

Public Meeting November 28, 2018

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 28, 2018, in the Judge Welsh Room in Town Hall, 260 Commercial Street, Provincetown, MA.

1. Work Session: VOTES MAY BE TAKEN

- a) **Vote to approve 2019 HDC Schedule.**
- b) **Update on potential violations reported to the Building Commissioner.**
- 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 December 5, 2018 Public Hearing agenda and Administrative Reviews to be acted on by a subcommittee appointed by the Commission.**
 - i) [99 Commercial St.](#) (continued from the meeting of November 7th) – To repair window glass and replace roofing and siding shingles;
 - ii) [16 MacMillan Wharf](#) – To install a new rubber roof ;
 - iii) [379 Commercial St.](#) – To replace 2 doors in kind, re-side and to replace trim;
 - iv) [371 Commercial St.](#) – To replace roofing shingles;
 - v) [151 Commercial St.](#) – To replace roofing shingles ;
 - vi) [18 Pleasant St., #3](#) – To replace siding shingles;
 - vii) [256 Bradford St.](#) – To replace 9 windows in kind;
 - viii) [49 Bradford St., #11](#) – To replace cedar shingles ;
 - ix) [49 Bradford St., #9](#) – To replace cedar shingles ;
 - x) [8 Cottage St.](#) – To replace all windows and a kitchen door;
 - xi) [1 High Pole Hill Rd.](#) – To replace steel doors;
 - xii) [200 Commercial St.](#) – To replace an existing door and a front plate-glass window ;
 - xiii) [111 Commercial St., Wharf](#) – To replace windows and doors, replace siding and re-shingle roof and rebuild exterior stairs and add a roof over the stairs as part of an upper deck ;
 - xiv) [18 Cottage St.](#) – To install a 6' stockade-style fence ;
 - xv) [14 Standish, #1](#) – Relocate and install windows, build an exterior stair and a new wood railing;
 - xvi) [286½ Bradford St.](#) – To construct 3 dwellings with gable-style roofs, decks and painted wood trim ;
 - xvii) [259-263 Commercial St.](#) – To extend a deck above a storage unit;
 - xviii) [518 Commercial St.](#) – To replace rotten trim and a lattice fence and to replace front doors with all-clad doors; and
 - xix) [5 Fishburn Ct.](#) – To renovate an existing sunroom, changing a shed to a gable end roof and replace windows, a door and railing details.
- d) **Any other business that shall properly come before the Commission:** Discussion regarding projects at 345A Commercial St. and 5 Conwell St.

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

(Public Hearing continued on next page)

3. Public Hearing: VOTES MAY BE TAKEN

- a) [HDC 18-279](#) (continued to the meeting of February 6th, 2019)
Application by **Regina Binder**, on behalf of **199 Bradford St., LLC**, requesting to replace trim, siding and roofing materials, to add a covered porch and balcony on the south elevation, to reduce the size of window openings on the west elevation and to replace windows on the south and east elevations on the structure located at **199 Bradford Street**.
- b) [HDC 19-007](#) (continued to the meeting of December 19th)
Application by **Peter Markauer**, of **LDA Architecture & Interiors**, on behalf of **Thomas Tannariello**, requesting to add a second story residential unit, including extending the brick façade upward, to add an interior elevator, preserve a south entry portico and add a roof deck on the structure at **170 Commercial Street**.
- c) [HDC 19-047](#) (continued from the meeting of November 7th)
Application by **Ted Smith, Architect, LLC**, on behalf of **Joshua Ronnebaum**, requesting to lift a structure pursuant to FEMA guidelines, install new windows, including skylights, and sliding doors, rebuild a front porch, add a dormer on the east elevation and infill a corner area on the north elevation of the structure located at **122 Commercial Street**.
- d) [HDC 19-059](#) (continued from the meeting of November 7th)
Application by **509 Commercial St., LLC** requesting to demolish an existing building and build a new structure using plans previously approved in HDC 18-107 at the property located at **509 Commercial Street**.
- e) [HDC 19-084](#)
Application by **Todd Perry** requesting to add a dormer with three windows on the west elevation and a new second floor deck on the south elevation with a door and a bay window, add an egress stair with a landing on the north elevation and add three skylights and 4 small windows on the east elevation on the structure located at **361 Commercial Street, #C-U4**.

