

Public Meeting November 1, 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 1, 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) **Motion to reconsider decision for HDC 18-028 18 W. Vine St.**
- 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 November 15th Public Hearing agenda and Administrative Reviews to be acted on by a subcommittee appointed by the Commission.**
 - i. [422 Commercial St.](#) (continued from the meeting of October 18th) – To replace an entry door in kind;
 - ii. [350A Commercial St.](#) – To replace 8 windows in kind;
 - iii. [139A Bradford St.](#) – To replace a patio slider and 3 windows;
 - iv. [6 Masonic Pl.](#) – To re-shingle and replace trim in kind;
 - v. [24 Commercial St.](#) – To re-roof;
 - vi. [149 Commercial St.](#) – To re-shingle in kind;
 - vii. [17 Center St.](#) – To replace a chain link fence with a stockade fence;
 - viii. [1 Holway Ave., #A1](#) – To replace 3 windows in kind;
 - ix. [353 Commercial St., #24](#) – To re-shingle a gable end;
 - x. [222 Bradford St.](#) – To re-shingle;
 - xi. [286 Commercial St.](#) – To re-roof;
 - xii. [353A Commercial St., #15](#) – To re-roof;
 - xiii. [616 Commercial St.](#) – To replace 10 windows in kind;
 - xiv. [396 Commercial St.](#) – To remove and replace a deck;
 - xv. [8 Commercial St., #A4](#) – To re-shingle;
 - xvi. [8 Commercial St., #A3](#) – To re-shingle;
 - xvii. [5 Dyer St.](#) – Replace a bay window and an attic window in kind;
 - xviii. [423 Commercial St.](#) – To install an exterior stair lift;
 - xix. [22 Alden St., #3](#) – To install 3 skylights;
 - xx. [348 Commercial St.](#) – To re-shingle; and
 - xxi. [373 Commercial St.](#) – To re-shingle east side of a structure.
- 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 and October 18, 2017.

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

3. Public Hearings: VOTES MAY BE TAKEN

- a) [HDC 18-037](#) (continued from the meeting of October 18th)
Application by **Wesley Price**, of **C.H. Newton Builders, Inc.**, on behalf of **Neil Jacobs & Eric Ganz**, requesting to replace an existing fence on the east elevation and construct a new ipe deck on the west elevation of the property located at **6 Cottage Street**.

(Public Hearings continued on next page)

- b) [HDC 18-043](#) (continued from the meeting of October 18th)
Application by **Cotuit Bay Design, LLC**, on behalf of **Kip Financial, LLC**, requesting to remove decks, stairs and a one-story section of an existing structure and to construct new decks, dormers and a detached 1½ story cottage on the property located at **446 Commercial Street**.
- c) [HDC 18-051](#)
Application by **Mike Bedard/Renewal by Andersen**, on behalf of **John D. Quaglia**, requesting to replace 8 casement and 8 double-hung windows on the structure located at **4 Mozart Avenue, #3**.
- d) [HDC 18-056](#) (continued from the meeting of October 18th)
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**.
- e) [HDC 18-057](#) (continued from the meeting of October 18th)
Application by **Don DiRocco, of Hammer Architects**, on behalf of **Jay Anderson** requesting to construct a new two-story structure on the north elevation of the property located at **53 Commercial Street, Front**.
- f) [HDC 18-060](#) (continued from the meeting of October 18th)
Application by **Tom Thompson**, on behalf of **Ronald C. Homer**, requesting to remove and replace two double-hung windows with a five-panel French door unit on the south elevation of the structure and replace an existing section of a fence on the south elevation of the property located at **7 Commercial Street, #3**.
- g) [HDC 18-061](#) (continued from the meeting of October 18th)
Application by **Jean Innocent, dba ACT Remodeling**, on behalf of **Louise Meads**, requesting to replace 5 windows and add a new doorway on the structure located at **4 Baker Avenue**.
- h) [HDC 18-065](#)
Application by **Mike Czyoski**, on behalf of **Van Dereck Trust**, requesting to install two double-hung windows in an open wall on the structure at **7 Freeman Street**.
- i) [HDC 18-066](#)
Application by **Robert Fiset**, requesting to demolish a cottage and one-story dwelling on the property located at **168 Bradford Street Extension**.
- j) [HDC 18-073](#)
Application by **Benjamin R. Hayes**, requesting to remove an exterior brick hearth and chimney wall on the structure at **634 Commercial Street**.
- k) [HDC 18-074](#)
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**.

(Public Hearings continued on next page)

l) **HDC 18-077**

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**.

m) **HDC 18-078**

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**.

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.;**
- r) **HDC 18-029: 3 Cudworth St.;**
- s) **HDC 18-026: 22 Bangs St.;**
- t) **HDC 18-038: 25 Tremont St., #A1;**
- u) **HDC 18-039: 104A Bradford St.;**
- v) **HDC 18-041: 197 Bradford St.;**
- w) **HDC 18-042: 156 Bradford St., #6;**
- x) **HDC 18-054: 105 Commercial St.;**
- z) **HDC 18-055: 51 Commercial St., Shack; and**
- aa) **HDC 18-064: 403 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

Posted by the Town Clerk www.provincetown-ma.gov Posted by the Assistant Town Clerk

10/27/2017 11:am AR