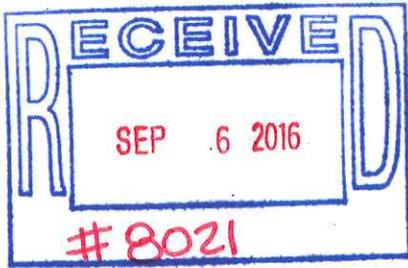




#8021 ANR
Mark Clausen & Mary Davis
130 Main Street
Map 42.3.3 Parcels 96.1, 96.2, 96.3





NANTUCKET TOWN CLERK

2016 AUG -1 PM 12: 56

NANTUCKET TOWN CLERK 2016 SEP -6 PM 2: 28

Nantucket Planning Board

Form A

Application for Endorsement of a Plan Believed Not to Require Approval (ANR)

Date: 8-1-16 *Name of Owner(s)/Applicant(s): MARK CLAUSEN & MARY DAVIS

*Owner's/Applicant's address: 4334 LELAND ST CHEVY CHASE
State: MD Zip Code: 20815

*(include all names and addresses of the principals of the owner entity such as principal officer of corporation, trustees of the trust and partners of the partnership)

Location of Property (Street or Area): 130 A MAIN ST.

Name of Registered Land Surveyor: JEFFREY BLACKWELL
Surveyor's address: 20 TEASDALE CR. NANTUCKET MA

The owner's title to the land derived under deed from EVAN MANDERY, TR., date 12-10-2012
And recorded in Nantucket Registry of Deed, Book 1358 Page 33 or Land Court Certificate of Title # _____, registered in Nantucket District Book _____, Page _____ and shown on Assessor's Map# 42.3.3, Parcel # 96.1
To the Planning Board of the Town of Nantucket:

The undersigned wishes to record the accompanying plan and requests a determination and endorsement by said Board that approval by it under the Subdivision Control Law is not required. The undersigned believes that such approval is not required for the following reasons: (check all that apply)

- The accompanying plan is not a subdivision because it does not show a division of land (perimeter plan).
- The division of the tract of land shown on the accompanying plan is not a subdivision because every lot on the plan has frontage of at least such distance as is presently required by the *Nantucket Zoning By-Law* under Section 5 which requires _____ feet for erection of a building on such lot; and every lot shown on the plan has such frontage on:

A. a public way or a way which the City or Town Clerk certifies is maintained and used as a Public way, namely _____; OR

B. a way shown on a plan theretofore approved and endorsed in accordance with the Subdivision Control Law, namely _____ on _____ (date) and Subject to the following conditions _____; OR

C. a way in existence on _____ (date); the date when the Subdivision Control Law became effective in the Town of Nantucket, having in the opinion of the Planning Board, sufficient

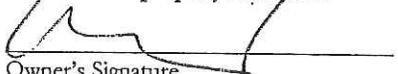
13-0187

width, suitable grades, and adequate construction to provide for the need to vehicular traffic in relation to the proposed use of the land abutting thereon or served thereby, and for the installation of municipal services to serve such land and the buildings erected or to be erected thereon, namely _____

- The division of the tract of land shown on the accompanying plan is not a subdivision because it shows a proposed conveyance or other instrument, namely _____, which adds to, takes away from or changes the size and shape of lots in such a manner so that no lot affected is left without frontage as required by the *Nantucket Zoning By-Law* under Section 5, which requires _____ feet.
- ⓐ The division of the tract of land shown on the accompanying plan is not a subdivision because two or more buildings, specifically 3 buildings were standing on the land prior to 1955, the date when the Subdivision Control Law went into effect in the Town of Nantucket, and one of such building remains standing on each of the lots; said buildings as shown and located on the accompanying plan. Evidence of the existence of such buildings prior to the effective date of the Subdivision Control Law is submitted as follows: HISTORIC INFORMATION SUBMITTED WITH APPLICATION.

