b> \$94,000	<b>Book/Page</b> 11477-310
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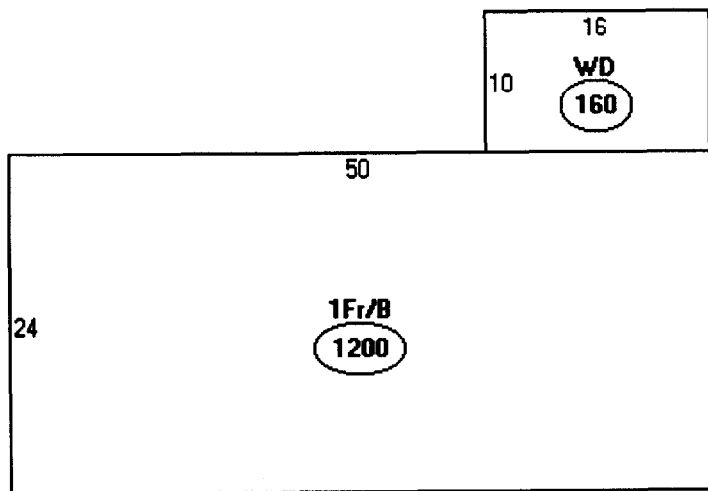
**Picture and Sketch**

Picture                      Sketch

[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.





Descriptor/Area

A: 1Fr/B  
1200 sqft

B: WD  
160 sqft

1360  
64 shed

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1,424  
576 garage  
75 mudroom

