

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: 7/19/24

Fee Paid \$ 25.-

Recipients Initials: JCF

Name of Applicant:
(or Agent)

Paula Johnson-Rolfe

Address of Applicant:

101 Kennebec Road
Machias, ME 04654

Telephone:

(207) 598-5500

Address of Building(s):

101 Kennebec Road, Machias

Map

5

Lot

11

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

Expansion of living space

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

Residence

(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: This is an expansion of living space which does not affect our private water supply or sewer system.
 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 N/A 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: N/A

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): \$ 35,000

20. Name, address and telephone number of contractor or builder: Sul Lago Builders, 79 Main Street, East Machias, ME 04630 (207) 255-3833 + SELF (Paula + Rich Rolfe)

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:

Paula Johnson-Rolfe

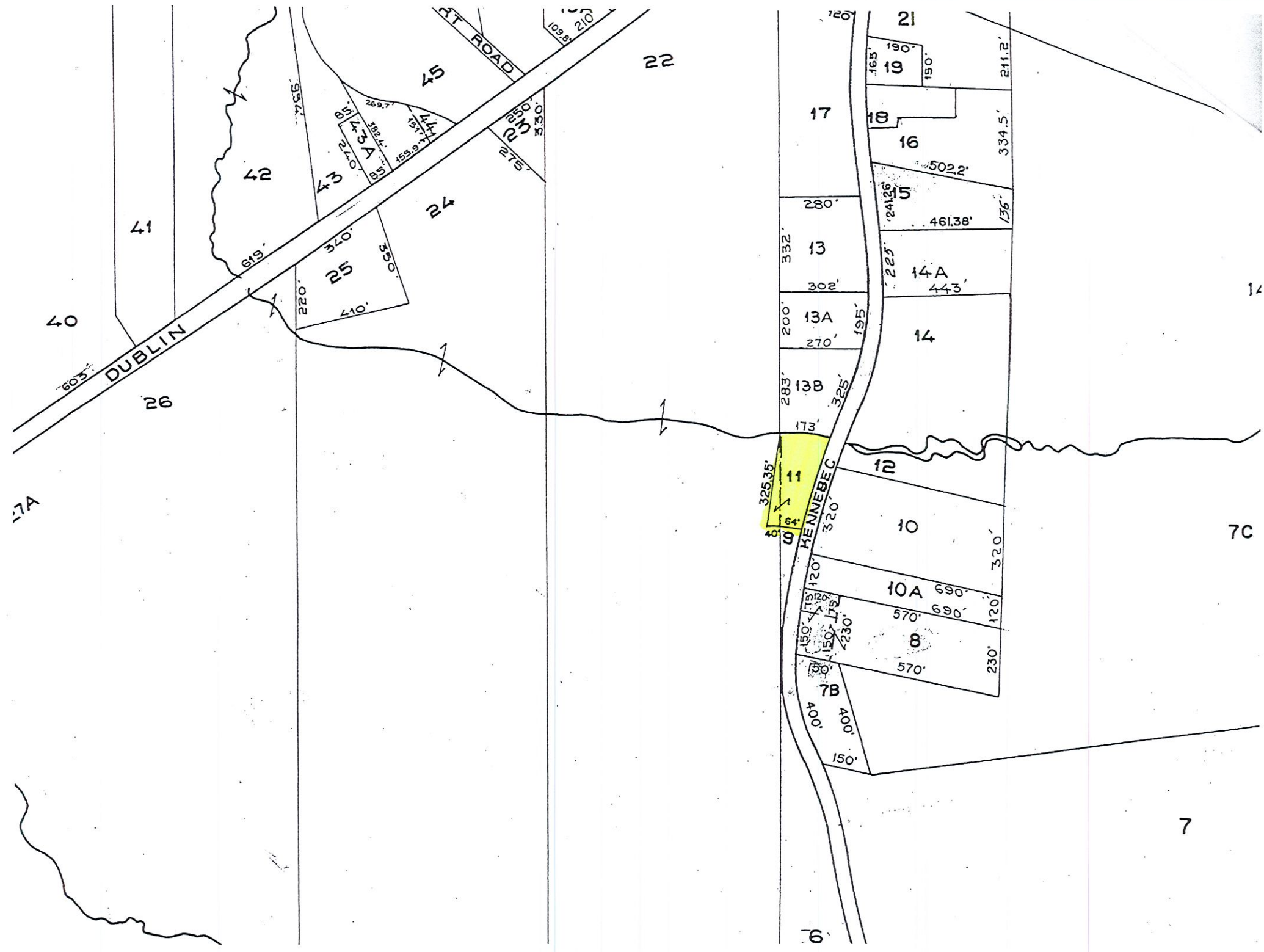
NOTE: Although not required, it is recommended that the applicant, or a duly appointed representative attend the meeting at which the application for a Building Permit is to be considered.

