

Town of Provincetown Planning Board

Public Hearing Minutes June 7, 2000

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Members present: Jay Coburn, Gordon Gaskill (Chairman), John Paul Grunz, Anne Howard and Richard Olson

Member absent: Jeff Carroll (alternate)

Agenda:

6:30 p.m. site visit at 24 Captain Bertie's Way, Sanjo Realty Trust

7:00 p.m. Public Meeting

Approval Not Required:

2000-10 Slade Assoc., Inc. on behalf of Robert R. Meads
29 Nelson Avenue & 17 Nelson Avenue

Discussion Items:

1. William Rogers, II on behalf of Ken Weiss
5 Telegraph Hill (lot #7)
2. Robin Reid on behalf Nay Block Realty Trust
30 and 43 Atkins-Mayo Road

Approval of Minutes

Any other business that shall properly come before the board.

2000-10 Slade Assoc., Inc. on behalf of Robert R. Meads (29 Nelson Ave & 17 Nelson Ave)

Chester Nimitz Lay presented the plan to the Planning Board. Mr. Meads was deeding a small amount of land to Jose M. Passos et ux in order to allow the lot sufficient access. After the transfer lot 29 will have 6,760 square feet and lot 30 will have 7,540 square feet.

Motion: Jay Coburn moved that the Planning Board endorse the 2 Lot Approval Not Required for 29 and 17 Nelson Avenue on the plan dated May 1, 2000. John Paul Grunz seconded it and it passed unanimously. 5-0

William Rogers, II on behalf of Ken Weiss – 5 Telegraph Hill (lot #7)

Mr. Rogers made a presentation regarding what he planned doing on lot #7. After a bit of discussion it was decided a site visit was in order. The site and plans would be more easily visualized if the lot is staked and Billy gives a tour to the Board. It was decided a site visit will take place on Tuesday, June 13th at 5:30 p.m. Everyone agreed to the date and time. Mr. Rogers said visualization would be simplified since all trees and bushes have been eliminated.

Robin Reid presenting on behalf of Nay Block Realty Trust- 30 & 43 Atkins-Mayo Road

Robin Reid said she has had many long talks with Warren Alexander which the Planning Board had encouraged her to do. She thinks a subdivision of property in that area has happened before setting the precedent but she is still researching the matter. Also she pondered the fact that the property is over 100 years old which meant it existed before rules governing it would apply. She also said the entire area could be made into condos very easily but this was neither a threat nor a wish of the owners. The whole case was merely a case of two sisters who wanted the large area subdivided so they could each own their own property entirely.

The next question she addressed was whether the width of the road was sufficient and the argument that countered that was that it must be since it's now being used for traffic. After a mini poll of the Board, none of whom objected strenuously, it was decided that she could continue researching all angles and when she had collected sufficient data, come before the Board again for their consideration.

A discussion preceded the approval of the minutes. John Paul wanted the following sentence inserted at the end of the second paragraph of page two. *[Mr. Malone agreed to furnish an "as built" site plan to the Board upon completion of the project.]* The amendment was agreed to.

Motion: Jay Coburn made a motion to accept the minutes of the May 17th meeting as amended. Anne Howard seconded the motion and it passed unanimously.

Richard Olson said, as he had said on prior occasions, he'd really like to have an independent engineer go over the

plans they have to review. He also felt rather frustrated since the Board receives proposed plans as soon as they arrive at the meeting with no chance to go over them and study them. - And then at the end of the meeting they are all collected and they still have no time to go over them. This discussion will continue at a later date.

Gordon Gaskill suggested asking Judith Oset to attend the next regularly scheduled meeting of the Planning Board and discuss Richard's concerns with her. Richard also felt counsel might be sought before any decision becomes an issue.

Motion: A motion was made to adjourn the meeting at 8:00 p.m. It was seconded and passed unanimously.

THE NEXT MEETING WILL TAKE PLACE ON JUNE 21, 2000 AT 7:00 P.M. AND WILL BE A PUBLIC HEARING ON THE PIER PROJECT.

Respectfully submitted,

Evelyn Rogers Gaudiano

Approved by _____ on _____
Gordon Gaskill, Chairman date