2,075

Lot = 14,338  
x 20%

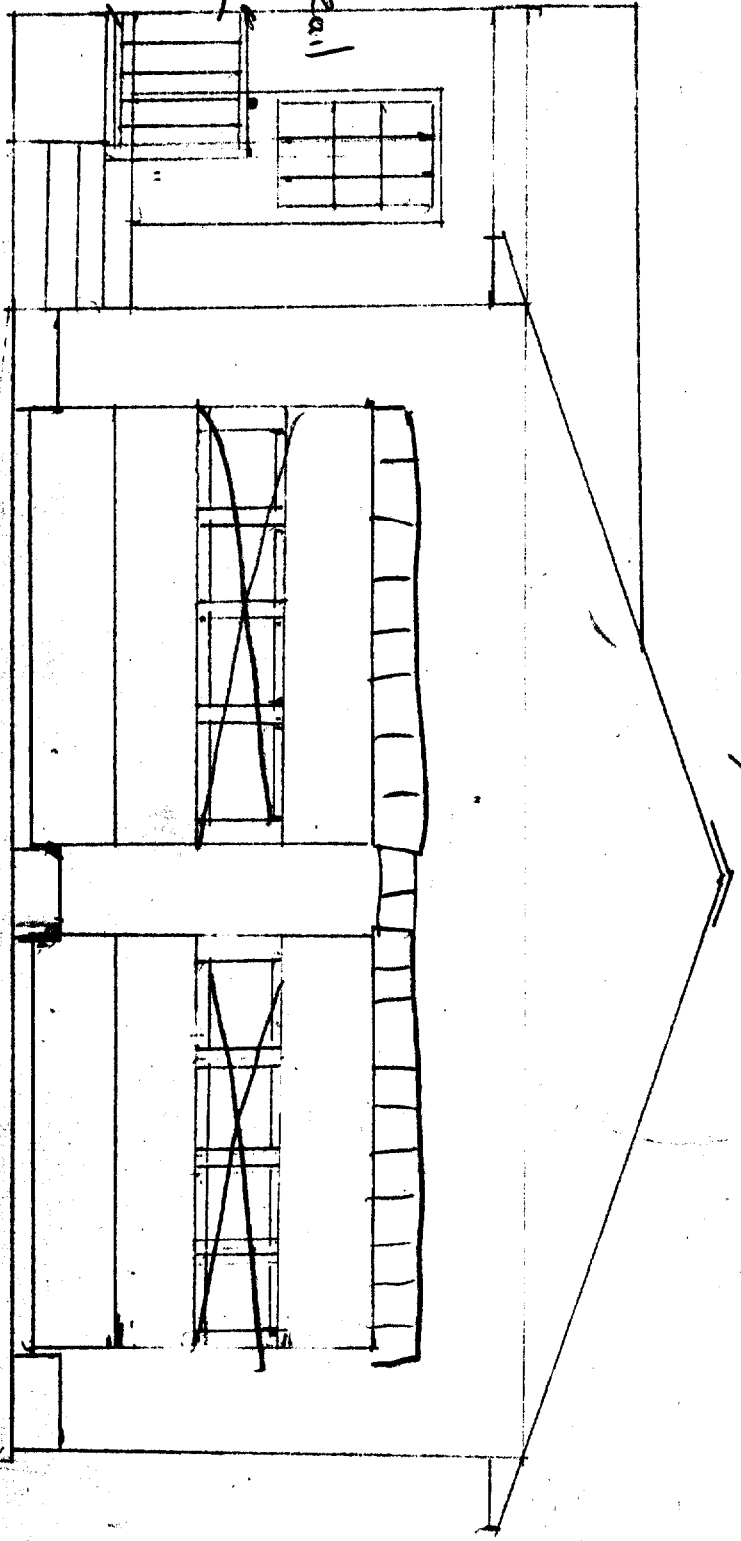
OK

2,867

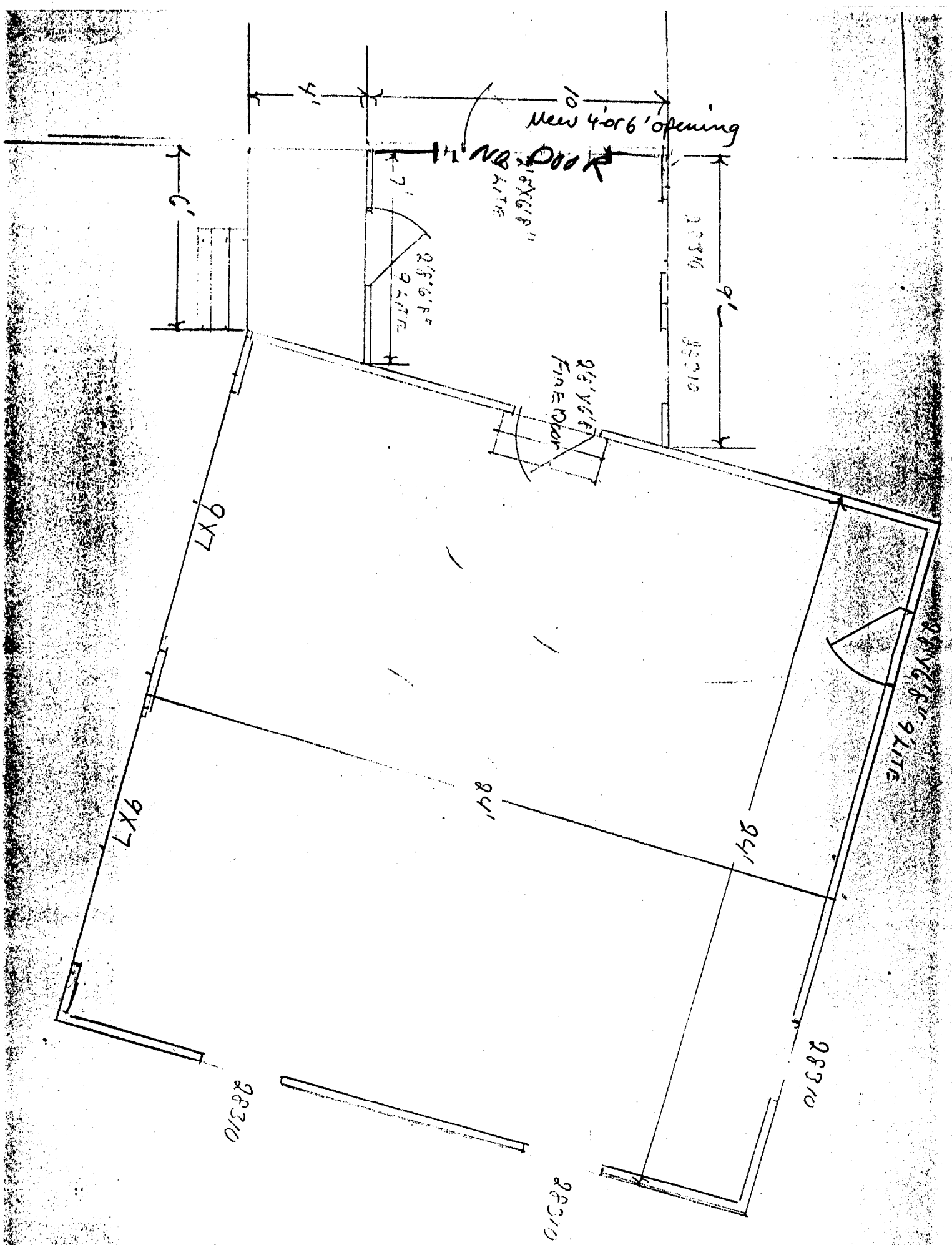


