

44

CAPTAIN  
BERTIE'S  
WAY

PROVINCETOWN, MA 02657

OWNER / DEVELOPER:

NEW BOSTON VENTURES, LLC  
540 Tremont Street  
Boston, MA 02116  
(617) 542-3500  
www.newbostonventures.com

DESIGN ARCHITECT:

DOLEZAL + Architecture  
54 Pleasant Street  
Provincetown, MA 02657  
(617) 901-5918  
www.DolezalArchitecture.com

ARCHITECT OF RECORD:

MACHADO SILVETTI  
560 Harrison Avenue, Suite 301  
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Office (617) 426-7070  
www.machado-silvetti.com

CIVIL ENGINEER:

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STRUCTURAL ENGINEER:

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M.E.P. / FIRE ENGINEER:

REVIVALRY ENGINEERING  
50 Terminal Street, Bldg 2, #716  
Charlestown, MA 02129  
(857) 244-1461  
www.revivalryeng.com

LANDSCAPE ARCHITECT:

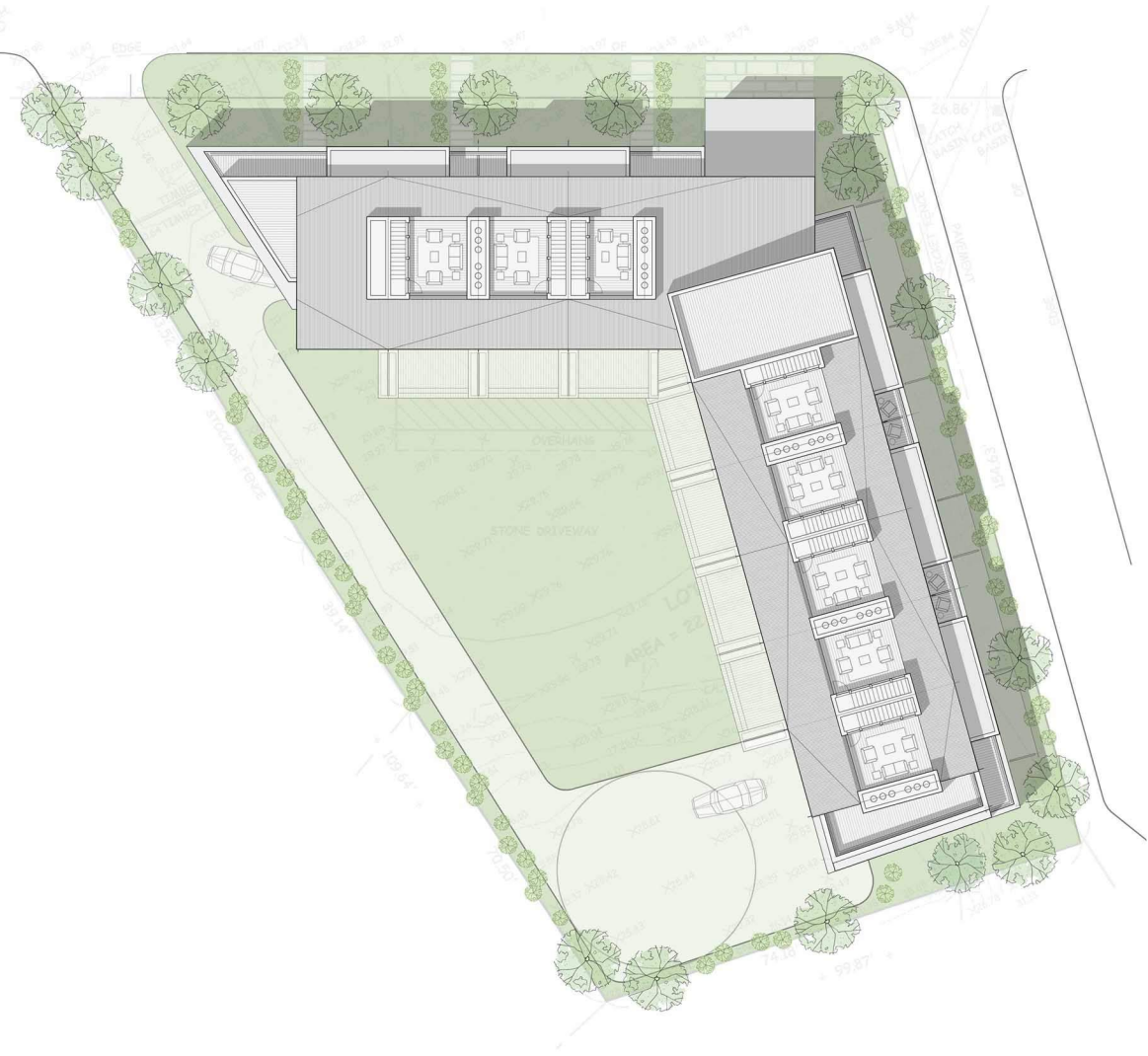
LEBLANC JONES L.A., INC.  
535 Albany Street, No 5A  
Boston, MA 02118  
Office (617) 426-6475  
www.leblancjones.com

BUILDING PLANS:

13 JANUARY 2025

REVISIONS:

NO.	DATE



44 CAPTAIN BERTIE’S WAY

SCHEMATIC DESIGN / PLANS

13 JANUARY 2025

FULL SIZE PRINT SET 24”x 36”:

- A1.00 - LOWER LEVEL / PARKING
- A1.01 - FIRST FLOOR / GARDEN
- A1.02 - SECOND FLOOR
- A1.03 - THIRD FLOOR
- A1.04 - FOURTH FLOOR / PENTHOUSE
- A1.05 - ROOF PLAN
- A2.01 - ELEVATIONS / NORTH
- A2.02 - ELEVATIONS / EAST, WEST
- A2.03 - ELEVATIONS / SOUTH
- A3.01 - TYPICAL UNITS

