

Public Meeting Agenda

November 19, 2015

The Provincetown Zoning Board of Appeals will hold a Work Session starting at **6:30** pm and a Public Hearing at **7:00** pm on Thursday, November 19, 2015, in the Judge Welsh Hearing Room, Town Hall, 260 Commercial Street, Provincetown, MA.

A. Work Session

- i. Pending Decisions
 - a. **Case #FY 16-07 (Peter)**
Application by David Bararducci on behalf of the Nathaniel Hopkins Condominium at Union Wharf Trust requesting a Special Permit pursuant to Article 3, Section 3110, Change, Extension or Alteration, and Article 3, Section 3115, Demolition and Reconstruction, to demolish and reconstruct the pier with an increase in height of 3.7 feet and no structural change to the 3 existing dwelling units at the property located at **99 Commercial Street (Res 3 Zoning District)**.
- ii. Review and approve Minutes of the November 5, 2015 meeting
- iii. Discussion regarding board member vacation schedules and quorums
- iv. Any other business that may properly come before the Board

B. Public Hearings

- a. **Case #FY 16-10 (Continued to December 17)**
Application by Lester Jay Murphy Esq. on behalf of 3 Cottages LLC requesting a Special Permit pursuant to Article 2, Section 2550, Multiple Buildings Per Lot, and Article 3, Section 3110, Change, Extension or Alteration, to demolish three existing single family structures and construct two duplex structures at the property located at **52 Creek Road (Res 3 Zoning District)**.
- b. **Case #FY 16-12 (Continued from November 5)**
Application by Siobhan Carew requesting a Special Permit pursuant to Article 2, Section 2460, Special Permit Requirements, to allow the continued use of the existing restaurant with full liquor license but under new management and with no change to seating layout or increase in seating at the property located at **99 Commercial Street (Res 3 District)**.
- c. **Case #FY 16-13**
Application by Kevin Bazarian on behalf of Zoltan's Landing LLC requesting a Special Permit pursuant to Article 2, Section 2550, Multiple Buildings Per Lot, Article 3, Section 3110, Change, Extension or Alteration, and Article 3, Section 3115, Demolition and Reconstruction, to demolish an existing single story building and reconstruct a two story building within the existing footprint and to preserve the two principle structures on the lot without the required square footage at the property located at **401 1/2 Commercial Street (TCC District)**.