

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: 5/11/2023

Fee Paid \$ 20

Recipients Initials: DR

Name of Applicant: Darrell Austin Roberts

(or Agent)

Address of Applicant: P.O. Box 581

Machias, Me. 04654 Telephone: 207-271-2012

Address of Building(s): #21 Ridge Brook Farm Lane, Machias, Me 04654

Map 3

Lot 71

Proposed Use: (Describe briefly use of structure such as nature of business or residence, single or multi-family)

Potting shed, and storage

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

my cabin where I live

(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 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 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 0 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): \$ 1,400.00

20. Name, address and telephone number of contractor or builder: myself

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: Darrell Austin Roberts

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: _____



PROPERTY MAP
TOWN OF MAC
 WASHINGTON COUNTY
 PREPARED BY
 JAMES W. SEWALL COMPANY
 SCALE 1 INCH = 100 FEET

P/O 5-29

36A

36

HALL FARM ROAD

Bangor

Hydro

Electric

Company

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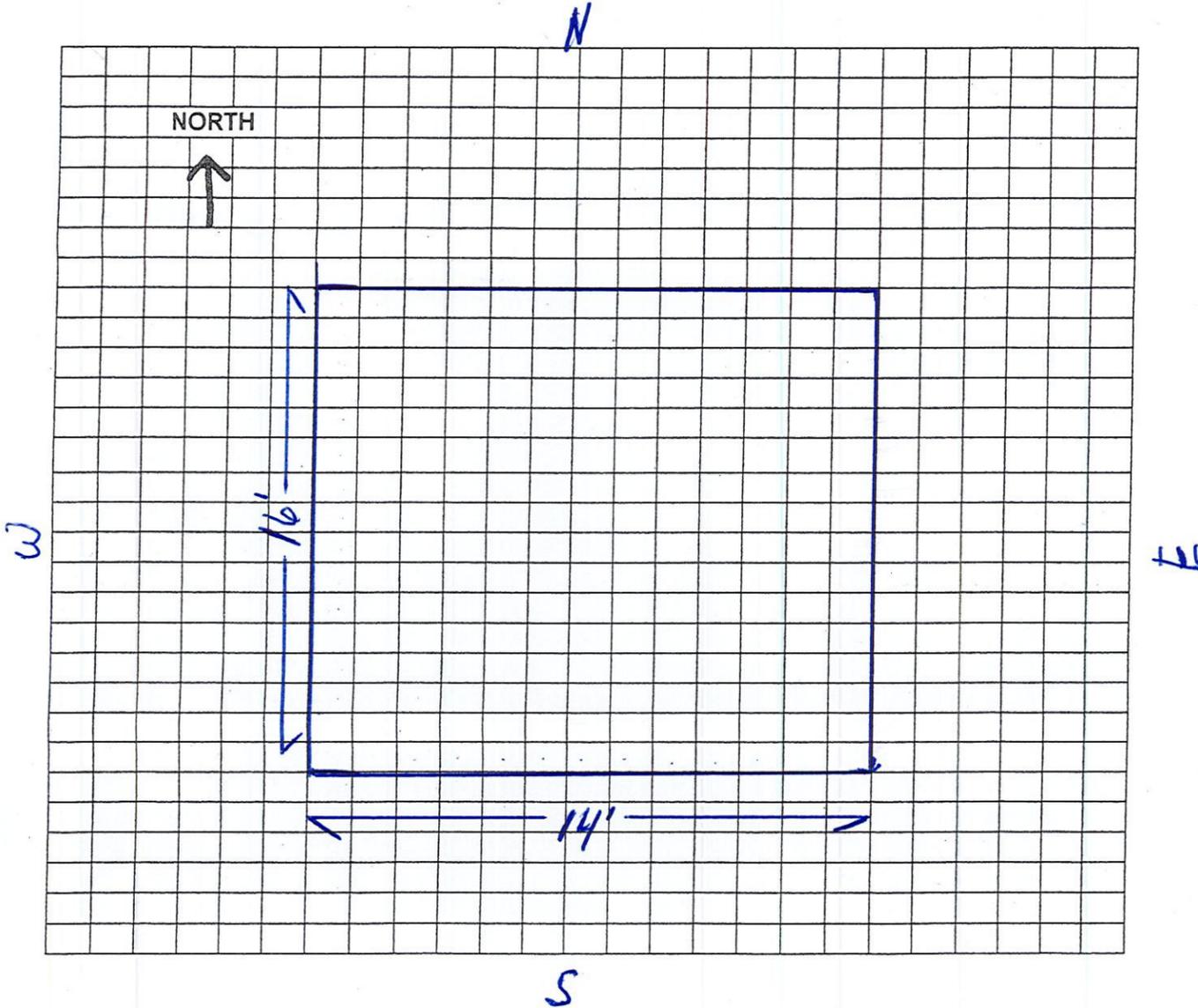
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Site Plan

Please include: lot lines; area to be cleaned of trees and other vegetation, the exact position of proposed structures, including decks, porches, and out buildings with accurate setback distances from the shoreline, side and rear property lines; the location of proposed wells, septic systems, and driveways; and areas and amounts to be filled or graded. If the proposal is for the expansion of an existing structure, please distinguish between the existing structure and the proposed expansion.



