



Historic District Commission

Meeting Agenda

The Provincetown Historic District Commission will hold a Public Meeting on Wednesday, August 4, 2021. A Work Session will be held at 3:30 P.M., followed by a Public Hearing in the Judge Welsh Room at Town Hall, 260 Commercial Street, Provincetown, MA 02657.

Pursuant to Chapter 20 of the Acts of 2021, this meeting/hearing will be conducted **in person** and as a courtesy via remote means in accordance with applicable law. Please note that while an option for remote attendance and/or participation is being provided as a courtesy to the public, the meeting/hearing will not be suspended or terminated if technological problems interrupt the virtual broadcast, unless otherwise required by law.

Joining the Meeting: [Click here to join the meeting](#)

Microsoft Teams: Join on your computer or mobile app

Phone: Or call in (audio only) [\(833\) 579-7589](tel:833-579-7589) Phone Conference ID: 849 478 312#

To Participate during public comment:

- Teams: Raise hand to be called on to speak; or
- Phone: Speak name clearly to be called on to speak.

Please do not speak again until acknowledged by Chair or meeting moderator.

- Keep your phone muted at all times when not talking (*6 to mute & unmute your phone);
- Do not use speakerphone, Bluetooth devices (speakers or headphones); and
- Mute all background noises, including PTV, television or computer and use only phone audio.

Agenda item may be taken out of order and votes may be taken on any of the agenda items below.

3:30 P.M. Work Session

1. **Determination as to whether the applications below involve any Exterior Architectural Features within the jurisdiction of the Commission; with Full Reviews to be placed on the Public Hearing agenda on the September 1, 2021 Public Hearing agenda and Administrative Reviews to be acted on by a subcommittee appointed by the Commission.**
 - i) [136 Bradford St.](#) – To renovate an existing structure by removing a one-story wing on the rear and replacing it with an addition that includes a three-bedroom

apartment and to add a second structure on the site that will be used to store bicycles and feature two one-bedroom apartments on an upper level;

- ii) [17 Conant St., U1](#) – To add louvered shutters on each side and an awning over a front door;
- iii) [5 Brewster St., U2](#) – To add a window; and
- iv) [3 Soper St.](#) – To demolish a shed and add a glass door to a structure.

2. **Any other business that shall properly come before the Commission**

3. **Public Comments:** On any matter not on the agenda below.

Public Hearing: VOTES MAY BE TAKEN

4. **Full Hearings:**

- a) [HDC 21-14](#) *(continued from the meeting of July 7th)*

Application by Nancy Lockwood requesting to enclose a porch and add a second story with a roof deck on the structure located at **1 Holway Avenue, U1A**.

- b) [HDC 21-112](#) *(request to withdraw without prejudice)*

Application by **Michael Castillo**, on behalf of **635 Commercial Street Realty Trust**, requesting to replace windows with sliders on the structure located at **635 Commercial Street**.

- c) [HDC 21-118](#) *(continued from the meeting of July 21ST)*

Application by **G. Bruce Head, III** requesting to replace a fence on the property located at **4 Atwood Avenue**.

- d) [HDC 21-138](#) *(request to postpone to the meeting of September 1st)*

Application by **Ted Smith**, on behalf of **Howard Burchman**, requesting to convert an existing guesthouse to 3 residential units, including reconfiguring an existing roof and various windows and doors, expanding a one-story appendage on the north elevation, adding a bay window on the south elevation, adding a second floor, and constructing a deck on top of an existing first-floor roof on the structure located at **12 Center Street**.

- e) [HDC 21-144](#) *(continued from the meeting of July 21st)*

Application by **Joe McCarty**, on behalf of **GS PTown, LLC**, requesting to demolish and rebuild a structure in a larger footprint by expanding it 7' on the west elevation on the property located at **193 Bradford Street**.

- f) [HDC 21-159](#)

Application by **Olivier Jamin Changeart** requesting to extend an existing communal deck using Azek decking and a stainless-steel railing system above a storage space on the south elevation of the property located at **259-263 Commercial Street**.

g) **HDC 21-163**

Application by **Casey Clark** requesting to install a pergola over an existing brick patio on the west side of the property located at **133 Bradford Street**.

h) **HDC 21-164** *(continued from the meeting of July 21st)*

Application by **Jeffry Burchard**, on behalf of **Christine Barker**, requesting to demolish a dilapidated structure and rebuild a new structure containing 31 hotel units, 4 condominiums, and a restaurant/bar, featuring 2 long and narrow volumes with gabled roof profiles facing to the north and south, an interior passageway between the structure linking the north and south ends, a flat area that sits in a valley formed by 2 parallel gables in the center of the roof, divided lite windows on the outer facade, cedar shake cladding, pipe railings on the south, east, and west-facing sides, and wood picket railings on the north-facing stair on the property located at **227R Commercial Street**.

i) **HDC 21-170**

Application by **Rob Costa**, of **Dune Good, LLC**, requesting to add 2 fully retractable awnings above a building front on the property located at **308 Commercial St., UB3**.

j) **HDC 21-172**

Application by **Eliot Parkhurst, Esq.**, on behalf of **67 Bradford Street, LLC**, requesting to approve open-picket existing fence around an outdoor seating area on the property located at **67 Bradford Street**.

k) **HDC 21-174**

Application by **Casey Clark**, on behalf of **Stephane L. Ginez Revocable Living Trust, Stephane L. Ginez, Trustee**, requesting to replace windows on all elevations and a door on the north elevation and to re-side with cedar shingles on the structure located at **8 Montello Street**.

5) **Appointment of PMPM member to the Commission.**

6) **Review and approval of Minutes:** June 1, July 20, August 3, 2016, May 5, and June 2, June 16, and July 7, and July 21, 2021.

7) **Deliberations on Pending Decisions: VOTES MAY BE TAKEN**

Submitted By: Laurie Delmolino, Chair

Posted By: Town Hall, www.provincetown-ma.gov; 07/30/2021, 9:05 am AR