CCC APPLICATION  
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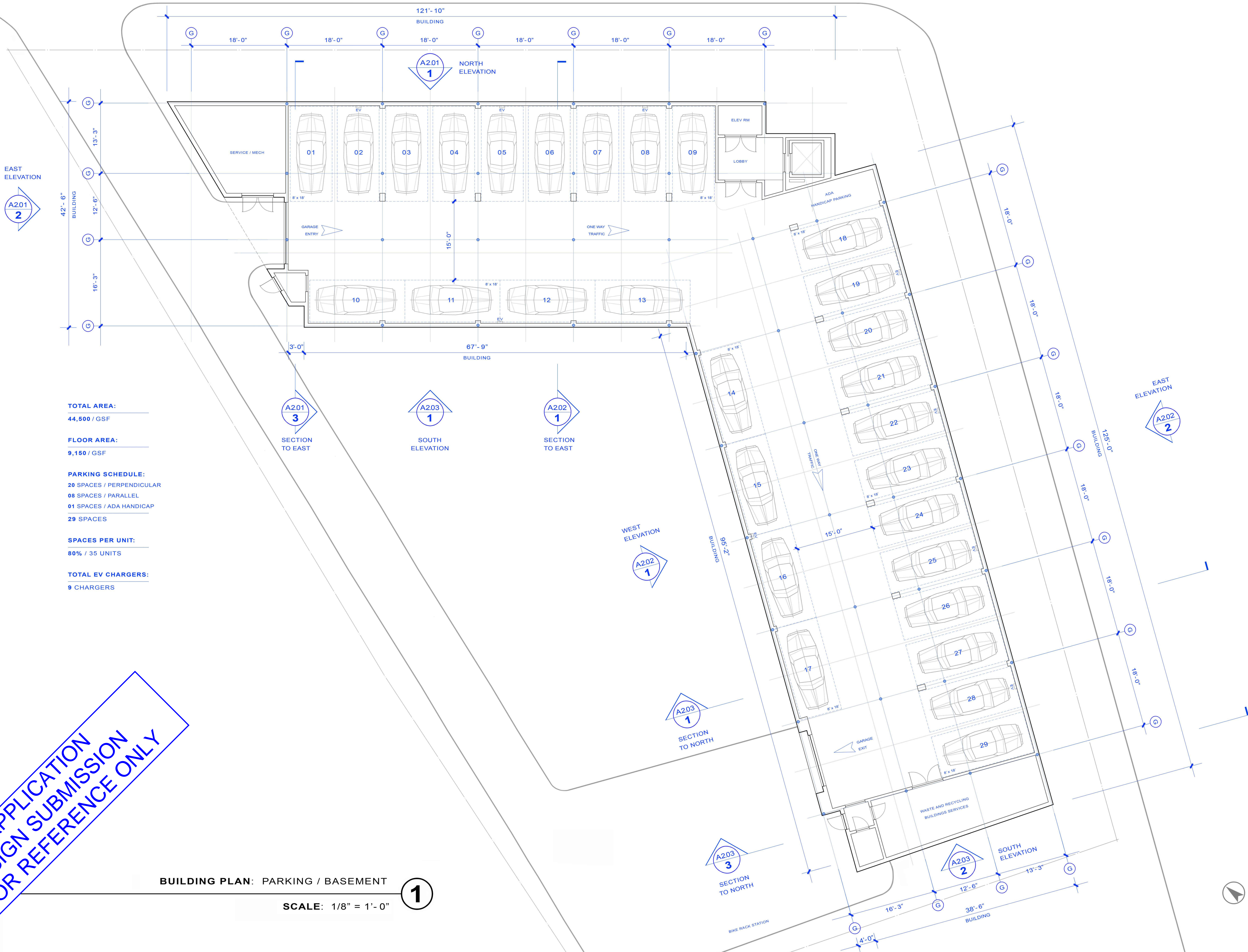
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BUILDING PLAN: PARKING / BASEMENT

SCALE: 1/8" = 1'-0"

1





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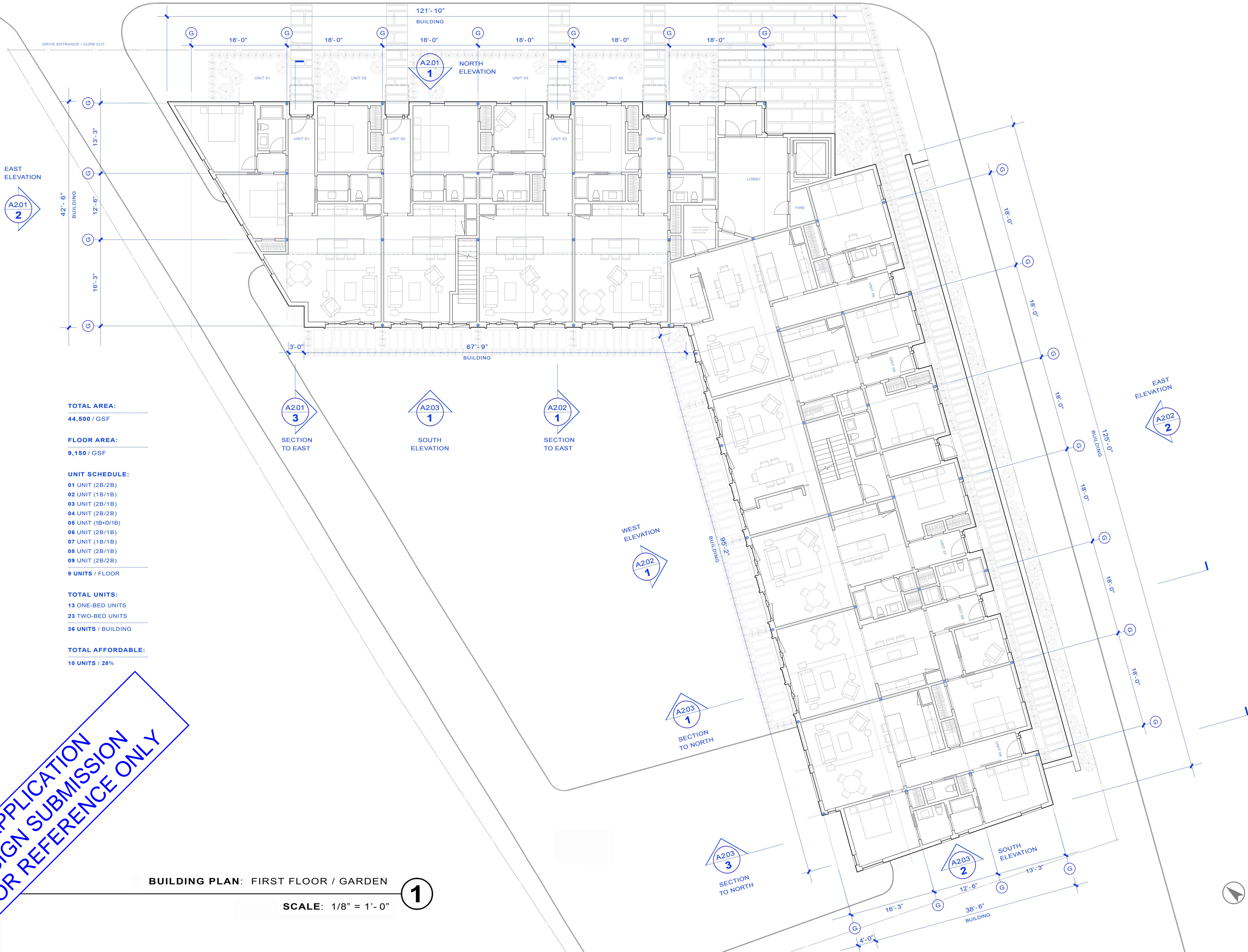
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BUILDING PLAN: FIRST FLOOR / GARDEN