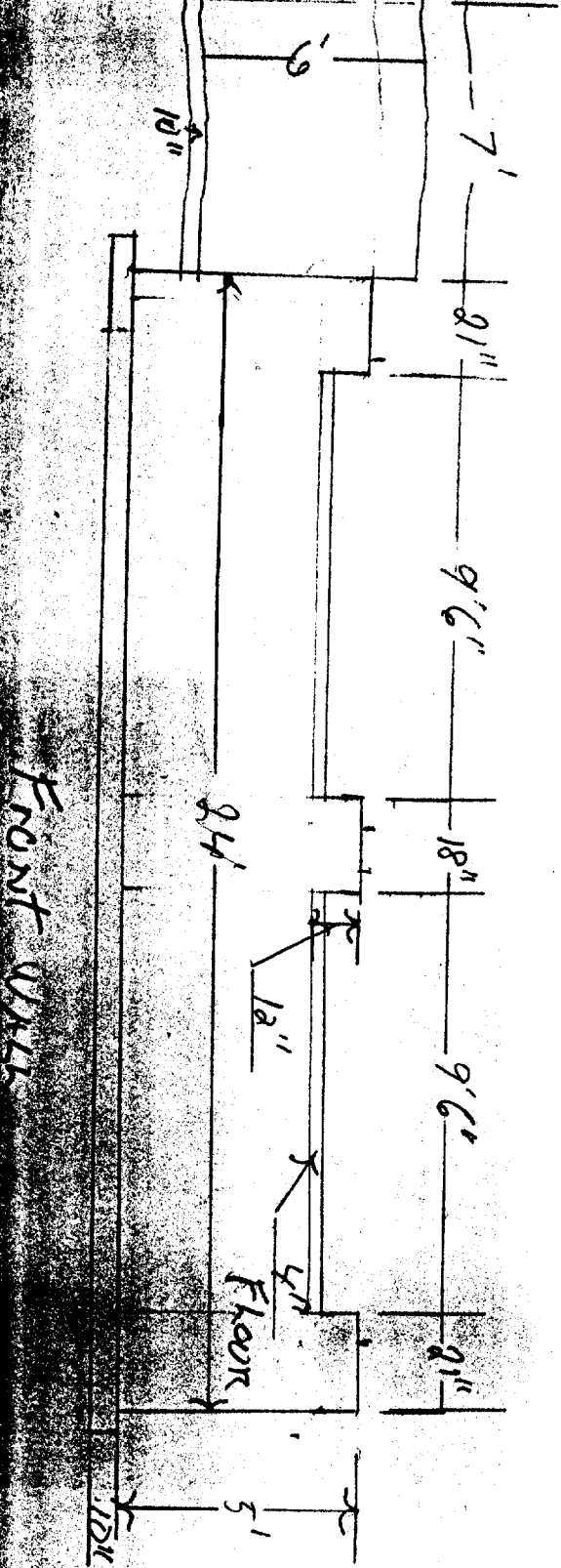
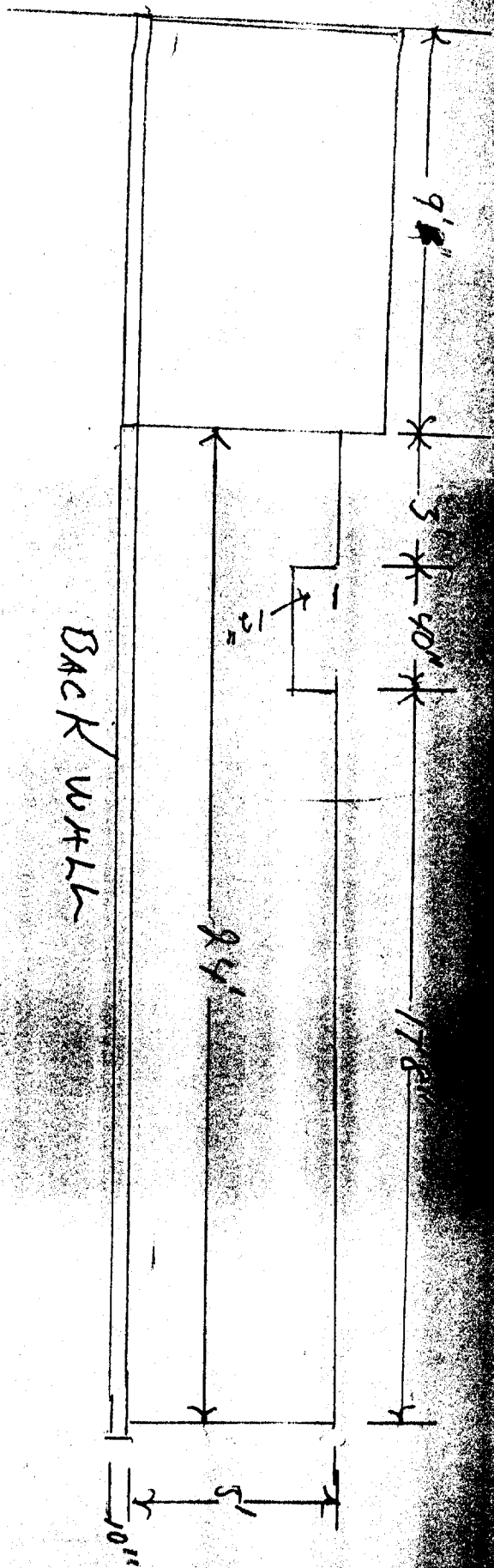


