

Planning Board
Judge Welsh Hearing Room
November 3, 1999

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Present: Gordon Gaskill - Chairman
John Paul Grunz
Jay Coburn
Topic 1: 28 Bradford Street, Terence M. Welch

Site Plan approval under Article 111, Section 3900, High Elevation Protection of the Zoning By-law. The applicant seeks approval for the construction of an addition within the High Elevation Protection District A (Residential Class W Zone) (Case 99-037)

Present: Terence M. Welch
Motion: Move to approve plan for addition to 28 Bradford Street as presented September 11, 1999 JC/JPG
Vote: Approve 3 Disapprove 0

Topic 2: 7 Telegraph Hill, Ozland Realty, LLC
Site Plan approval under Article 111, Section 3900, High Elevation Protection of the Zoning By-law. The applicants seek approval for the construction of a single family dwelling within the High Elevation Protection District B (Residential Class B Zone) (Case 99-038)

Present: Ron Reil, Billy Rogers, Jamie Veara

Planning Board scheduled Site Visit for Friday, November 12, 1999, at 1:00AM

Topic 3: 291 Commercial Street, Hake Nominee Trust

This included a Public Hearing with some abutters present. Since no one from Hake Nominee Trust was present, the item was put off for a later time or date.

CONTINUED FROM OCTOBER 20, 1999

Topic 4: 684 Commercial Street, Locke Family Trust
22-lot Preliminary Subdivision

Present: Atty. Jay Murphy who asked the Planning Board for a continuance until the next meeting, November 17, 1999

Topic 5: 9 Telegraph Hill, OzIand Realty, LLC
Site Plan approval under Article 111, Section 3900, High Elevation Protection of the Zoning By-law. The applicants seek approval for the construction of a single family dwelling within the High Elevation Protection District B (Residential Class B Zone) (Case 99-029)

Present: Ron Reil, Billy Rogers, Jamie Veara, Jay Murphy

Amended plan presented covering concerns of Planning Board members from a previous meeting. Also covenant text regarding protection of trees.

Motion: Move top approve site plan for 9 Telegraph Hill revised as of October 29, 1999 with inclusion of the Restrictive Covenant protecting trees of 12" minimum diameter and 3' height. JC/JPG

Vote: Approve 3 Disapprove 0

Topic 6: 48 and 64 Race Point Road, Miriam A. Colinson
Update of site restoration

Present: Miriam Colinson, James Buckingham, Jamie Veara

Certified plan and letter submitted in regard to bringing the land back to the original submitted topography plan.

Planning Board scheduled a site visit for Friday, November 12, 1999, at 11:30 AM

Topic 7: 50 Harry Kemp Way, Harry Kemp Corporation
Application under Article 111, Section 3100, Dwelling Units and Commercial Accommodations of the Zoning By-law. The applicant seeks site plan review for the construction of four dwelling units on a single lot. (Residential Class WB Zone) (Case 99-031)

Present: Ken Weiss, Billy Rogers,

Planning Board gave a report of the Site Visit.

Motion: Move to approve site plan for 50 Harry Kemp Way revised as of October 7, 1999. JC/JPG

Vote: Approve 3 Disapprove 0

Topic 8: 52 Harry Kemp Way, Harry Kemp Corporation
Application under Article 111, Section 3100, Dwelling Units and Commercial Accommodations of the Zoning By-law. The applicant seeks Site Plan Review approval for the construction of four dwelling units on a single lot. (Residential Class WB Zone) (Case 99-032)

Present: Ken Weiss, Billy Rogers

Motion: Move to approve site plan for 52 Harry Kemp Way as of November 3, 1999. JC/JPG

Vote: Approve 3 Disapprove 0

Topic 9: 54-58 Harry Kemp Way, Harry Kemp Corporation
Application under Article 111, Section 3100, Dwelling Units and Commercial Accommodations of the Zoning By-law. (Residential Class WB Zone) (Case 99-033)

Motion: Move to continue this subject at the next meeting. JC/JPG

Present: Steve Boggess

This item was expected to be taken up earlier in the evening. When noone showed up to represent Hake Nominee Trust, it was put off for a later time. Abbutters present to attend the Public Hearing segment then went home.

Motion: Move to continue this subject and the Public Hearing at the next meeting, Wednesday, November 17, 1999. JC/JPG

Vote: Approve 3 Disapprove 0

Topic 12: Review of the minutes from October 20, 1999.

Motion: Move to approve minutes of October 20, 1999 as corrected.

JPG/JC

Vote: Approve 3 Disapprove 0

Motion: Move to Adjourn JC/JPG

Vote: Approve 3 Disapprove 0

Meeting adjourned at 8:45 PM.

Board