SCALE: 1/8" = 1'-0"

1



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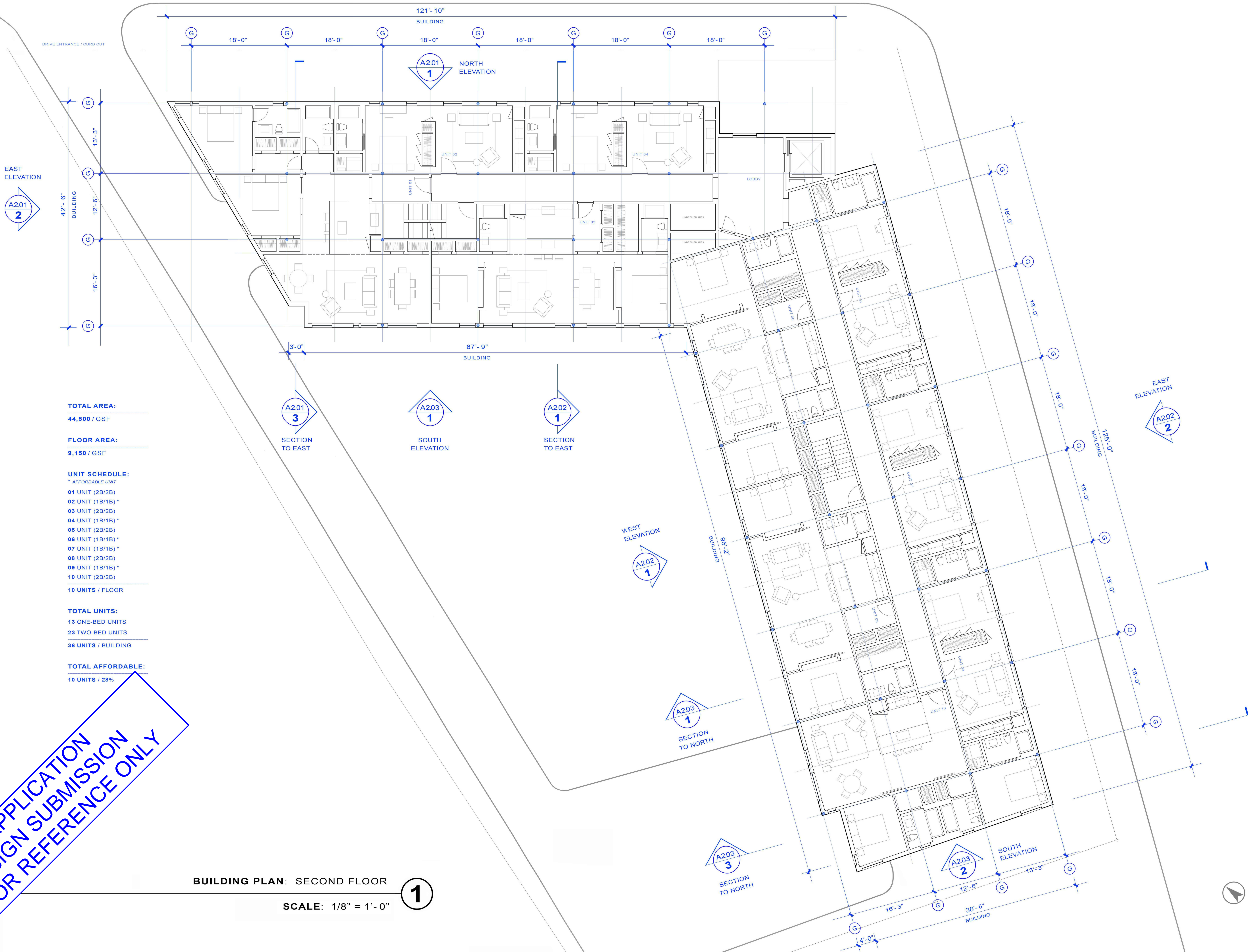
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REVISIONS:

NO.	DATE



TOTAL AREA:

44,500 / GSF

FLOOR AREA:

9,150 / GSF

UNIT SCHEDULE:

\* AFFORDABLE UNIT

01 UNIT (2B/2B)

02 UNIT (1B/1B) \*

03 UNIT (2B/2B)

04 UNIT (1B/1B) \*

05 UNIT (2B/2B)

06 UNIT (1B/1B) \*

07 UNIT (1B/1B) \*

08 UNIT (2B/2B)

09 UNIT (1B/1B) \*

10 UNIT (2B/2B)

10 UNITS / FLOOR

TOTAL UNITS:

13 ONE-BED UNITS

23 TWO-BED UNITS

36 UNITS / BUILDING

TOTAL AFFORDABLE:

10 UNITS / 28%

BUILDING PLAN: SECOND FLOOR

SCALE: 1/8" = 1'-0"