4. **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, 2017, May 10, October 3, October 17, November 5 and November 7, 2018.

5. Deliberations on Pending Decisions: VOTES MAY BE TAKEN

- a) **HDC 17-127: 307 Commercial St.;**
- b) **HDC 17-146: 355 Commercial St.;**
- c) **HDC 17-150: 535 Commercial St.;**
- d) **HDC 17-217: 3 Cudworth St.;**
- e) **HDC 17-294: 48½ Bradford St.;**
- f) **HDC 18-039: 104A Bradford St.;**
- g) **HDC 18-054: 105 Commercial St.;**
- h) **HDC 18-055: 51 Commercial St., Shack;**
- i) **HDC 18-064: 403 Commercial St.;**
- j) **HDC 18-107: 509 Commercial St.;**

(Pending Decisions continued on next page)

- k) **HDC 18-141: 214A Commercial St.;**
- l) **HDC 18-159: 7 Bradford St.;**
- m) **HDC 18-161: 57A Pleasant St.;**
- n) **HDC 18-167: 26 Montello St.;**
- o) **HDC 18-199: 212-214 Commercial St.;**
- p) **HDC 18-203: 379 Commercial St., #14;**
- q) **HDC 18-228: 51 Commercial St.;**
- r) **HDC 18-243: 143 Commercial St.;**
- s) **HDC 18-237: 17 Alden St.;**
- t) **HDC 18-251: 15 Atwood Ave.;**
- u) **HDC 18-272: 7 Bradford St.;**
- v) **HDC 18-273: 34A Pearl St.;**
- w) **HDC 18-284: 560 Commercial St.;**
- x) **HDC 18-289: 348 Commercial St.;**
- y) **HDC 19-011: 577 Commercial St.;**
- z) **HDC 19-012: 93 Commercial St.;**
- aa) **HDC 19-018: 212 Bradford St.;**
- bb) **HDC 19-026: 51 Commercial St., Rear;**
- cc) **HDC 19-027: 53 Commercial St., Shack;**
- dd) **HDC 19-030: 347 Commercial St.;**
- ee) **HDC 19-031: 5 Arch St.;**
- ff) **HDC 19-032: 473 Commercial St.;**
- gg) **HDC 19-035: 411 Commercial St.**
- hh) **HDC 19-038: 7A Point St.;**
- ii) **HDC 19-039 8 Cottage St.;**
- jj) **HDC 19-044: 14 W. Vine St.;**
- kk) **HDC 19-046: 12 Mechanic St., #2;**
- ll) **HDC 19-049: 521A Commercial St.;**
- mm) **HDC 19-050: 6A Cook St., U#;**
- nn) **HDC 19-057: 553 Commercial St., UA;**
- oo) **HDC 19-058: 259 Bradford St.;**
- pp) **HDC 19-060: 6A Cook St., U1;**
- qq) **HDC 19-068: 466 Commercial St.;**
- rr) **HDC 19-073: 83 Commercial St.;**
- ss) **HDC 19-076: 72A Commercial St.;**
- tt) **HDC 19-077: 42 Commercial St.; and**
- uu) **HDC 19-079: 12 Franklin St., #1.**

VOTES MAY BE TAKEN ON ANY OF THE ABOVE AGENDA ITEMS

Thomas Biggert, Chairman

Posted by the Assistant Town Clerk www.provincetown-ma.gov 11/21/2018, 10:15 am AR

Revised 11/26/2018, 9:30 am AR