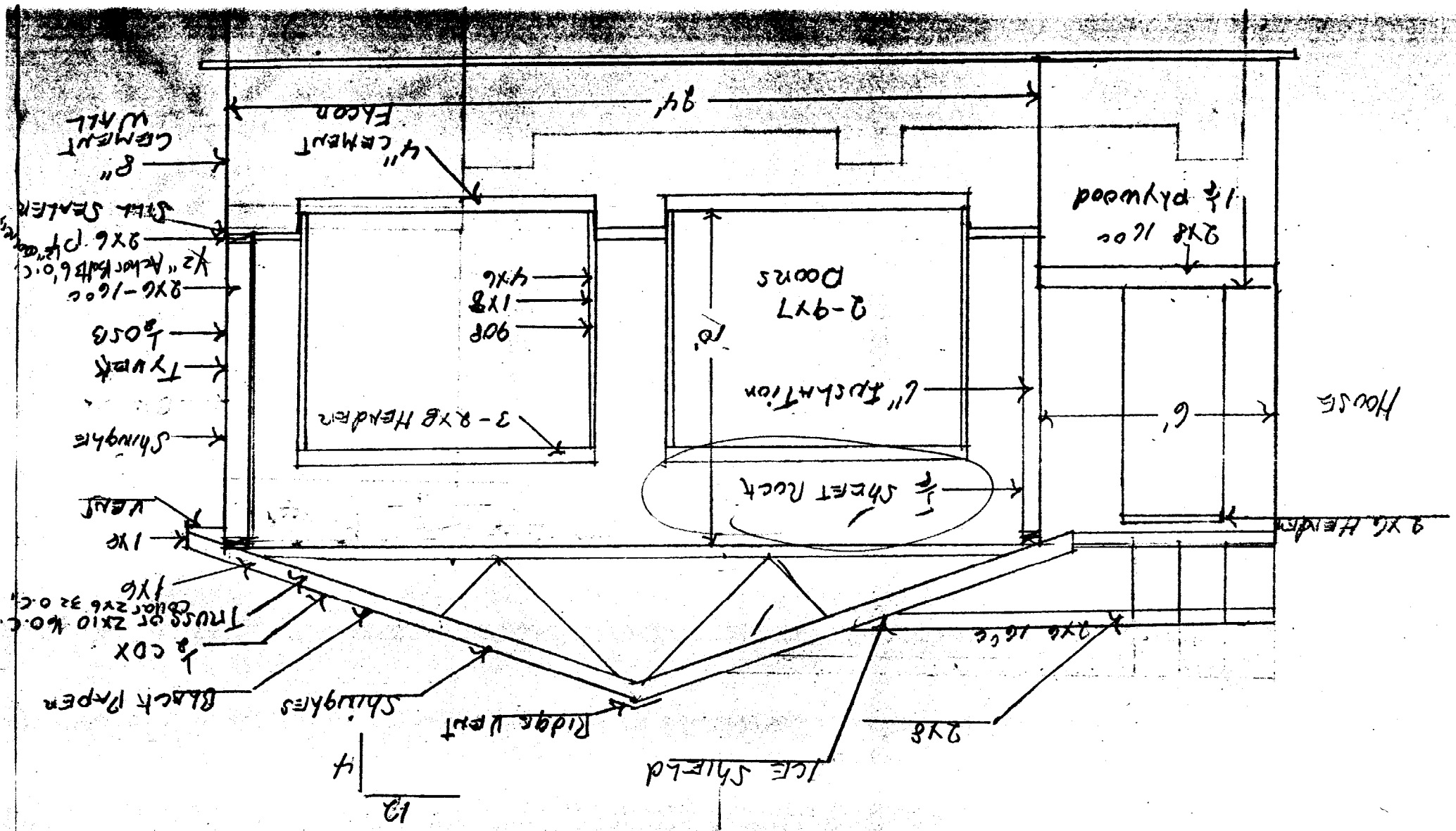
Space  
4"  
grazeable trail  
Guard  
to beam,  
36"  
Guard on  
stairs 36"

