

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: 9/14/15

Fee Paid \$ 20.00

Recipients Initials: JNC

Name of Applicant: Skywalker's Bar + Grille (John Parker - agent)

(or Agent)

Address of Applicant: 35 Cooper St. Machias, ME. 04654

Telephone: 263-5059

Address of Building(s): 86 Main St.

Map 15 Lot 13

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

Small Pilot Brewery For Skywalkers Bar + Grille

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

40 x 60 Commercial Space - Bar + Grille

(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 20% 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): \$ 10,000.00

20. Name, address and telephone number of contractor or builder: John Parker - 35 Cooper St. Machias, ME 04654

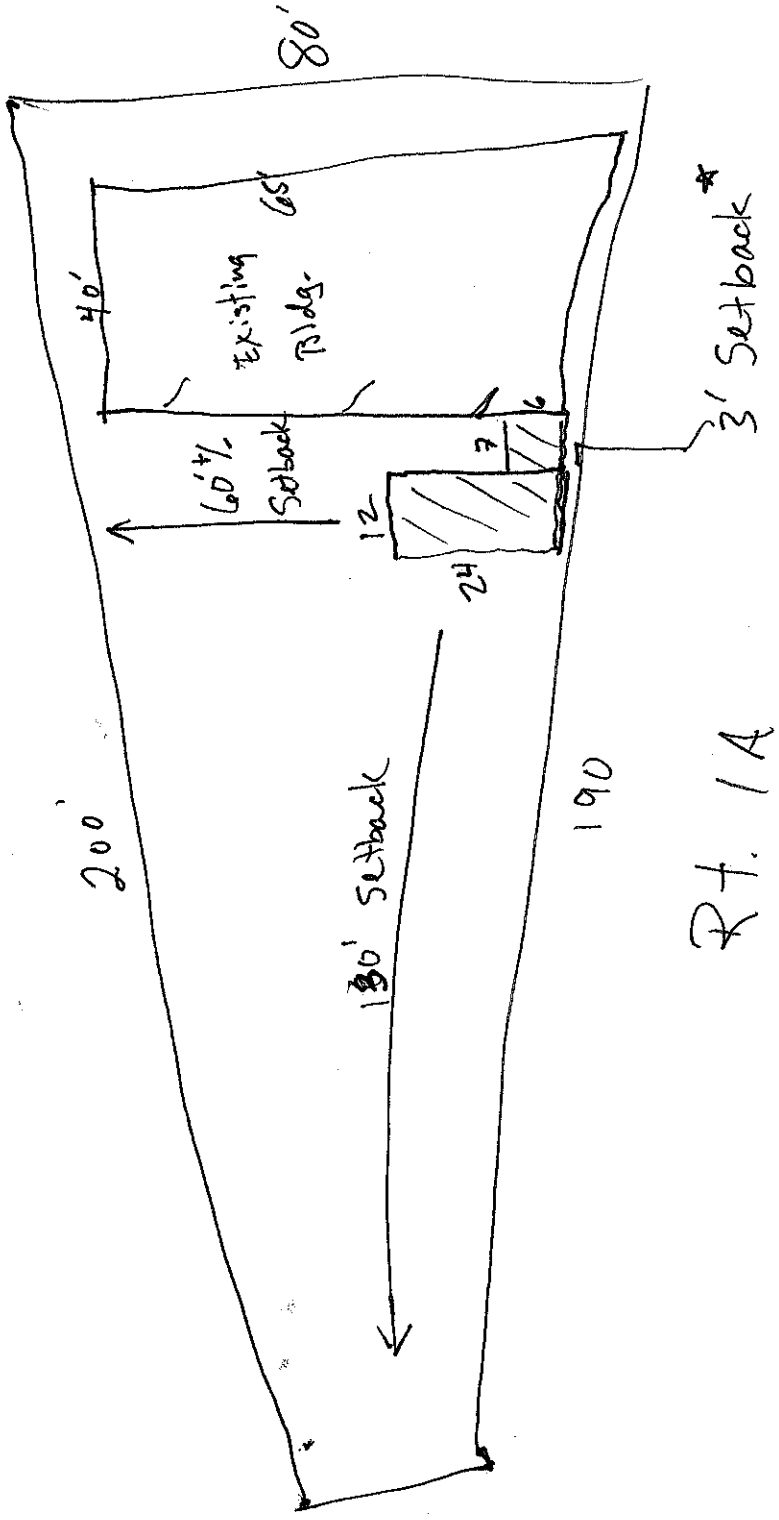
21. I have read and understand the Town of Machias Building Permit Ordinance and hereby make application for a permit based on the information contained above and request the Planning Board to act on this application at its next scheduled monthly meeting.

Signature of Applicant: 

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: _____

RT 1



* - A waiver is requested as part of this permit in regards to Sideline Setback.



