

APPLICATION FOR BUILDING PERMIT

Town of Machias, Maine

Building Permit request for:
 New Construction () Expansion / Alteration
 Moving of Building () Reconstruction / Replacement
 Conversion to another or different use

Date application received at Town Office: 6/17/25 Fee Paid \$ 25.00
 Recipients Initials: SCF

Name of Applicant: Dana Lang
 (or Agent)
 Address of Applicant: 36 Mulholland Lane, Machias, ME 04654
 Telephone: _____

Address of Building(s): Lady Evelyn Lane Machias
 Map 7 Lot 12A

Proposed Use: (Describe briefly use of structure such as nature of business or residence, single or multi-family)
Two 18' X 48' High Tunnel Greenhouses

Indicate what other structures are located on the same lot and the uses:
House and Barn

(Refer to Town of Machias Building Permit Ordinance 01/26/1989 in answering all applicable sections below.)

1. () Yes No A waiver or variance is requested. (Attach separate sheet stating the request and reasons why you believe they should be allowed.)
2. Yes () No A copy of the applicable town tax map showing lot location is attached.
3. Yes () No The property is connected to the Machias Water Co. supply or can be connected. If the property is not, or cannot be connected to the Machias Water Co. supply, water will be provided by:
 Well () Spring () Other _____
4. () Yes () No N/A The property is connected to Town of Machias sewer system or can be connected. Attach a copy of the Sewer Entrance Permit and include the location of the connection on the site plan if the project is to be connected to the Town of Machias sewer system.
5. () Yes () No N/A A soil test has been conducted for installation of a septic system for sewage disposal. (Attach a copy of test document and diagram of the recommended septic location.)
6. Yes () No A site plan showing all items listed in section 4A(3) of Machias Building Permit Ordinance is attached. The site plan should reflect the dimensions of the lot on which construction is to be undertaken specifically to include the road frontage measurement. The plan should also include setback distances for the proposed construction from each boundary and from the public road or private access road.
7. Yes () No A copy of the deed, lease, purchase and sales agreement, or other evidence of ownership or control of the real estate is attached.
8. () Yes No Will surface water drainage adversely affect any neighboring properties?
9. () Yes No Will lighting reflect beyond lot lines or cause annoyance to neighboring properties?
10. Yes () No Lot has a minimum of at least 100 feet of frontage on a town road or deeded private way.
11. Yes () No The building lot is at least 15,000 square feet in size or larger.
12. Yes () No The building setback will be at least 35 feet from the front of the lot.
13. Yes () No Side and rear distances from the lot lines are at least 15 feet to proposed building.
14. Yes () No The proposed structure will be no more than 50 feet above ground level, including chimneys, stacks or other protrusions that are part of the structure.
15. Yes () No There will be safe vehicular entrance and exit to public or private roads that border the lot. (Indicate vehicle driveway on site plan.)
16. () Yes No Will the proposed activity involve the installation or change of use of a driveway providing access to a state highway? If so, an entrance permit from the Department of Transportation must be obtained prior to any issuance of permits and attached to this application.
17. There will be 2 off street parking spaces as shown in site plan.

18. Commercial, industrial, and residential structures are required to comply with certain federal and/or state minimum standards and regulations. By initialing the items set forth below, the applicant is acknowledging awareness of, and compliance with, any applicable federal and state regulations and has attached copies of all approved permits that may be required. Indicate below which items apply to this building permit application and certify compliance by initialing the appropriate below:

Water Supply _____	Water Pollution _____	Flood Hazard Development Permit _____
Air Pollution _____	Soil Erosion _____	Maine DOT Entrance Permit _____
Shoreland Zoning _____	Surface Drainage _____	Sewer Connection Permit _____
Sewage Pollution _____	Noise Level _____	Natural Resources Protection Act Permit _____
Other _____		

19. Estimated cost of proposed building or structure(s): \$ \$12,000

20. Name, address and telephone number of contractor or builder: Andrew Mulholland 271-7299

21. I have read and understand the Town of Machias Building Permit Ordinance and hereby make application for a permit based on the information contained above and request the Planning Board to act on this application at its next scheduled monthly meeting.

