



Historic District Commission

Meeting Agenda

The Provincetown Historic District Commission will hold a Site Visit on Wednesday, June 15, 2022 at 2:30 P.M. at 5 Tremont Street, followed by a Public Meeting at 3:30 P.M. 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:8335797589) Phone Conference ID: 567 116 689#

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.

1. **Site Visit at 5 Tremont Street**
2. **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 July 6, 2022 Public Hearing agenda and Administrative Reviews to be acted on by a subcommittee appointed by the Commission.**

VOTES MAY BE TAKEN:

- i) [605 Commercial St.](#) – To replace 3 windows in kind;

- ii) [322 Commercial St.](#) – To replace a skylight in kind;
- iii) [463 Commercial St.](#) – To reconfigure interior and exterior living spaces, including re-installing existing windows, replacing white cedar shingles, and installing Azek window, fascia, and eave trim, a black rubber membrane roof, and mahogany decking and railings;
- iv) [67 Bradford St.](#) - To replace two existing skylights;
- v) [4 Atlantic Ave.](#) - To construct a one-story addition and add a rubber roof;
- vi) [11 Bradford St.](#) - To build a 36” high masonry structure on an existing patio;
- vii) [368 Commercial St., UE](#) - To replace a front door;
- viii) [16 Bradford St.](#) - To re-build an existing landscape wall and to add a bluestone top cap to an existing concrete retaining wall ;
- ix) [350 Commercial St.](#) - To replace windows and doors; and
- x) [27 Winthrop St.](#) - To demolish 2 structures on a parcel, divide the parcel into 2 Lots (A and B), and construct 5 new dwelling units on Lot A and a two-family structure on Lot B.

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

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

5. **Full Hearings:**

a. [HDC 21-242](#) (*continued to the meeting of July 20th*)

Application by **Brian Alexander**, on behalf of **James A. Green et al.**, requesting to install new windows on the northeast corner sleeping porch on the structure located at **592 Commercial Street**.

b. [HDC 22-11](#) (*continued to the meeting of September 7th*)

Application by **Brian Calhoon**, on behalf of **Rainbow Connection Realty, LLC**, requesting to replace balconies on the south facade and to reconstruct the west facade decks, balconies, and stairwell to include a lift so that the first floor becomes more accessible on the structure located at **174 Commercial Street**.

c. [HDC 22-53](#) (*continued from the meeting of June 1st*)

Application by **James Rifino** and **Harry Pihl** requesting to install a fence along Cottage Street and Bradford Street on the property located at **8 Bradford Street**.

d. [HDC 22-74](#) (*continued from the meeting of June 1st*)

Application by **Robin Callaghan**, on behalf of **Jeffrey R. Lick et vir.**, requesting to build an enclosure over an elevator door and replace the trim around it, to remove shingles around the mechanical doors and replace them with trim board, to replace existing mechanical doors in kind, and to enclose a propane tank and electrical and garbage receptacles on the property located at **607 Commercial Street, U3**.

e. [HDC 22-81](#) *(continued from the meeting of June 1st)*

Application by **Mark Kinnane**, on behalf of **Dean Landy et al.**, requesting to construct a two-story addition on the structure located at **4 Miller Hill Road, U8**.

f. [HDC 22-100](#) *(continued from the meeting of June 1st)*

Application by **Ted Smith**, on behalf of **Bowman Morrison Family Holding Trust**, requesting to lift and renovate a structure, including adding dormers and expanding an existing dormer on the south elevation, adding a one-story addition on the west elevation, adding a new entry stair on the northwest corner, and reconfiguring an existing egress stair and deck on the northeast corner on the property located at **5 Tremont Street**.

g. [HDC 22-103](#) *(continued from the meeting of June 1st)*

Application by **Ted Smith**, on behalf of **Trevor's Trails II, LLC**, requesting to demolish and rebuild an existing two-family residential structure on the property located at **7 Snow Street**.

h. [HDC 22-112](#)

Application by **Michael Bellante** requesting to replace rotten siding and trim board, a cedar roof, existing gutters with copper gutters, all windows, back deck boards and railings, front and side stairs with brick and bluestone stairs, wooden shutters, and a front fence with a Bostonian picket fence, to add brick veneer to a new foundation and a dormer on the west elevation, and to extend an east elevation dormer on the property located at **49 Commercial Street**.

i. [HDC 22-120](#)

Application by **Hal Winard** requesting to replace a window with a door on the structure located at **54 Commercial St., U3**.

j. [HDC 22-122](#) *(request to postpone to the meeting of August 3rd)*

Application by **Bradford Walker**, on behalf of **Brian Orter et vir.**, requesting to renovate a structure, including lifting the lower floor level by 2.5', replacing all windows in kind, adding a rear extension on the southeast elevation, replacing a roof deck and adding a steel and cable rail system, and rebuilding and shifting a cross-gable extension northward on the property located at **119 Commercial Street**.

k. [HDC 22-124](#)

Application by **Chuck Hart**, on behalf of **Raul Medina Gomez et. vir.**, requesting to remodel a structure, including replacing siding, windows, and a roof, adding two dormers, and extending a kitchen footprint on the property located at **69 Pleasant Street**.

l. [HDC 22-128](#)

Application by **Ted Smith**, on behalf of **The Gift Box, Inc.**, requesting to add a second story to an existing single-story commercial street-side structure on the property located at **397 Commercial Street**.

6. **Review and approval of Minutes:** June 1, July 20, August 3, 2016, May 4 and 18, and June 1, 2022.

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

Submitted By: Laurie Delmolino, Chair

Posted By: Town Hall, www.provincetown-ma.gov; 06/10/2022, 9:40 am AR