

# Zoning Board of Appeals

## Public Hearing May 5, 2022

The Provincetown Zoning Board of Appeals will hold a Public Hearing at 6:00 p.m. on Thursday, May 5, 2022, in the Judge Welsh Room in Town Hall, 260 Commercial Street, Provincetown, MA on the following cases:

### **ZBA 22-12**

Application by **Eliot Parkhurst, Esq.**, on behalf of **LCOF Provincetown CPBK Investment, LLC**, seeking a Special Permit pursuant to Article 2, Section 2440, Permitted Principal Uses, B, Business, 5, Restaurants, Bars, Entertainment, of the Zoning By-Laws to exchange 50 full-service restaurant seats for 87 tavern seats to be utilized in an enclosed courtyard area in the summer and inside a gatehouse, the Shipwreck Lounge, during inclement weather and in the winter and shoulder seasons on the property located at **67 Bradford Street (Residential 3 Zone)**.

### **ZBA 22-18**

Application by **Peter McCoubrey**, on behalf of **Provincetown Marina, LLC**, seeking a Special Permit pursuant to Article 2, Section 2440, Permitted Principal Uses, B, Business, 5, Restaurants, Bars, Entertainment, of the Zoning By-Laws to operate an outdoor pop-up bar for 30 (non-consecutive) days next to the seawall on the property located at **9 Ryder Street Extension (Town Center Commercial Zone)**.

### **ZBA 22-19**

Application by **Robin B. Reid, Esq.**, on behalf of **Bradford Street Realty, LLC**, seeking a Special Permit pursuant to Article 2, Section 2440, Permitted Principal Uses, B, Business, 5, Restaurants, Bars, Entertainment, of the Zoning By-Laws for an outdoor seating area with flex-seating on the property located at **31 Bradford Street (Residential 3 Zone)**.

### **ZBA 22-20**

Application by **Jonathan Hawkins**, on behalf of **The Anchor in Town, LLC**, seeking a Special Permit pursuant to Article 3, Sections 3110, Change, Extensions or Alterations, and 3115, Demolition and Reconstruction, of the Zoning By-Laws to demolish existing bars/storage sheds and replace them with prefabricated sheds, in the same footprints, up and along pre-existing, non-conforming east side and rear yard setbacks on the property located at **243-249 Commercial Street (Town Center Commercial Zone)**.

Jeremy Callahan, Chair

Posted by the Assistant Town Clerk: [www.provincetown-ma.gov](http://www.provincetown-ma.gov), 04/13/2022, 10:30 am AR

The Independent: April 21 and 28, 2022

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