Signature of Applicant: [Signature] Andrew Mulholland on Behalf

NOTE: Although not required, it is recommended that the applicant, or a duly appointed representative attend the meeting at which the application for a Building Permit is to be considered.

For Planning Board use:
 Building Permit: () Approved () Denied By the Planning Board on (Date): _____
 Authorized Planning Board Signature: _____

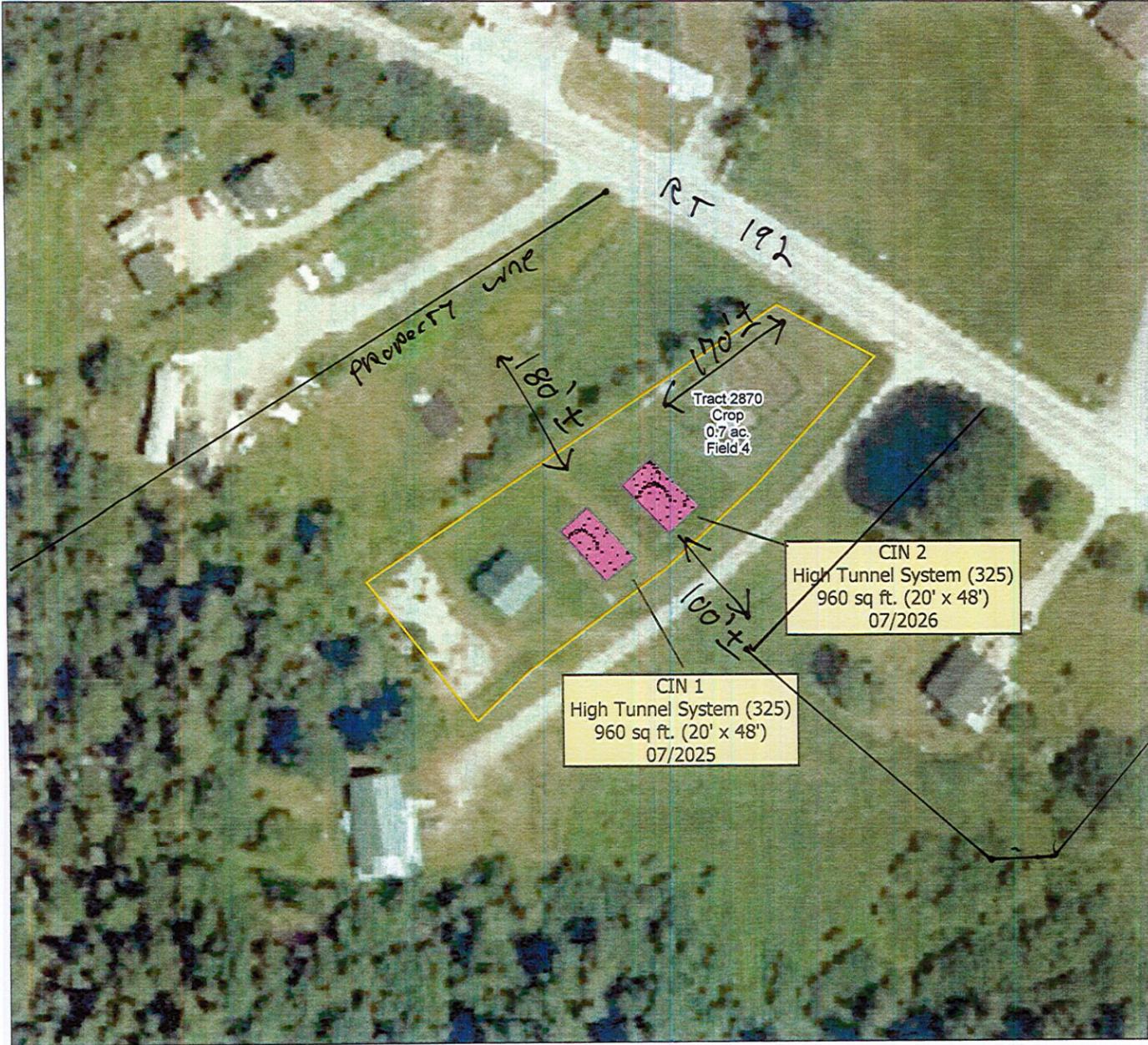
Conservation Plan Map

Date: 7/23/2024

Client(s): DANA M LANG
Washington County, Maine
Approximate Acres: 0.70

Assisted By: ALEXANDER VAN BOER
USDA-NRCS
MACHIAS SERVICE CENTER
WASHINGTON COUNTY SWCD

Land Units: Tract 2870, Fields 4



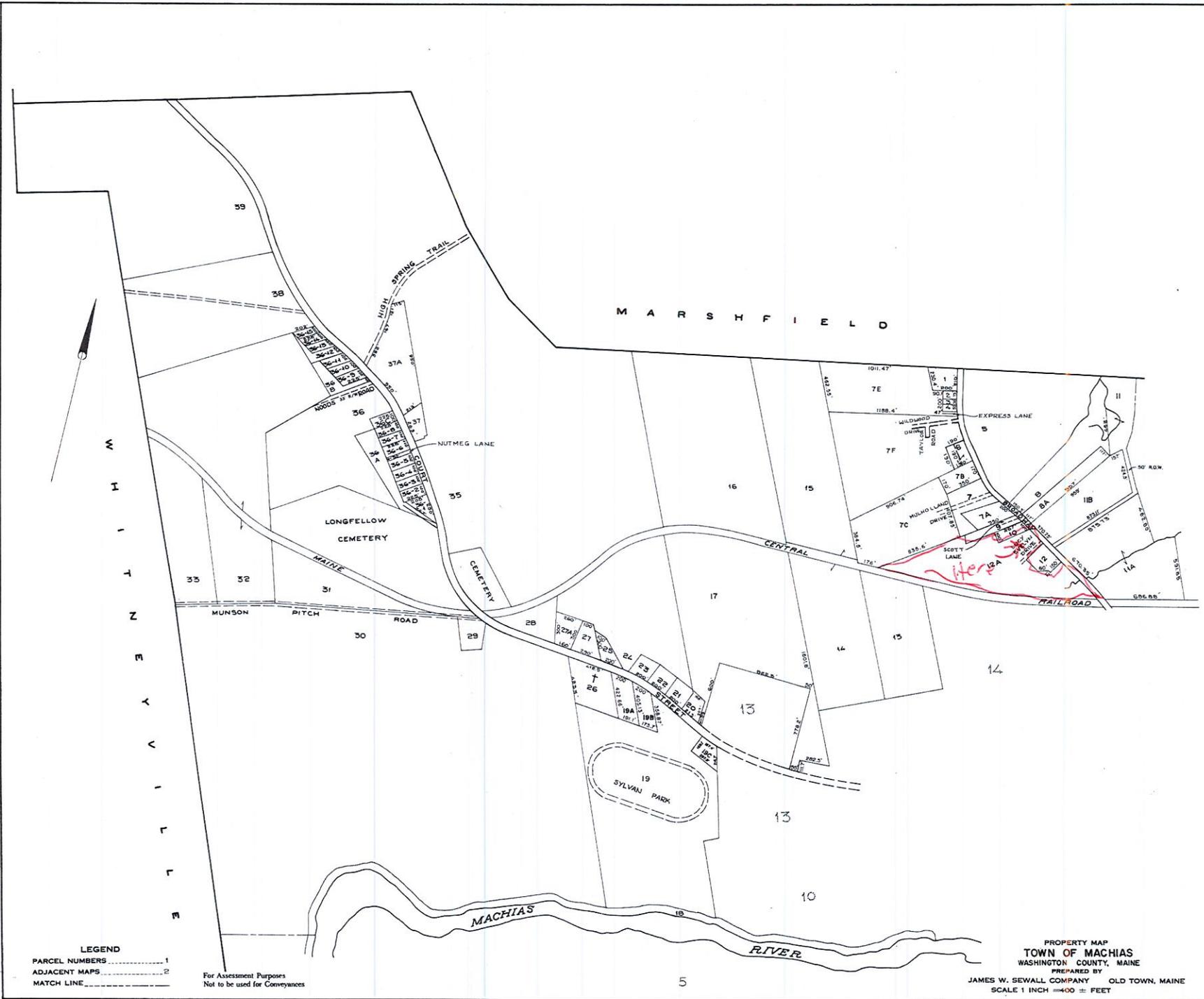
Prepared with assistance from USDA-Natural Resources Conservation Service