1

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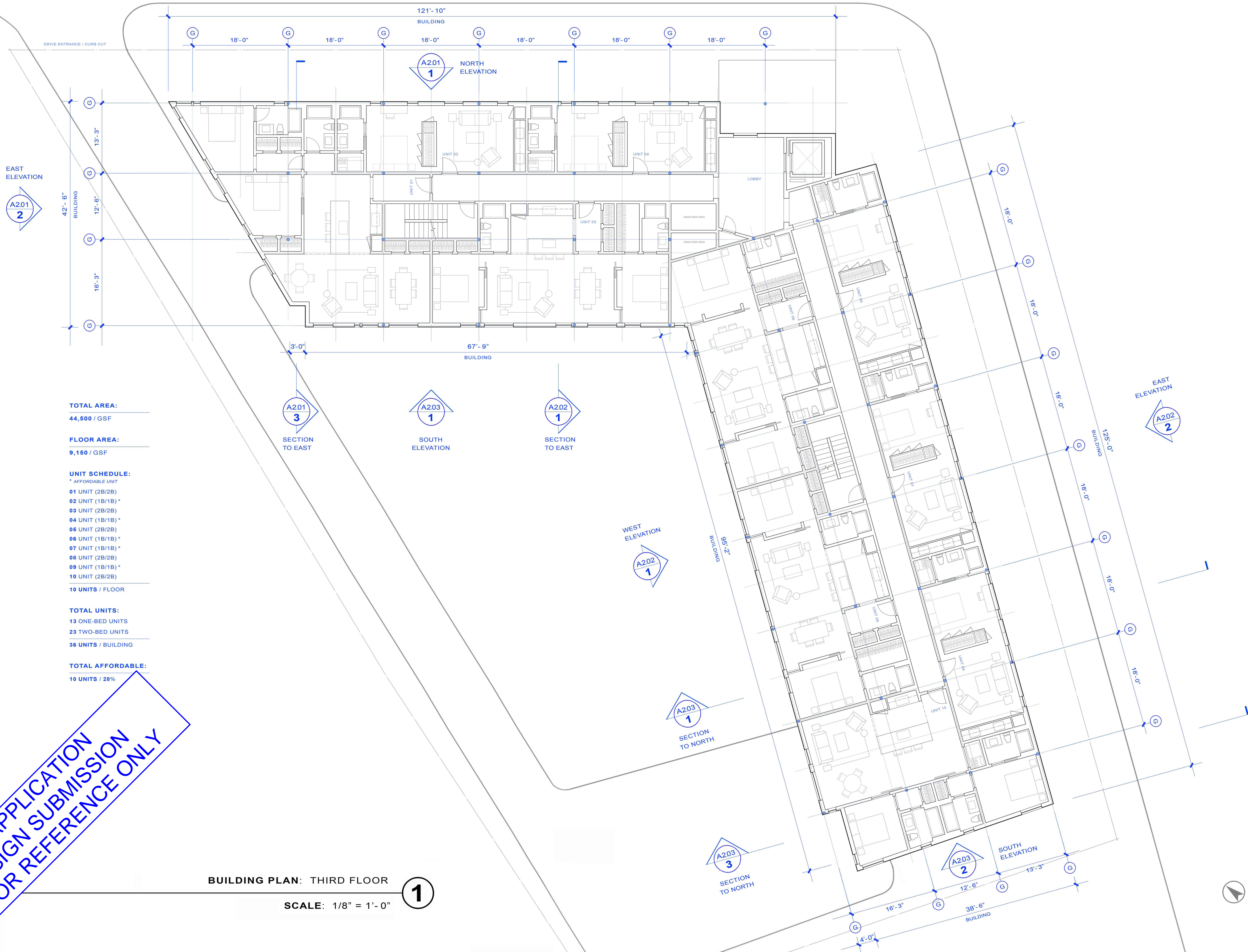
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BUILDING PLANS:

13 JANUARY 2025

REVISIONS:

NO.	DATE



TOTAL AREA:

44,500 / GSF

FLOOR AREA:

9,150 / GSF

UNIT SCHEDULE:

\* AFFORDABLE UNIT

01 UNIT (2B/2B)

02 UNIT (1B/1B) \*

03 UNIT (2B/2B)

04 UNIT (1B/1B) \*

05 UNIT (2B/2B)

06 UNIT (1B/1B) \*

07 UNIT (1B/1B) \*

08 UNIT (2B/2B)

09 UNIT (1B/1B) \*

10 UNIT (2B/2B)

10 UNITS / FLOOR

TOTAL UNITS:

13 ONE-BED UNITS

23 TWO-BED UNITS

36 UNITS / BUILDING

TOTAL AFFORDABLE:

10 UNITS / 28%

BUILDING PLAN: THIRD FLOOR

SCALE: 1/8" = 1'-0"

1

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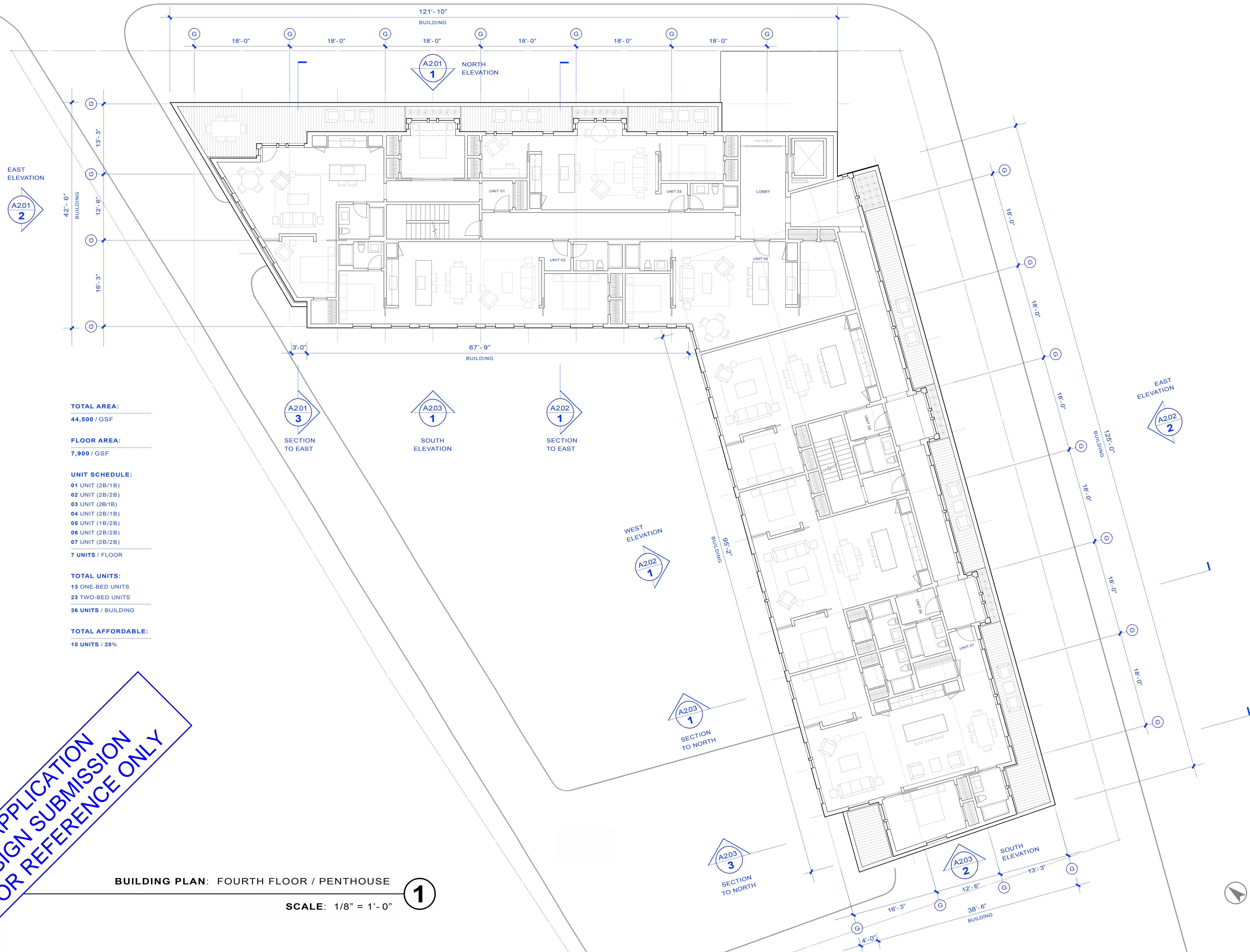
## BUILDING PLANS