For Planning Board use:

Building Permit: Approved Denied

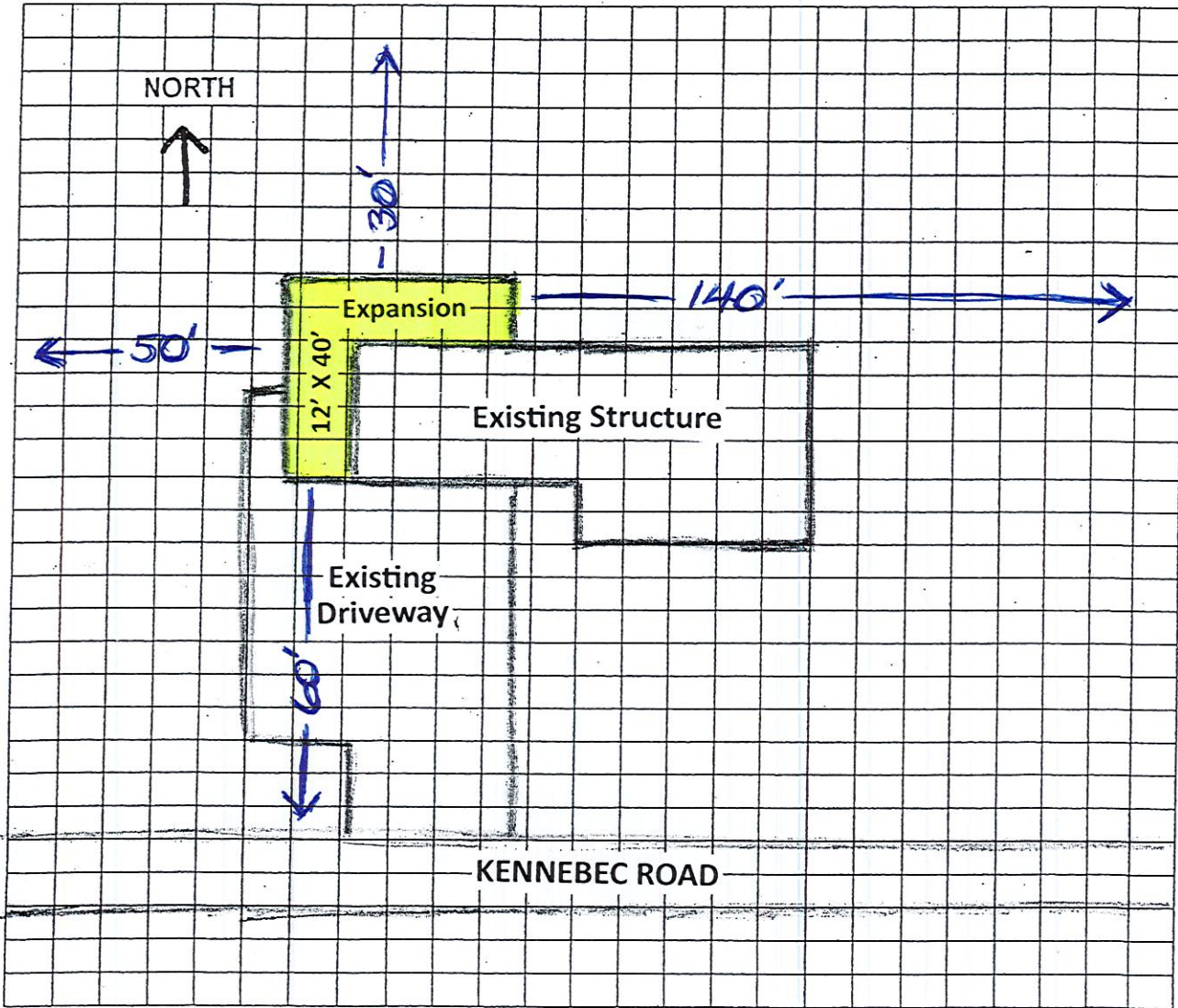
By the Planning Board on (Date): _____

Authorized Planning Board Signature: _____



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: _____ = _____ Ft.

