

Public Meeting November 15, 2017

The Provincetown Historic District Commission will hold a Work Session at 3:30 P.M. and a Public Hearing at 4:00 P.M. on Wednesday, November 15, 2017, in the Judge Welsh Room at Town Hall, 260 Commercial Street, Provincetown, MA.

1. Work Session: VOTES MAY BE TAKEN

- a) **Update on potential violations reported to the Building Commissioner.**
- b) **18 W. Vine St. reconsideration.**
- c) **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 December 6th Public Hearing agenda and Administrative Reviews to be acted on by a subcommittee appointed by the Commission.**
 - i. 4 Baker Ave. – To modify an already approved plan;
 - ii. [422 Commercial St.](#) (continued from the meeting of November 1st) – To replace an entry door in kind;
 - iii. [396 Commercial St.](#) (continued from the meeting of November 1st) – To remove and replace a deck;
 - iv. [665 Commercial St.](#) – To re-side and replace a door in kind;
 - v. [27 Court St.](#) – Remove and replace a concrete block wall with a wood picket fence;
 - vi. [104 Commercial St.](#) – To remove and replace trim;
 - vii. [54 Bradford St., #3-2](#) – To replace a door in kind;
 - viii. [377 Commercial St.](#) – To replace trim;
 - ix. [5 Dyer St.](#) – To add and re-configure windows on a dormer and replace a kitchen window;
 - x. [509 Commercial St.](#) – To raise a building pursuant to FEMA regulations, replace a deck on the south elevation and construct a stairway on the west elevation;
 - xi. [43 Commercial St., UB](#) – To remove and replace an existing fence;
 - xii. [315A Commercial St.](#) – To restore a fire-damaged structure, including a second floor dwelling unit, and to add a roof structure for a second floor seating area, a new restaurant/bar area and egress decks and stairs on the east elevation; and
 - xiii. 175 Commercial St. – To modify a roof to enclose duct work.
- d) **Review and approval of Minutes:** June 1, July 20, August 3, September 21, October 5, 2016, February 1, February 15 and April 19, April 26, May 3, May 17, June 7, June 21, July 5, July 19, August 2, September 6, September 27, October 4, October 18 and November 1, 2017.

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

3. Public Hearings: VOTES MAY BE TAKEN

- a) [HDC 18-056](#) (continued from the meeting of November 1st)
Application by **Don DiRocco, of Hammer Architects**, on behalf of **Jay Anderson**, requesting to demolish an existing three-story structure and construct a new two-story structure on the south elevation of the property located at **53 Commercial Street, Rear**.
- b) [HDC 18-072](#)
Application by **Joaquin Wheeler**, on behalf of **Barbara Reynolds**, requesting to remove and replace an existing roof and install a skylight on the structure located at **462 Commercial Street**.

(Public Hearings continued on next page)

- c) [HDC 18-074](#) *(continued from the meeting of November 1st)*
Application by **Town of Provincetown**, requesting to replace a 5' high chain link fence with an 8' black vinyl chain link fence with black slats and increase its length along the property line on the property located at **12 Winslow Street**.
- d) [HDC 18-075](#)
Application by **Paul Kelly** requesting to install a 6' privacy fence with a gate on the property located at **22 Brewster Street**.
- e) [HDC 18-077](#) *(continued from the meeting of November 1st)*
Application by **Paul Kelly, of Manitou Architects**, on behalf of **Blue Shutters Nominee Trust**, requesting to replace exterior cladding and trim on the west and south elevations, replace wood trim and wood railings in kind, replace wood doors, wood windows and fixed shutters and install an exterior spiral staircase connecting the second and upper level decks on the structure at the property located at **109 Commercial Street**.
- f) [HDC 18-078](#) *(continued from the meeting of November 1st)*
Application by **Mark Kinnane, of Cape Associates, Inc.**, on behalf of **Barry Peskin**, to demolish and reconstruct a structure on a new foundation at the property located at **11 Brewster Street**.
- g) [HDC 18-082](#)
Application by **Peg Burgess**, requesting to install a stair lift on the west elevation of the structure located at **423 Commercial Street**.
- h) [HDC 18-090](#)
Application by **Richard Silva** requesting to install three skylights on the north elevation of the structure at **22 Alden Street, #3**.

4. Deliberations on Pending Decisions: VOTES MAY BE TAKEN

- a) **HDC 17-124 & HDC 17-185: 82 Commercial St.;**
- b) **HDC 17-127: 307 Commercial St.;**
- c) **HDC 17-146: 355 Commercial St.;**
- d) **HDC 17-177: 309 Commercial St.;**
- e) **HDC 17-178: 288C Commercial St.**
- f) **HDC 17-217: 3 Cudworth St.;**
- g) **HDC 17-275: 10 Atlantic Ave.;**
- h) **HDC 17-281: 16 Prince St.;**
- i) **HDC 17-294: 48½ Bradford St.;**
- j) **HDC 17-258: 457 Commercial St.;**
- k) **HDC 17-296: 25 Tremont St.;**
- l) **HDC 18-001: 487 Commercial St.;**
- m) **HDC 18-003: 16 Carver St.;**
- n) **HDC 18-014: 30 Alden St., #1;**
- o) **HDC 18-017: 74 Commercial St.;**
- p) **HDC 18-021: 479 Commercial St.;**
- q) **HDC 18-028: 18 West Vine St.;**

(Pending decisions continued on next page)

- r) **HDC 18-029: 3 Cudworth St.;**
- s) **HDC 18-026: 22 Bangs St.;**
- t) **HDC 18-037: 6 Cottage St.;**
- u) **HDC 18-038: 25 Tremont St., #A1;**
- v) **HDC 18-039: 104A Bradford St.;**
- w) **HDC 18-041: 197 Bradford St.;**
- x) **HDC 18-043: 446 Commercial St.;**
- y) **HDC 18-051: 4 Mozart Ave., #3;**
- z) **HDC 18-054: 105 Commercial St.;**
- aa) **HDC 18-055: 51 Commercial St., Shack;**
- bb) **HDC 18-057: 53 Commercial St., Front;**
- cc) **HDC 18-060: 7 Commercial St., #3;**
- dd) **HDC 18-061: 4 Baker Ave.;**
- ee) **HDC 18-064: 403 Commercial St.;**
- ff) **HDC 18-065: 7 Freeman St.;**
- gg) **HDC 18-066 168 Bradford St. Ext; and**
- hh) **HDC 18-073: 634 Commercial St.**

5. Any other business that shall properly come before the Commission:

VOTES MAY BE TAKEN ON ANY OF THE ABOVE AGENDA ITEMS

Thomas Biggert, Chairman

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