WARRANTY DEED

JOHN M. PARKER and HAROLD A. PRESCOTT, SR., partners doing business under the name and style of HILL FARM ESTATES, with a mailing address of P.O. Box 261, Machias, ME 04654,

for consideration paid,

grant unto JOHN M. PARKER, whose mailing address is P.O. Box 261, Machias, ME 04654, with WARRANTY COVENANTS,

A certain lot or parcel of land situated in Machias, County of Washington and State of Maine, being more particularly described as follows:

The land, together with the buildings thereon, in Machias, Washington County and State of Maine, bounded on the south by U. S. Highway #1, on the east by the intersection of said U. S. Highway #1 and lower Court Street, on the north by the southerly sideline of lower Court Street and on the west by land formerly owned or occupied by Bridges Brothers, Inc.

Meaning and intending to convey a trapezoidal lot or parcel of land bounded, as aforesaid, and lying for a distance of 200 feet, more or less, on said U. S. Highway #1 28 feet, more or less, on the intersection of said lower Court Street and U.S. Highway #1, 190 feet, more or less, on the southerly sideline of lower Court Street and 80 feet, more or less, on the said Bridges Brothers, Inc. land.

Also granting all rights, easements, privileges and appurtenances now belonging to the granted estate as intended by Title 33 M.R.S. Section 773.

The granted estate is subject to the following restriction and covenant which shall run with and bind such estate and be binding upon the Grantee and the Grantee's successors and assigns for a period of twenty five (25) years from April 27, 2007:

No portion of the granted estate may be used to conduct the business of banking or be occupied by any person or entity engaged in the business of banking or an affiliate of any such person or entity as those terms are defined in Title 9-B of the Maine Revised Statutes or any success or provision (collectively a "prohibited person"); provided, however, that this restriction and covenant shall not prohibit the conducting of a mortgage brokerage business upon the premises so long as such business is not owned or operated by or otherwise affiliated with any Prohibited Person.

Being the same premises described in a deed from Downeast Credit Union to the Grantors herein dated April 27, 2007 and recorded in Book 3278, Page 260 of the Washington County Registry of Deeds.

This conveyance is made pursuant to the agreement of dissolution of Hill Farm Estates, a Maine partnership effective December 31, 2012.

IN WITNESS WHEREOF the said John M. Parker and Harold A. Prescott, Sr., Co-Partners doing business under the name and style of Hill Farm Estates, have hereby set their hands and seals this 21st day of December, 2012.

SIGNED, SEALED AND DELIVERED

In the presence of

HILL FARM ESTATES

William Talbot
Witness

BY *John M. Parker*
JOHN M. PARKER, General Partner

William Talbot
Witness

BY *Harold A. Prescott, Sr.*
HAROLD A. PRESCOTT, SR.,
General Partner

SEAL

STATE OF MAINE
Washington, SS.

December 21, 2012

Personally appeared the above named HAROLD A. PRESCOTT, SR., General Partner of Hill Farm Estates, and acknowledged the foregoing instrument to be his free act and deed individually and in said capacity.

Before me,

William B. Talbot, Jr.

Notary Public WILLIAM B. TALBOT, JR.

NOTARY PUBLIC

State of Maine

My Commission Expires

February 7, 2019

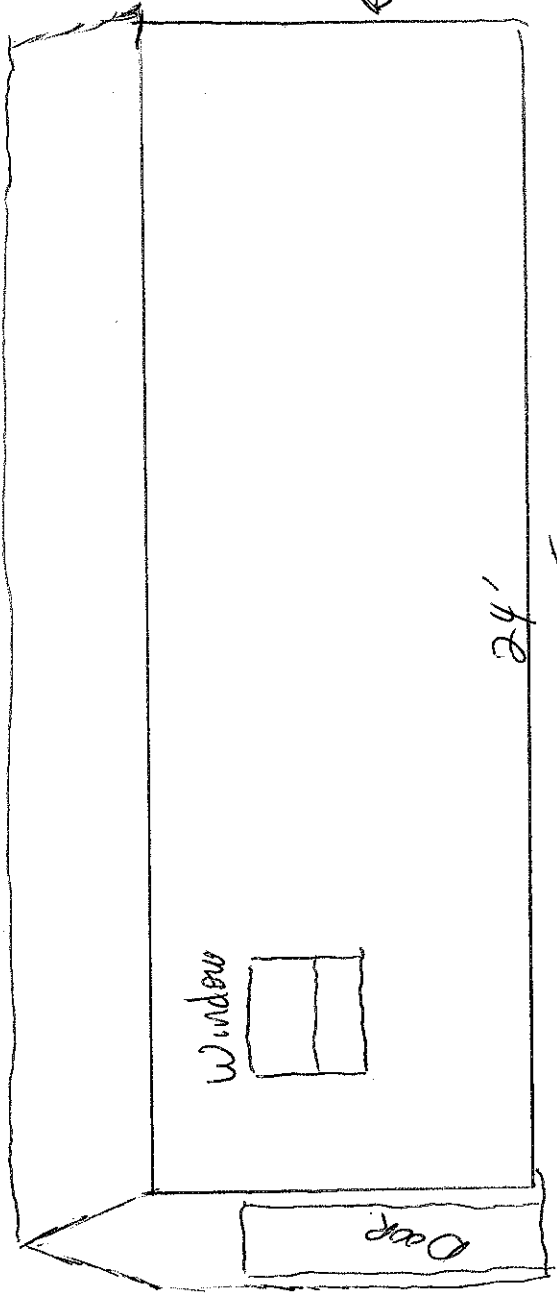
Type/print name of Notary Public

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Received
Recorded Register of Deeds
Jan 03, 2013 11:03:34A
Washington County
Sharon D. Strout

Skywalkers.