10505

BK1669FG267
WARRANTY DEED
(JOINT TENANCY)

We, Lester A. Foss and Rachel J. Foss, husband and wife, both of Kennebec Road, Machias, Maine, 04654

for consideration paid, grant to Glenn E. Johnson and Paula A. Johnson, husband and wife, both of Water Street, East Machias, Maine 04630,

with Warranty Covenants, as joint tenants,

A certain lot or parcel of land with the buildings thereon, situated in Machias, Washington County, Maine, on the westerly side of the road leading from the village of said Machias to the Kennebec District, so-called, and being triangular, or flat-iron, in form, and containing one (1) acre, more or less, bounded and described as follows, to wit:

Bounded on the north by land formerly of John Pierce; on the West by land formerly of the heirs of Matthew Clare; and on the east by the road leading from the village of Machias to the Kennebec District, so called.

Excepting however, from the above described premises that portion thereof which was conveyed by Alberta M. Hatt to Beatrice Huntley by deed dated September 22, 1958 and recorded in the Washington County Registry of Deeds in Book 562, Page 4.


Meaning and intending to convey the same premises conveyed to the Grantors herein by Herbert E. Hatt by his deed dated February 11, 1965 and recorded in the Washington County Registry of Deeds in Book 598, Page 408.

Granting also to the Grantees herein, their heirs and assigns, all rights, privileges, appurtenances and easements belonging to the granted estate as intended by M.R.S.A. Title 33, Section 773.

Witness our hands and seals this 26th day of October 1990.


Witness Stephen H. Leackfeldt


Lester A. Foss


Witness Stephen H. Leackfeldt


Rachel J. Foss

TAX PAID

BK 1888PG213

WARRANTY DEED

12130

JAMES E. RIER and LOUISE A. RIER, husband and wife, of Broadway, Machias, Maine 04654,

for consideration paid, grant to

GLENN E. JOHNSON and PAULA A. JOHNSON, husband and wife, of Machias, Washington County, Maine 04654,

with WARRANTY COVENANTS, as Joint Tenants,

a certain lot or parcel of land, located westerly of the Kennebec Road, in the Town of Machias, County of Washington, State of Maine, more particularly bounded and described as follows:

Beginning at a point located in the easterly sideline of a parcel of land of the within Grantors as described in a deed recorded in Book 580, Page 535 of the Washington County Registry of Deeds, said point also being the northwesterly corner of a parcel of land belonging now or formerly to Connie L. Gabler as described in a deed recorded in Book 1561, page 343 of the Washington County Registry of Deeds and the southwesterly corner of a parcel of land belonging to the within Grantees as described in a deed recorded in Book 1669, page 267 of the Washington County Registry of Deeds, said point bears for a tie line North 74° 42' 46" West, a distance of 64.64 feet from a 5/8" rebar, with a surveyor's identification cap, set on the westerly sideline of the Kennebec Road, so-called, which rebar marks the northeasterly corner of the parcel of land now or formerly belonging to the aforesaid Gabler and the southeasterly corner of the parcel of land belonging to the within Grantees; thence running North 74° 42' 46" West a distance of 40.00 feet to a 5/8" rebar with a surveyor's identification cap, set, said rebar marks the southwest corner of the parcel described herein; thence running North 15° 21' 38" East a distance of 325.35 feet to a 5/8" rebar with a surveyor's cap, set said rebar marks the most northerly corner of the parcel of land described herein and lies in the westerly sideline of the parcel of land belonging to the aforesaid Johnsons; thence running South 08° 21' 02" West, along the westerly sideline of the aforesaid Johnsons, said line being marked in part by the remains of an old wire fence, a distance of 327.75 feet to the point of beginning.

The parcel described herein contains 6,507 square feet (.15 acre, more or less).

The courses mentioned above are referenced to Magnetic North as observed August, 1993.

Meaning and intending to convey and hereby conveying a portion of the property conveyed to the within Grantors by Charles E. Johnson by deed dated November 19, 1962, recorded in Book 580, page 535 of the Washington County Registry of Deeds.

For further reference, see standard boundary survey entitled "A Plan of Land in Machias, Maine, Washington County, Prepared for Glenn E. & Paula A. Johnson" dated August 11, 1993, to be recorded.

Granting also to the within Grantees, their heirs and assigns all rights, easements, privileges and appurtenances belonging to the granted estate.

WITNESS our hands and seals this 10th day of November, 1993.

TRANSFER
TAA
PAID

REBECCA IRVING
ATTORNEY AT LAW
MACHIAS, MAINE
04654

BK 1888 PG 214

James E. Rier
JAMES E. RIER

Louise A. Rier
LOUISE A. RIER

STATE OF MAINE
Washington, ss.

Date: 11/10/93

Then personally appeared the above-named JAMES E. RIER and LOUISE A. RIER and severally acknowledged the foregoing instrument to be their free act and deed.