- Other reasons or comments: (see M.G.L., Chapter 41, Section 81-L)

I hereby certify that the applicant(s) listed above have been authorized by me to file a plan with the Planning Board of Nantucket on property that I own.


Owner's Signature

Planning Board File # 8021

Endorsement Date: _____



Nantucket Planning Board

Form A

Application for Endorsement of a Plan Believed Not to Require Approval
(ANR)

Date: 9-6-16 AUG. 3, 2016 *Name of Owner(s)/Applicant(s): MARK J. ABATE * PIA L. ABATE
A.K.A. PIA C. LICCIARDI

*Owner's/Applicant's address: 138 LAKE DR MOUNTAIN LAKE
State: NJ Zip Code: 07048

*(include all names and addresses of the principals of the owner entity such as principal officer of corporation, trustees of the trust and partners of the partnership)

Location of Property (Street or Area): 130 B MAIN ST.

Name of Registered Land Surveyor: JEFFREY L. BLACKWELL
Surveyor's address: 20 TEASDALE CR. NANTUCKET, MA

The owner's title to the land derived under deed from CHARLES KULMANN et ux, date 4/10/2006
And recorded in Nantucket Registry of Deed, Book 1016 Page 53 or Land Court Certificate of
Title # _____, registered in Nantucket District Book _____, Page _____ and shown on
Assessor's Map# 42.3.3, Parcel # 96.2
To the Planning Board of the Town of Nantucket:

The undersigned wishes to record the accompanying plan and requests a determination and endorsement by said Board that approval by it under the Subdivision Control Law is not required. The undersigned believes that such approval is not required for the following reasons: (check all that apply)

- The accompanying plan is not a subdivision because it does not show a division of land (perimeter plan).
- The division of the tract of land shown on the accompanying plan is not a subdivision because every lot on the plan has frontage of at least such distance as is presently required by the *Nantucket Zoning By-Law* under Section 5 which requires _____ feet for erection of a building on such lot; and every lot shown on the plan has such frontage on:

A. a public way or a way which the City or Town Clerk certifies is maintained and used as a Public way, namely _____; OR

B. a way shown on a plan theretofore approved and endorsed in accordance with the Subdivision Control Law, namely _____ on _____ (date) and Subject to the following conditions _____; OR

C. a way in existence on _____ (date); the date when the Subdivision Control Law became effective in the Town of Nantucket, having in the opinion of the Planning Board, sufficient

width, suitable grades, and adequate construction to provide for the need to vehicular traffic in relation to the proposed use of the land abutting thereon or served thereby, and for the installation of municipal services to serve such land and the buildings erected or to be erected thereon, namely

- The division of the tract of land shown on the accompanying plan is not a subdivision because it shows a proposed conveyance or other instrument, namely _____, which adds to, takes away from or changes the size and shape of lots in such a manner so that no lot affected is left without frontage as required by the *Nantucket Zoning By-Law* under Section 5, which requires _____ feet.

- The division of the tract of land shown on the accompanying plan is not a subdivision because two or more buildings, specifically 3 buildings were standing on the land prior to 1955, the date when the Subdivision Control Law went into effect in the Town of Nantucket, and one of such building remains standing on each of the lots; said buildings as shown and located on the accompanying plan. Evidence of the existence of such buildings prior to the effective date of the Subdivision Control Law is submitted as follows: HISTORIC INFORMATION SUBMITTED WITH APPLICATION.

- Other reasons or comments: (see M.G.L., Chapter 41, Section 81-L)

I hereby certify that the applicant(s) listed above have been authorized by me to file a plan with the Planning Board of Nantucket on property that I own.

Owner's Signature

Planning Board File # _____

Endorsement Date: _____

NANTUCKET
TOWN CLERK
2016 AUG -1 PM 12:57



Nantucket Planning Board

Form A

Application for Endorsement of a Plan Believed Not to Require Approval (ANR)

Date: 9-6-16
8-1-16 *Name of Owner(s)/Applicant(s): Elizabeth & Mark Norris

*Owner's/Applicant's address: PO BOX 3362 NANTUCKET
State: MA Zip Code: 02584

*(include all names and addresses of the principals of the owner entity such as principal officer of corporation, trustees of the trust and partners of the partnership)

Location of Property (Street or Area): 130 MAIN ST.