Existing Walker Pool
Skywalk

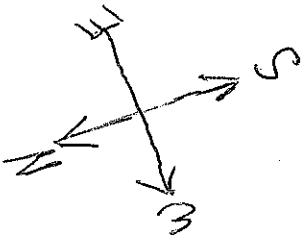


Rte 1A

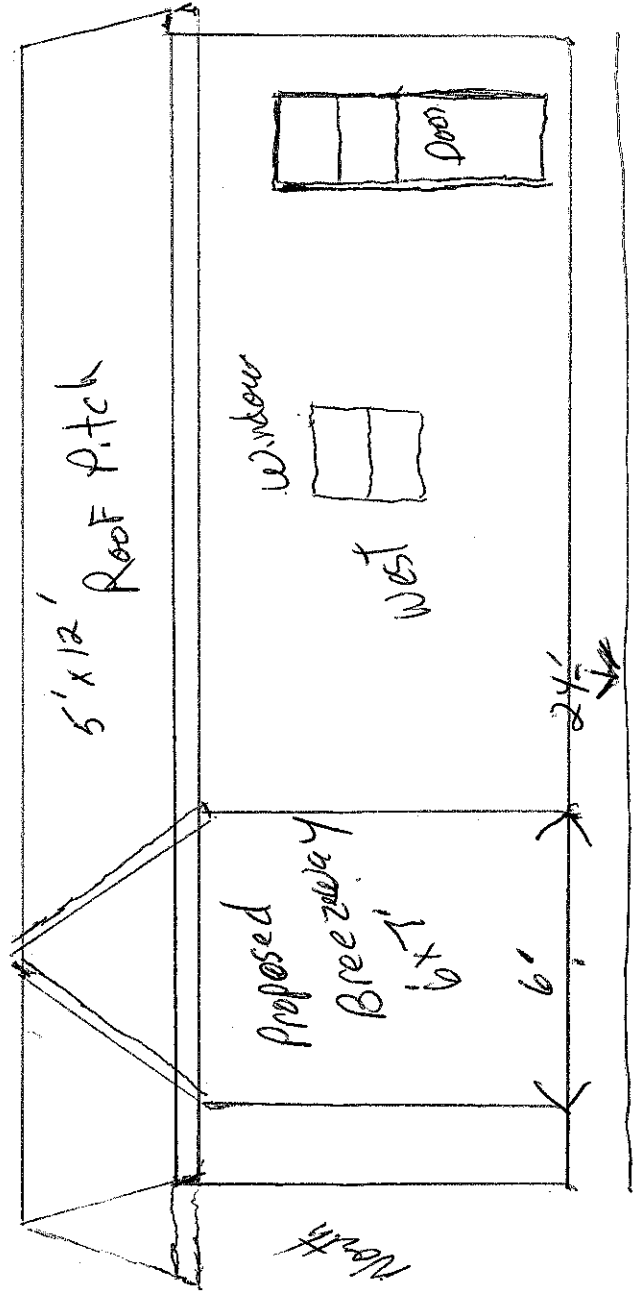
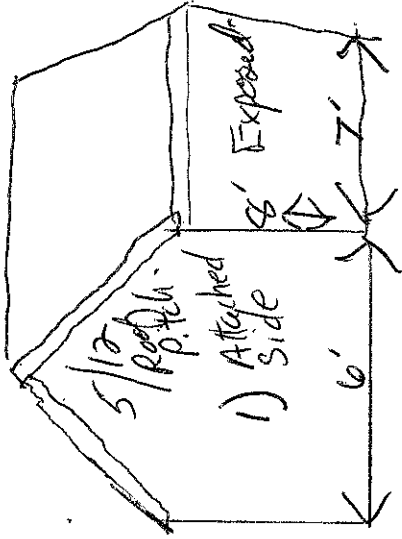
Coast St

Rte 1

parking lot.



- 1) Note 6'x7' Proposed Breezeway Bld. From Main Bld To 12x24 concrete Block.
- 2) Building Set on To Be Vinyl Board.
- 3) Siding on Board or 3 1/2" Reveal 10"
- 4) 2 Windows 2 Doors.



Sky Walkers Bar & Grille

12'

12'

Proposed
12' x 24'
Building
with
5/12
Roof Pitch.

Existing
outside
patio
to be
removed

24'

24'

12'

12'