Before me,

Mazie H. Schenck
NOTARY PUBLIC

Mazie H. Schenck's
TYPED OR PRINTED NAME
OF NOTARY PUBLIC



STATE OF MAINE
WASHINGTON CO.
REGISTRY OF DEEDS

NOV 22 1993

Received
at 2 H 45 M P M recorded
in Book _____ Page _____
Attest:

Register

01723

BK 2599 PG 197
RELEASE DEED

GLENN E. JOHNSON, whose mailing address is Route 1, East Machias, Maine 04630, releases to PAULA A. JOHNSON, whose mailing address is RR 1, Box 86, Machias, Maine 04654, all his right, title and interest in two certain lots or parcels of land, together with any improvements thereon, situated in Machias, County of Washington, State of Maine, bounded and described as follows:

PARCEL ONE

A certain lot or parcel of land with the buildings thereon, situated in Machias, Washington County, Maine, on the westerly side of the road leading from the village of said Machias to the Kennebec District, so-called, and being triangular, or flat-iron, in form, and containing one (1) acre, more or less, bounded and described as follows, to wit:

Bounded on the north by land formerly of John Pierce; on the West by land formerly of the heirs of Matthew Clare; and on the east by the road leading from the village of Machias to the Kennebec District, so called.

Excepting however, from the above described premises that portion thereof which was conveyed by Alberta M. Hatt to Beatrice Huntley by deed dated September 22, 1958 and recorded in the Washington County Registry of Deeds in Book 562, Page 4.

Meaning and intending to convey the same premises conveyed to the Grantors herein by Herbert E. Hatt by his deed dated February 11, 1965 and recorded in the Washington County Registry of Deeds in Book 598, Page 408.

Granting also to the Grantees herein, their heirs and assigns, all rights, privileges, appurtenances and easements belonging to the granted estate as intended by M.R.S.A. Title 33, Section 773.

Being the same premises described in a deed from Lester A. Foss and Rachel J. Foss to Glenn E. Johnson and Paula A. Johnson, dated October 26, 1990, and recorded in the Washington County, Maine, Registry of Deeds in Book 1669, Page 267

PARCEL TWO

A certain lot or parcel of land, located westerly of the Kennebec Road, in the Town of Machias, County of Washington, State of Maine, more particularly bounded and described as follows:

NO TRANSFER TAX PAID

BK 2599 PG 198

Beginning at a point located in the easterly sideline of a parcel of land of the within Grantors as described in a deed recorded in Book 580, Page 535 of the Washington County Registry of Deeds, said point also being the northwesterly corner of a parcel of land belonging now or formerly to Connie L. Gabler as described in a deed recorded in Book 1561, page 343 of the Washington County Registry of Deeds and the southwest corner of a parcel of land belonging to the within Grantees as described in a deed recorded in Book 1669, page 267 of the Washington County Registry of Deeds, said point bears for a tie line North $74^{\circ} 42' 46''$ West, a distance of 64.64 feet from a 5/8" rebar, with a surveyor's identification cap, set on the westerly sideline of the Kennebec Road, so-called, which rebar marks the northeasterly corner of the parcel of land now or formerly belonging to the aforesaid Gabler and the southeasterly corner of the parcel of land belonging to the within Grantees; thence running North $74^{\circ} 42' 46''$ West a distance of 40.00 feet to a 5/8" rebar with a surveyor's identification cap, set, said rebar marks the southwest corner of the parcel described herein; thence running North $15^{\circ} 21' 38''$ East a distance of 325.35 feet to a 5/8" rebar with a surveyor's cap, set said rebar marks the most northerly corner of the parcel of land described herein and lies in the westerly sideline of the parcel of land belonging to the aforesaid Johnsons; thence running South $08^{\circ} 21' 02''$ West, along the westerly sideline of the aforesaid Johnsons, said line being marked in part by the remains of an old wire fence, a distance of 327.75 feet to the point of beginning.

The parcel described herein contains 6,507 square feet (.15 acre, more or less).

The courses mentioned above are referenced to Magnetic North as observed August, 1993.

Meaning and intending to convey and hereby conveying a portion of the property conveyed to the within Grantors by Charles E. Johnson by deed dated November 19, 1962, recorded in Book 580, page 585 of the Washington County Registry of Deeds.

For further reference, see standard boundary survey entitled "A Plan of Land in Machias, Maine, Washington County, Prepared for Glenn E. & Paula A. Johnson" dated August 11, 1993, to be recorded.

Being the same premises described in a deed from James E. Rier and Louise A. Rier to Glenn E. Johnson and Paula A. Johnson, dated November 10, 1993, and recorded in the Washington County, Maine, Registry of Deeds in Book 1888, Page 213

This conveyance is made pursuant to the Judgment of Divorce entered in Washington County Superior Court in the matter entitled *Paula Johnson v. Glenn Johnson*, Docket No. FM-01-01.