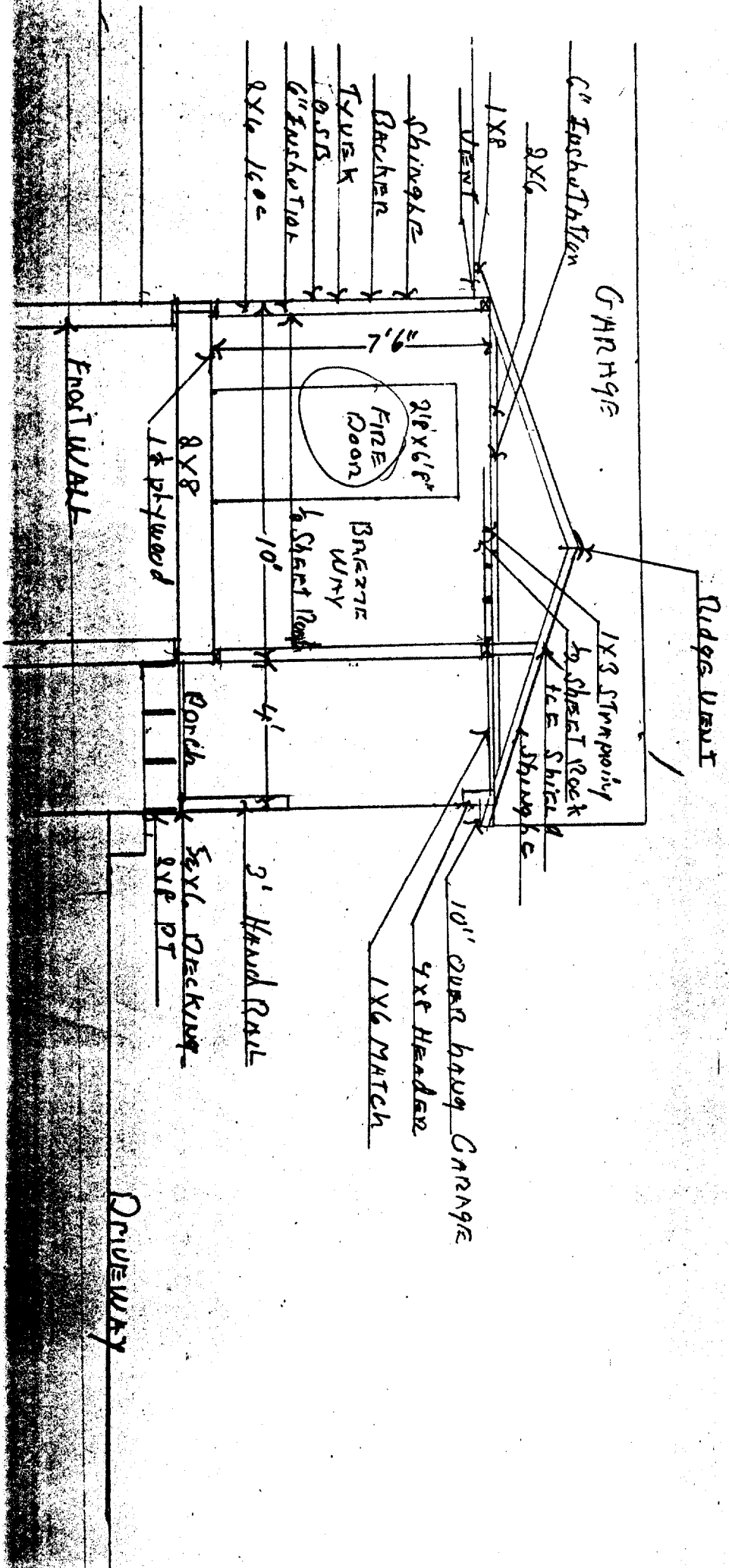


10/22/09  
10/22/09  
10/22/09









APPLICANT: JOSEPH & KAREN HUBNER

ASSESSORS MAP

DATE: 04/26/94

SCALE: 1"=40'

MAP: 352

BLOCK: A

PARCEL: 21

# MORTGAGE INSPECTION PLAN IN PORTLAND, ME

