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December 19, 2014
0106967-00002

By Hand Delivery

Jon Idman, Esq., Chief Regulatory Officer
Cape Cod Commission
3225 Main Street
Barnstable, MA 02630

Re: Franco Raponi, Trustee, Paesano Realty Trust
123 Waterhouse Road, Bourne

Dear Jon:

This correspondence is submitted on behalf of Franco Raponi, Trustee of the Paesano Realty Trust (the "Trust"), owner of the property addressed 123 Waterhouse Road in Bourne. As you know, the Trust obtained a hardship exemption decision from the Cape Cod Commission in January 2009 (Project No. HDEX #08022) permitting the Trust to occupy the first floor of the existing structure on the property. The decision contemplated certain mitigation, recognizing that a further waiver of that mitigation could be sought at such time that the Trust sought to occupy the second floor of this building.

At this time, the Trust requests further relief from the mitigation contemplated by the hardship decision, as described in the enclosed application materials, in connection with the Trust's proposal to finish and occupy the second floor of the existing structure and to construct a small outbuilding on the property. Pursuant to the hardship decision, this request for further relief is to be heard by the Commission's Committee on Planning and Regulation (formerly Regulatory Committee) (hereafter, the "Committee").

I am enclosing two (2) sets of the application materials for your use. In addition, next week I will provide you with a CD containing an electronic version of the filing.

At this stage, we request that Commission staff review the enclosed materials and then we would like an opportunity to discuss the submission with you and Commission staff prior to scheduling the meeting with the Committee. Please contact me after you have had a chance to review the enclosed submission so that we may talk about scheduling for this request.

Jon Idman, Esq., Chief Regulatory Officer
December 19, 2014
Page 2



Thank you very much for your assistance. I look forward to working with you on this project.

Very truly yours,

A handwritten signature in black ink, appearing to read 'Eliza Cox', written in a cursive style.

Eliza Cox

EZC:
Enclosures

cc: Franco Raponi, Trustee (w/ encls.)
Coreen Moore, Town Planner, Town of Bourne (w/ encls.)

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