0 94 Feet

- Conservation Practice Polygons
- High Tunnel System (325)
 - Practice Schedule PLUs



USDA is an equal opportunity provider, employer, and lender



LEGEND
 PARCEL NUMBERS 1
 ADJACENT MAPS 2
 MATCH LINE

For Assessment Purposes
 Not to be used for Conveyances

PROPERTY MAP
TOWN OF MACHIAS
 WASHINGTON COUNTY, MAINE
 PREPARED BY
JAMES W. SEWALL COMPANY OLD TOWN, MAINE
 SCALE 1 INCH = 400 FEET

BK 4775

Pg 275

WARRANTY DEED

DLN# 1008140139665

MAINE REAL ESTATE TAX-Paid

KNOW ALL PERSONS BY THESE PRESENTS, that Lawrence B. George and Edna L. White-George, of Machias, County of Washington, State of Maine,

for consideration paid,

grant to West Falls Holdings, LLC, of Machias, County of Washington, State of Maine whose mailing address is P.O. Box 74, Machias, ME 04654,

with WARRANTY COVENANTS,

FIRST LOT: A certain lot or parcel of land together with the buildings thereon situated in Machias, County of Washington and State of Maine, on the westerly side of the road leading from Machias to Wesley, bounded and described as follows, to wit:

Commencing at an iron stake on the westerly side of said road on the north line of the right of way of the Maine Central Railroad Co. and running in a westerly direction along the line of said right of way about 112 rods to the land formerly of Johnson, now deceased; thence northerly and easterly by the wire fence on the line of said Johnson Estate about 56 rods to the corner of the pasture fence; thence southerly by the pasture fence 4 rods to a corner of said fence; thence easterly by said pasture fence to a corner of said fence and continuing in the same direction beyond said corner to a wooden post set on an iron rod set in split stone at the westerly side of the Wesley Road aforesaid; thence southerly by said road about 60 rods and 22 links to the point or place of beginning.

Excepting and reserving, however, a rectangular house lot 6 rods wide and running back from said road 10 rods, the northeast corner of said house being 6 rods and 12 links southerly by the road from the aforesaid wooden post on the iron rod set in the split stone.

Also hereby releasing any and all claim, right, title and interest which the Grantor may have in and to said above excepted house lot.

Excepting and reserving herefrom a certain lot or parcel of land conveyed by Sanford Crocker to Ira A. Davis by his Warranty Deed dated November 3, 1941 and recorded in the Washington County Registry of Deeds in Book 446, Page 374.

Also excepting herefrom the following parcel of land with buildings thereon: Commencing at an iron stake on the westerly side of the road leading from Machias to Wesley, which point is 135 feet southerly of the south line of Ira A. Davis; thence at right angles to said highway and running in a westerly direction for a distance of 210 feet, more or less, to an iron pin; thence at right angles and running in a

southerly direction a distance of 210 feet, more or less, to an iron pin; thence at right angles and running in an easterly direction for a distance of 210 feet, more or less, to an iron pin at the westerly side of the aforesaid road; thence running in a northerly direction by the westerly sideline of said road a distance of 210 feet, more or less, to point and place of beginning. Being the property described in a deed from Frank G. Joy and Joyce M. Joy to Robert P. Monteith and Sheila A. Monteith dated July 25, 1974 and recorded in Book 848, Page 210 of the Washington County Registry of Deeds.

Subject, however, to a certain easement granted August 23, 1951 to the New England Telephone and Telegraph Company by Wentworth R. Moffett and Winifred T. Moffett, appearing of record in the Washington County Registry of Deeds in Book 510, Page 085.

