

## Public Hearing November 21, 2019

The Provincetown Zoning Board of Appeals will hold a Public Hearing at 6:30 p.m. on Thursday, November 21, 2019, in the Judge Welsh Room at Town Hall, 260 Commercial Street, Provincetown, MA on the following cases:

### ZBA 20-26

Application by **William N. Rogers, II**, on behalf of **Enco Realty, Inc.**, seeking a Special Permit pursuant to Article 2, Section 2640, Building Scale, and Article 3, Section 3110, Change, Extensions or Alterations, of the Zoning By-Laws to reconfigure interior space to create a third unit, add two dormers on pre-existing, non-conforming northeast and southwest dimensions and construct a 20' by 5' covered entry deck with stairs and a shed roof on the structure located at **32 Bradford Street, Bldg. 1 (Residential 3 Zone)**.

### ZBA 20-27

Application by **William N. Rogers, II**, on behalf of the **New Hop Holdings, LLC**, seeking a Special Permit pursuant to Article 2, Section 2640, Building Scale, and Article 3, Section 3110, Change, Extensions or Alterations, of the Zoning By-Laws to increase building scale by constructing a first floor addition over an existing outdoor kitchen and storage area, incorporating a new enclosed entrance space to replace existing outdoor stairs, creating a new deck access over an existing first floor deck along a pre-existing, non-conforming east elevation, and adding a second floor dormer with an inset deck on a south elevation of the structure on the property located at **429 Commercial Street (Residential 3 Zone)**.

### ZBA 20-28

Application by **Sean Curran**, on behalf of **Michael Goff**, seeking a Special Permit pursuant to Article 2, Section 2640, Building Scale, and Article 3, Section 3110, Change, Extensions or Alterations, of the Zoning By-Laws to construct dormers along an east and a pre-existing, non-conforming west elevation on the front building and add a new foundation with flood vents, construct a single-story addition on the second level, expand a roof deck and add a stairway with access to the roof deck above the addition on the rear building on the property located at **120 Commercial Street (Town Center Commercial Zone)**.

### ZBA 20-29

Application by **Robin B. Reid, Esq.**, on behalf of **Foxberry Inn, LLC**, seeking a Special Permit pursuant to Article 2, Section 2440, Permitted Principal Uses, A3, Employee Housing, of the Zoning By-Laws to renovate an existing basement space to create two suites of employee housing with non-permanent kitchens in the structure on the property located at **29 Bradford Street Extension (Residential 1 Zone)**.

### ZBA 20-30

Application by **Christine Barker** seeking a Variance pursuant to Article 2, Section 2560, Dimensional Schedule, of the Zoning By-Laws to increase the maximum building height allowed for a proposed structure containing 31 hotel units, 4 condominium units, and a restaurant/bar, with a parking area beneath, on the property located at **227R Commercial Street (Town Center Commercial Zone)**.

**ZBA 20-31**

Application by **Christine Barker** seeking Special Permits pursuant to Article 2, Sections 2331, Elevation, 2334, "V" Zones, 2460, Special Permit Requirements, 2470, Parking Requirements, 2560, Dimensional Schedule, 2630E2, Roofs, 2640, Building Scale, and Article 3, Sections 3110, Change, Extensions or Alterations, and 3115, Demolition and Reconstruction, to construct a building containing 31 hotel units, 4 condominium units, and a restaurant/bar, with a parking area beneath, on the property located at **227R Commercial Street (Town Center Commercial Zone)**.

Jeremy Callahan, Chair

Posted by the Town Clerk: [www.provincetown-ma.gov](http://www.provincetown-ma.gov), 10/30/2019, 9:10 am AR  
The Banner: November 7 and 14, 2019