

# 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: 7/30/19

Fee Paid \$ 20

Recipients Initials: SM

Name of Applicant:

Benjamin C. Edwards

(or Agent)

Address of Applicant:

20<sup>th</sup> St, Machias, ME 04654

Telephone:

(207) 271-0122

Address of Building(s):

313 East Kennebec Rd Machias

Map

003

Lot

084

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

greenhouse for farm to grow seedlings

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

A residence, two out buildings for storage and two barns for storage.

(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 NA      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 NA      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 NA 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     | <input checked="" type="checkbox"/> | Water Pollution  | <input checked="" type="checkbox"/> | Flood Hazard Development Permit         | <input type="checkbox"/> |
| Air Pollution    | <input checked="" type="checkbox"/> | Soil Erosion     | <input checked="" type="checkbox"/> | Maine DOT Entrance Permit               | <input type="checkbox"/> |
| Shoreland Zoning | <input checked="" type="checkbox"/> | Surface Drainage | <input checked="" type="checkbox"/> | Sewer Connection Permit                 | <input type="checkbox"/> |
| Sewage Pollution | <input checked="" type="checkbox"/> | Noise Level      | <input checked="" type="checkbox"/> | Natural Resources Protection Act Permit | <input type="checkbox"/> |
| Other            | <input type="checkbox"/>            |                  |                                     |   |                          |

19. Estimated cost of proposed building or structure(s): \$ 9,000-

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

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]

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: \_\_\_\_\_

DEED OF DISTRIBUTION

Benjamin Cheney Edwards of 20 E Street, Machias, Maine 04654, duly appointed and acting Personal Representative of the Estate of Bernard Lyman Cheney, deceased, whose will was duly admitted to probate in the Probate Court for Washington County, Maine. Docket No. 2012-100, by the power conferred by law, and every other power, in distribution of the estate,

grants to said Benjamin Cheney Edwards of 20 E Street, Machias, Maine 04654, being the person entitled to distribution,

Certain lots or parcels of land situated in Machias, Washington County, Maine, together with all buildings and improvements thereon and more particularly described in the following deeds, to which deeds and the deeds therein mentioned reference is hereby made for a more particular description of the premises intended to be conveyed hereby:

Lot One:

Deed from Abbie H. Schoppee, Lizzie M. Schoppee and Kate L. Schoppee, dated December 14, 1881 and recorded in the Washington County Registry of Deeds Book 158, Page 13.

Lot Two:

Deed from John A. Schoppe and F. Eugene Schoppe dated July 10, 1908 and recorded in the Washington County Registry of Deeds Book 282, Page 264.

For title, reference may be had to deed from Millard F. Schoppee to Virginia Helen Cheney dated October 6, 1961 and recorded in the Washington County Registry of Deeds Book 575, Page 361 and to deed from Virginia Helen Cheney, also known as Virginia S. Cheney, to Bernard L. Cheney and said Virginia S. Cheney, as joint tenants, dated June 5, 1987 and recorded in the Washington County Registry of Deeds Book 1449, Page 10. The said Virginia S. Cheney died on October 15, 2009 and the decedent, Bernard Lyman Cheney, was the surviving joint tenant.

Also including all household furnishings and appliances, tractors, boats and all tangible personal property located in or upon said premises.