Excepting, however, the following parcel: Commencing at an iron stake on the westerly side of said road, which point is 345 feet southerly of the south line of Ira A. Davis and which point marks the southeasterly corner of that certain property described in a deed of Frank U. Hall, Jr. to Frank U. Hall, Jr. and Belinda S. Hall dated March 11, 1988 and recorded in Book 1499, Page 223 of the Washington County Registry of Deeds; thence in a southerly direction by the westerly sideline of said road a distance of 12 feet, more or less, to a stake located on the westerly side of the aforesaid road; thence at right angles to said highway and running in a westerly direction and parallel to the southerly boundary of the above mentioned Hall property a distance of 150 feet, more or less, to a stake; thence at right angles and parallel to the first call above mentioned a distance of 12 feet to a point located on the southerly boundary line of said Hall property and which point marks the southeasterly corner of a triangular piece of property conveyed by Frank U. Hall, Jr. and Belinda S. Hall to Peter L. Irving by deed recorded in Book 1545, Page 318 of said Registry; thence at right angles and running in an easterly direction following the southerly boundary of said Hall property a distance of 150 feet, more or less, to the point of beginning.

SECOND LOT: A certain lot or parcel of land situated in Machias, Washington County, State of Maine, on the westerly side of the road leading from Machias to Wesley, bounded and described as follows, to wit:

Beginning at an iron pin located on the westerly side of the road leading from Machias to Wesley, which iron pin is 345 feet southerly of the south line of Ira A. Davis and which pint marks the southeasterly corner of a certain parcel of land described in a deed of Frank U. Hall, Jr. to Frank U. Hall, Jr. and Belinda S. Hall dated March 11, 1988 and recorded in Book 1499, Page 223 of the Washington County Registry of Deeds; thence at right angles to said highway and running in a westerly direction a distance of 150 feet following the southerly boundary of said Hall property to a stake marking the point of beginning; thence continuing along the southerly boundary of said Hall property a distance of 60 feet to an iron rod which marks the southwestly corner of said Hall property; thence at right angles and running in a northerly direction following the westerly boundary of said Hall property a distance of 60 feet to a point; thence running in a southeasterly direction to the point of beginning, containing 1,800 square feet, more or less.

Granting also to the Grantee herein, its successors and assigns forever, all rights, privileges, appurtenances and easements belonging to the granted estate as intended by Title 33 M.R.S. § 773.

RECEIVED-RECORDED, WASHINGTON COUNTY REGISTER OF DEEDS

04/14/2021, 10:55:08A

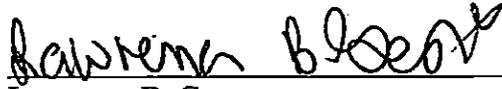
Registrar of Deeds Sharon D. Strout E-RECORDED

For source of title, reference may be had to a Deed from Peter L. Irving to Lawrence B. George and Edna L. White-George, dated April 18, 2005 and recorded in the Washington County Registry of Deeds in Book 2999, Page 193.

Witness our hands and seals this 14th day of April, 2021.



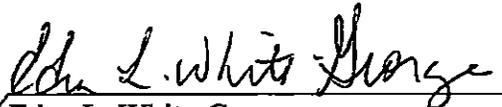
Witness



Lawrence B. George

to both

Witness

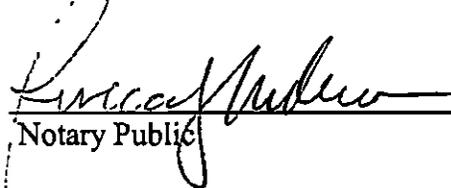


Edna L. White-George

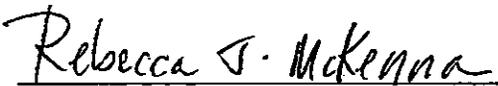
STATE OF MAINE
County of Washington

Peronally appeared this 14th day of April, 2021 the above named Lawrence B. George and Edna L. White-George and acknowledged the foregoing instrument to be their free acts and deeds.

Before me,



Notary Public



Typed/printed name of Notary Public

My Commission expires:

31 March 2025