Scale: \square = 1 Ft.

distance to property line to south = 350'
North = $\frac{3}{4}$ of mile
East = 300'
West = 180'

03976

BK2614PG324

WARRANTY DEED

CLAYTON R. MORSE whose mailing address is 705 Hillcrest Parkway,
Dublin, Georgia 31021,

for consideration paid

grants to DARRELL A. ROBERTS whose mailing address is PO box 581,
Machias, Maine 04654,

with warranty covenants

A certain lot or parcel of land, with any buildings and improvements
thereon, situated in the West Kennebec District of Machias,
Washington County, Maine, bounded and described as follows, to wit:

TRANSFER TAX PAID

Beginning on the Northerly side of the East Kennebec-West Kennebec
Crossroad, so-called, at the Southeasterly corner of land heretofore
of the late Joseph Tupper; thence running Northerly by said Tupper
land to the William Johnson lot, heretofore so-called; thence
Easterly by said Johnson lot to the Westerly line of the three (3)
rod wide strip of land established for a common right-of-way in a
deed from Elisha C. Cates and Mary Cates to Gilbert L. Cates dated
July 14, 1855, and recorded in the Washington County Registry of
Deeds Book 85, Page 209; thence Southerly by said Westerly line of
said strip of land, now or formerly marked by spotted trees, and by
a continuation of said line to the Northerly side of said crossroad;
thence Westerly by the Northerly side of said crossroad to the place
of beginning; together with the use of said three (3) rod wide strip
of land as a right-of-way to any portion of the premises herein
conveyed. Said right-of-way to be used in common with other
entitled to use the same.

EXCEPTING and RESERVING from the above described real estate those
portions thereof as conveyed by the following deeds:

1. A Warranty Deed from Clayton R. Morse to Michael A. DeLorenzo
and John Marquis as joint tenants dated October 25, 1989, and
recorded in Volume 1604, Page 335 of the Washington County Registry
of Deeds.
2. A Warranty Deed from Clayton R. Morse to John C. Libbey and
Geraldine A. Libbey as joint tenants dated June 16, 1993, and
recorded in Volume 1852, Page 294 of said registry.
3. A Warranty Deed from Clayton R. Morse to John C. Libbey and
Geraldine A. Libbey as joint tenants dated June 16, 1993, and
recorded in Volume 1853, Page 143 of said registry.

ALSO CONVEYING a right-of-way approximately one (1) rod in width for
all purposes of a way by foot or by vehicle including the right to
lay power lines, utility lines, and water lines either above ground
or below ground following along the existing lane which follows the
full length of the easterly boundary line of land now or formerly of
John C. Libbey and Geraldine A. Libbey as described in two deeds
from Clayton R. Morse both dated June 16, 1993, and recorded in
Volume 1852, Page 294 and Volume 1853, Page 142 of the Washington
County Registry of Deeds for the purpose of providing access to the
within conveyed real estate.

For Grantor's source of title, reference may be had to a Warranty
Deed from Virginia S. Cheney and Rebecca S. Carlson to the said
Clayton R. Morse dated July 1, 1987, and recorded in Volume 1454,

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Page 274 of the Washington County Registry of Deeds, and to a right-of-way granted by John C. Libbey and Geraldine A. Libbey to the said Clayton R. Morse dated June 21, 1993, and recorded in Volume 1862, page 149 of said registry. For further title information, reference may be had to an Abstract of Divorce Decree in the matter of Paula J. Morse and Clayton R. Morse dated April 26, 1990, and recorded in Volume 1634, Page 81 of said registry.

It is the expressed intention of the Grantor herein to convey to the Grantee aforesaid all rights, easements, privileges, and appurtenances belonging to the granted estate.

IN WITNESS WHEREOF, I the said CLAYTON R. MORSE have hereunto set my hand and seal this _____ day of February, 2002.

Clayton R. Morse
Clayton R. Morse

STATE OF GEORGIA
Laurens, ss.

February _____, 2002

Then personally appeared the above named CLAYTON R. MORSE and acknowledged the foregoing instrument to be his free act and deed.

Before me, MAR 11 2002

Flossie S. Veal
Notary Public

Flossie S. Veal
Printed name of Notary Public

SEAL

My Commission Expires Aug. 8, 2004

STATE OF MAINE
WASHINGTON CO.
REGISTRY OF DEEDS

Received APR 17 2002
at 11 H 21 MA M recorded
in Book _____ Page _____
Attest:

Registrar