13 JANUARY 2025

REVISIONS:

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## A1.04



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## BUILDING PLAN: FOURTH FLOOR / PENTHOUSE

**SCALE:** 1/8" = 1'-0"

1



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**BUILDING PLANS:**

**13 JANUARY 2025**  
REVISIONS:

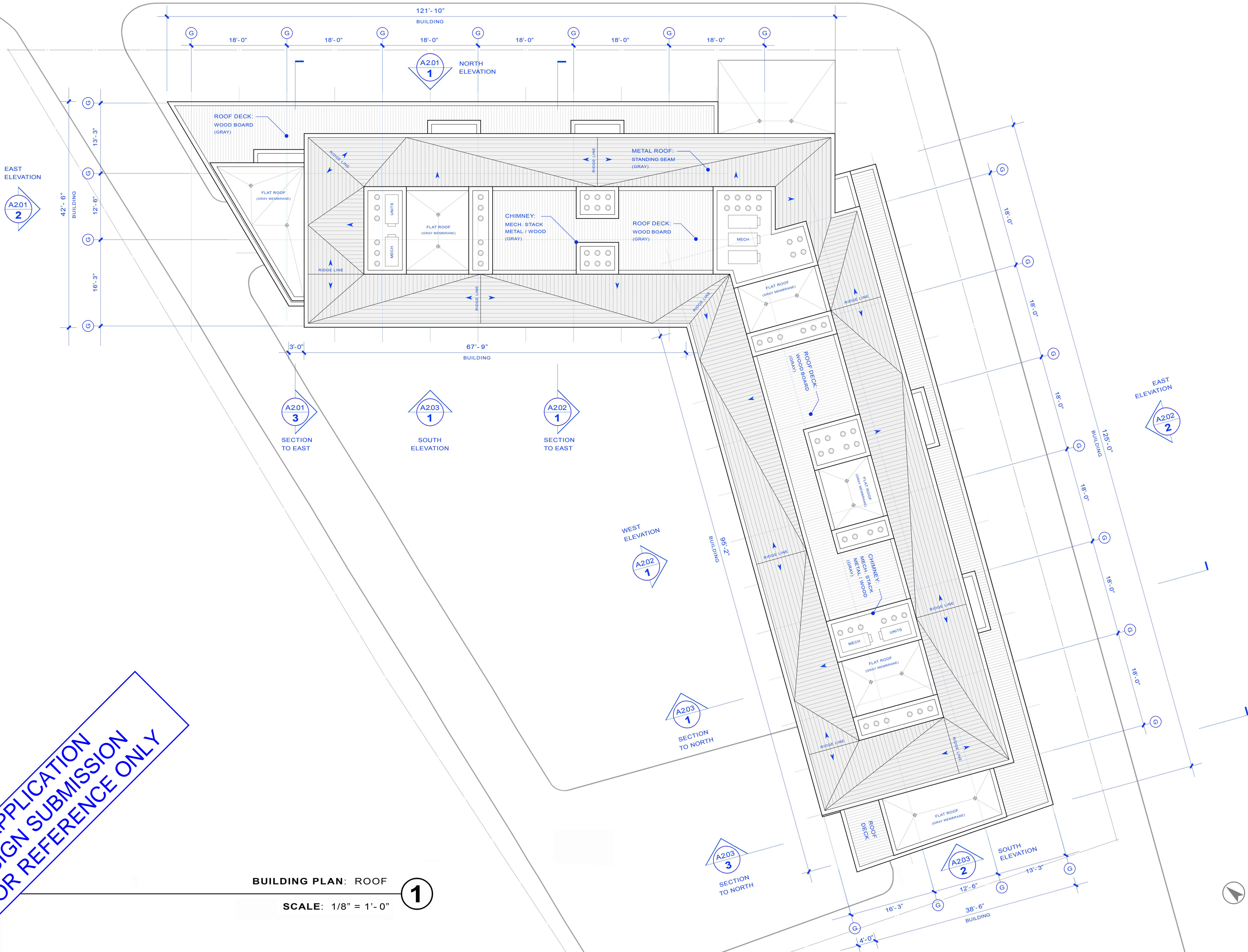
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BUILDING PLAN: ROOF

SCALE: 1/8" = 1'-0"