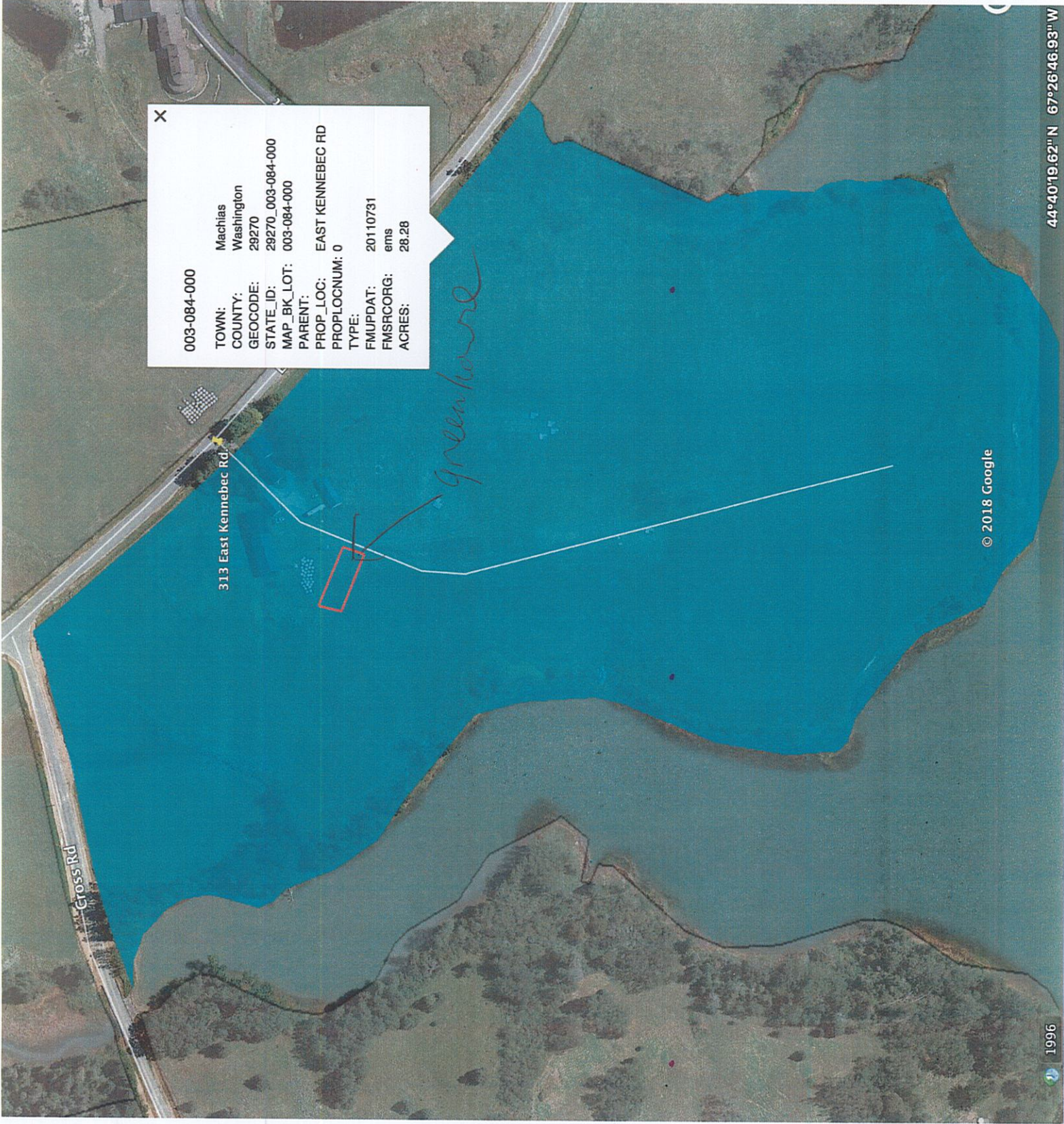
Subject to an easement granted by Virginia S. Cheney to Bangor Hydro-Electric Company dated September 30, 1983 and recorded in the Washington County Registry of Deeds Book 1246, Page 171 and an easement granted by Bernard L. Cheney and Virginia S. Cheney to Bangor Hydro-Electric Company dated January 13, 1994 and recorded in the Washington County Registry of Deeds Book 1907, Page 66.

Property on East Side of Highway:

Certain lots or parcels of land situated in Machias, Washington County, Maine, together with any buildings or improvements thereon, and located easterly of the highway leading from Machias village to Little Kennebec District, described as follows:

Lot Three:

NO TRANSFER TAX PAID



X

003-084-000

TOWN: Machias  
 COUNTY: Washington  
 GEOCODE: 29270  
 STATE\_ID: 29270\_003-084-000  
 MAP\_BK\_LOT: 003-084-000

PARENT: EAST KENNEBEC RD  
 PROPLOCNUM: 0  
 TYPE:

FMPDAT: 20110731  
 FMSRCORG: ems  
 ACRES: 28.28

313 East Kennebec Rd

*Greenhouse*

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44°40'19.62" N 67°26'46.93" W

1995