1





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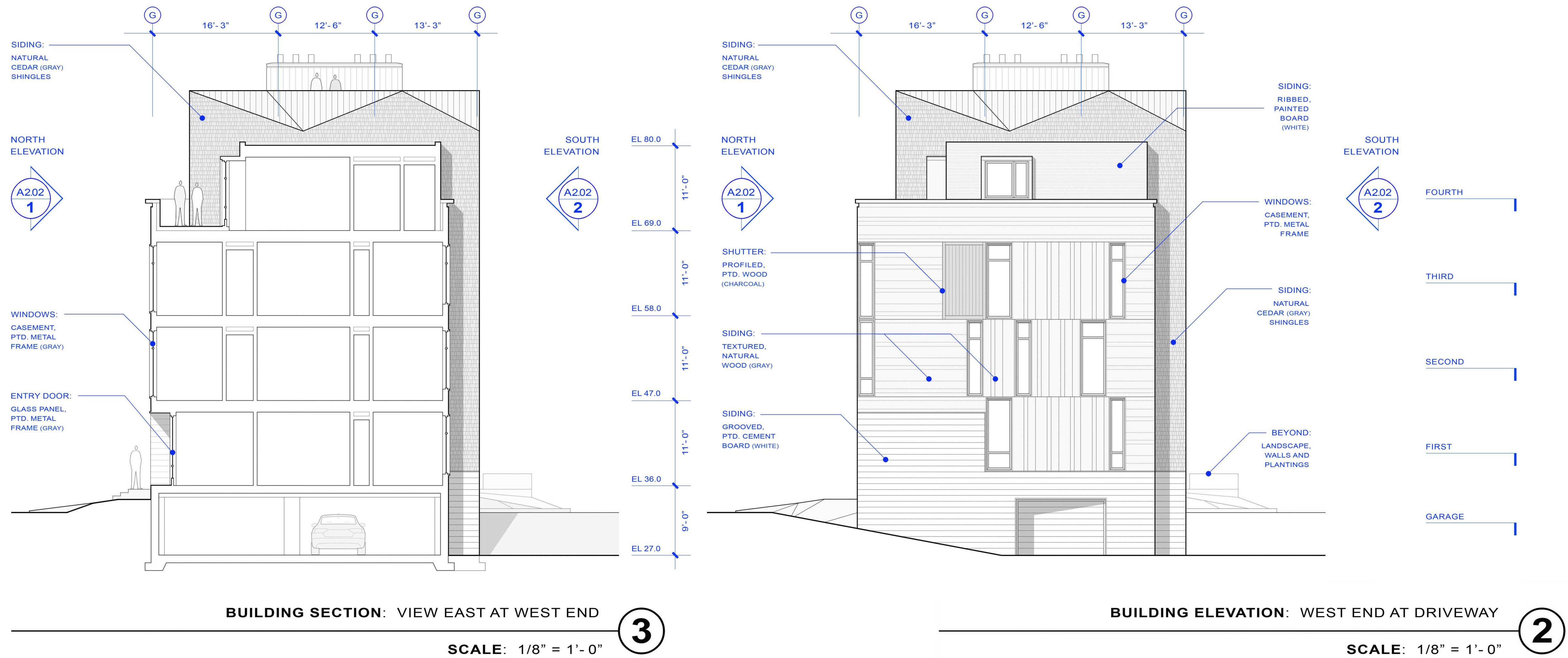
BUILDING PLANS:

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A2.01



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REVISIONS:

NO.	DATE



BUILDING ELEVATION: EAST AT SIDEYARD

SCALE: 1/8" = 1'-0"

2



BUILDING ELEVATION: WEST AT COURTYARD

SCALE: 1/8" = 1'-0"

1

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**BUILDING PLANS:**

3 JANUARY 2025

REVISIONS:

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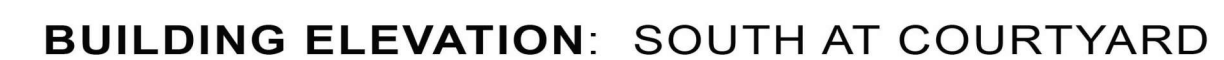
## A2.03



**SCALE:** 1/8" = 1'-0"

**BUILDING ELEVATION: SOUTH END AT STAIRCASE**

**SCALE:** 1/8" = 1'-0"



**SCALE:** 1/8" = 1'-0"

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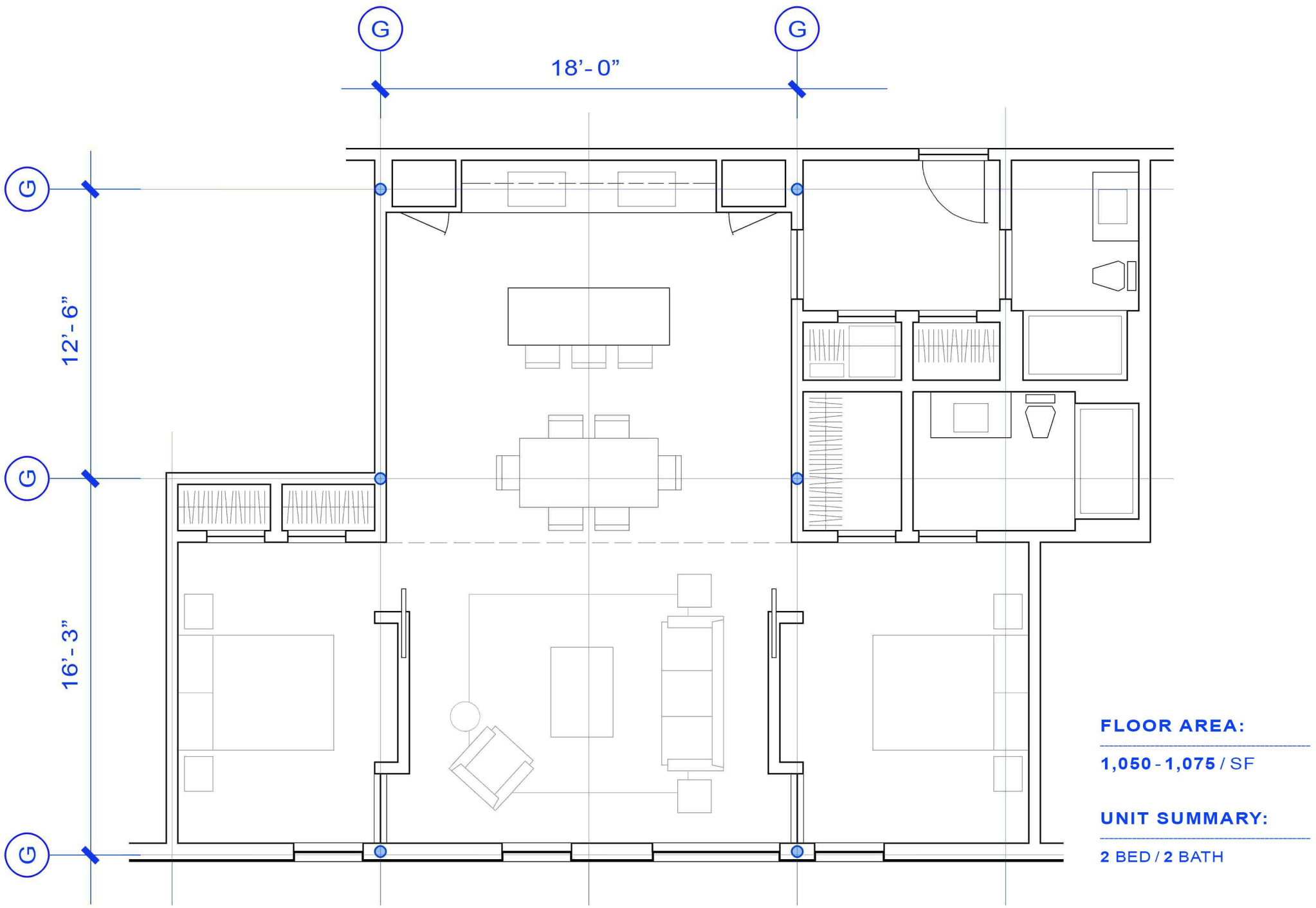
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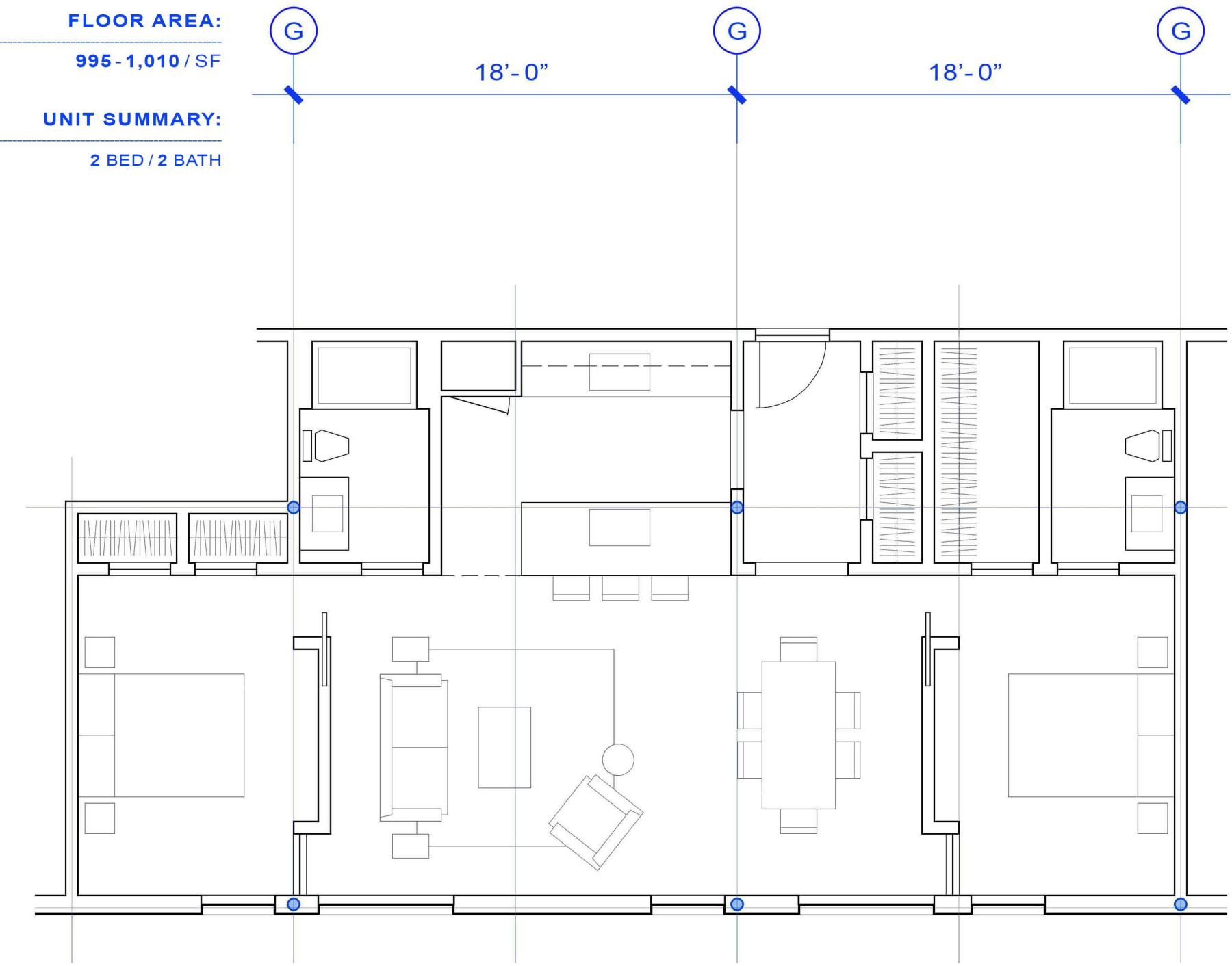
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UNIT PLAN: FOURTH FLOOR (TYP)

SCALE: 3/16" = 1' - 0"

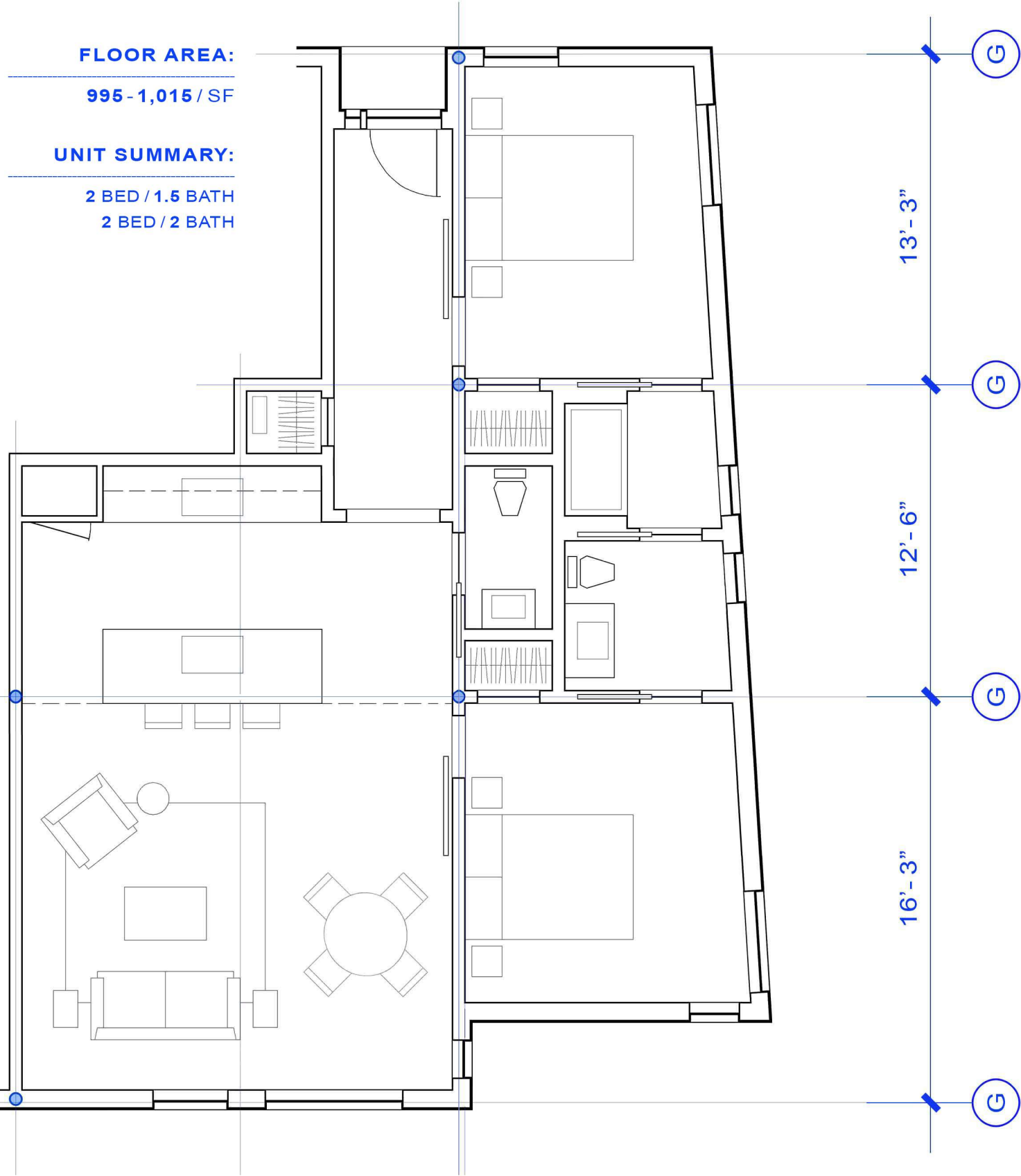
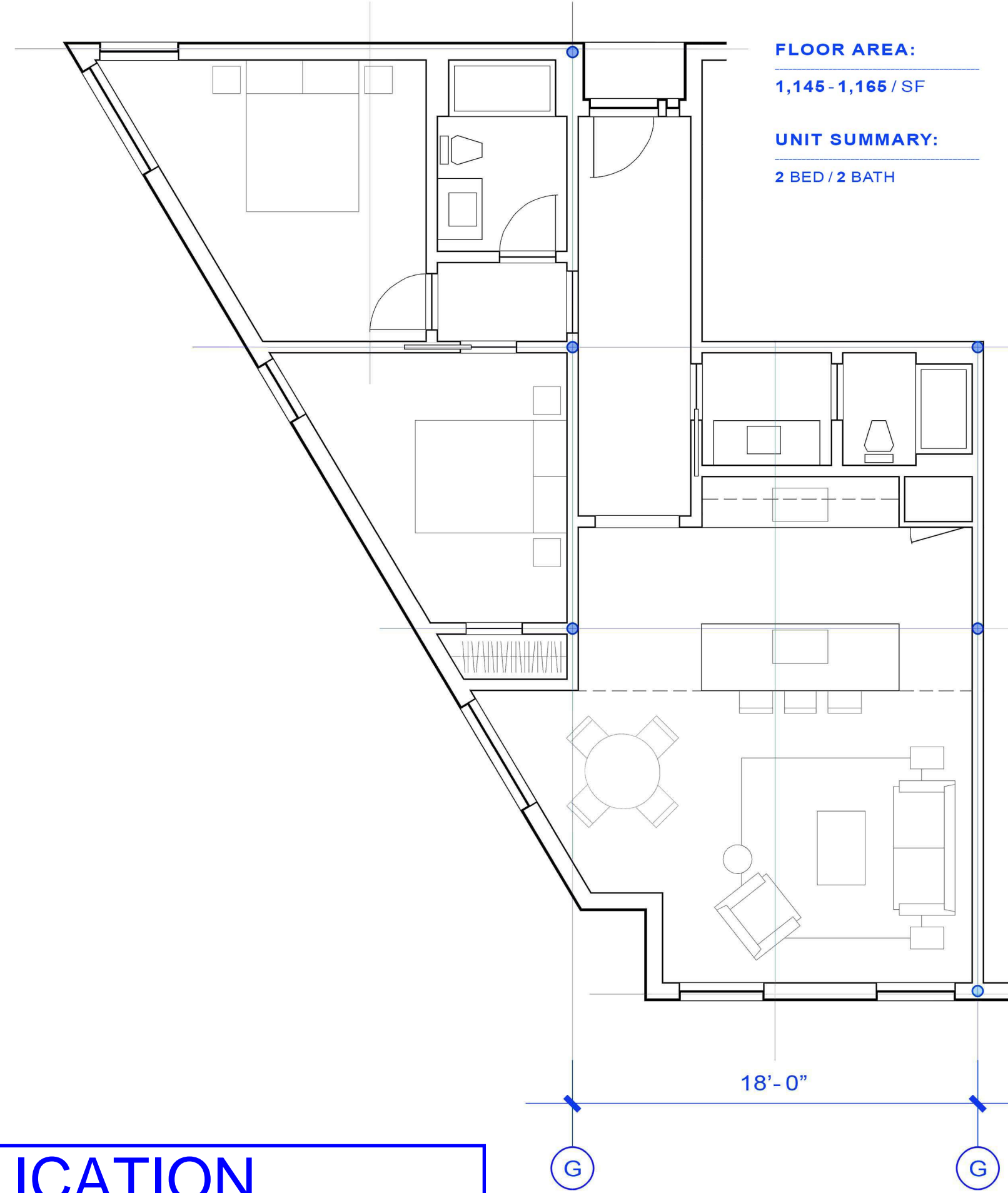
3



UNIT PLAN: SECOND / THIRD FLOOR (TYP)

SCALE: 3/16" = 1' - 0"

2



UNIT PLAN: FIRST FLOOR / GARDEN (TYP)

SCALE: 3/16" = 1' - 0"

1

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