Name of Registered Land Surveyor: JEFFREY BLACKWELL
Surveyor's address: 20 TEASDALE CIRCLE NANTUCKET

The owner's title to the land derived under deed from LESLIE HEIDEN, date 04-24-2015
And recorded in Nantucket Registry of Deed, Book 1480 Page 174 or Land Court Certificate of
Title # _____, registered in Nantucket District Book _____, Page _____ and shown on
Assessor's Map# 42.3.3, Parcel # 96.3
To the Planning Board of the Town of Nantucket:

The undersigned wishes to record the accompanying plan and requests a determination and endorsement by said Board that approval by it under the Subdivision Control Law is not required. The undersigned believes that such approval is not required for the following reasons: (check all that apply)

- The accompanying plan is not a subdivision because it does not show a division of land (perimeter plan).
- The division of the tract of land shown on the accompanying plan is not a subdivision because every lot on the plan has frontage of at least such distance as is presently required by the *Nantucket Zoning By-Law* under Section 5 which requires _____ feet for erection of a building on such lot; and every lot shown on the plan has such frontage on:

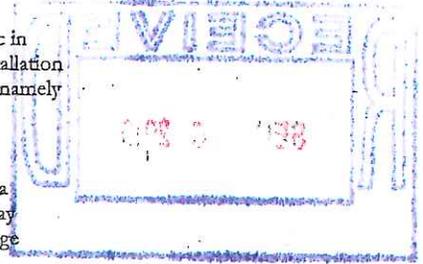
A. a public way or a way which the City or Town Clerk certifies is maintained and used as a Public way, namely _____; OR

B. a way shown on a plan theretofore approved and endorsed in accordance with the Subdivision Control Law, namely _____ on _____ (date) and Subject to the following conditions _____; OR

C. a way in existence on _____ (date); the date when the Subdivision Control Law became effective in the Town of Nantucket, having in the opinion of the Planning Board, sufficient

PLANNING BOARD
NANTUCKET
02:31 PM 1-10-88

width, suitable grades, and adequate construction to provide for the need to vehicular traffic in relation to the proposed use of the land abutting thereon or served thereby, and for the installation of municipal services to serve such land and the buildings erected or to be erected thereon, namely _____



▪ The division of the tract of land shown on the accompanying plan is not a subdivision because it shows a proposed conveyance or other instrument, namely _____, which adds to, takes away from or changes the size and shape of lots in such a manner so that no lot affected is left without frontage as required by the *Nantucket Zoning By-Law* under Section 5, which requires _____ feet.

③ The division of the tract of land shown on the accompanying plan is not a subdivision because two or more buildings, specifically 3 buildings were standing on the land prior to 1955, the date when the Subdivision Control Law went into effect in the Town of Nantucket, and one of such building remains standing on each of the lots; said buildings as shown and located on the accompanying plan. Evidence of the existence of such buildings prior to the effective date of the Subdivision Control Law is submitted as follows: HISTORIC INFORMATION SUBMITTED WITH APPLICATION.

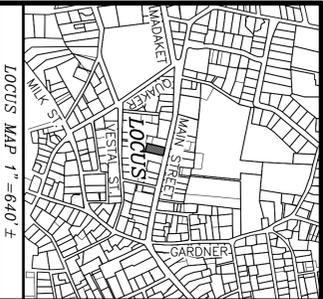
③ Other reasons or comments: (see M.G.L., Chapter 41, Section 81-L)

I hereby certify that the applicant(s) listed above have been authorized by me to file a plan with the Planning Board of Nantucket on property that I own.

Mary Davis
Owner's Signature

Planning Board File # _____

Endorsement Date: _____



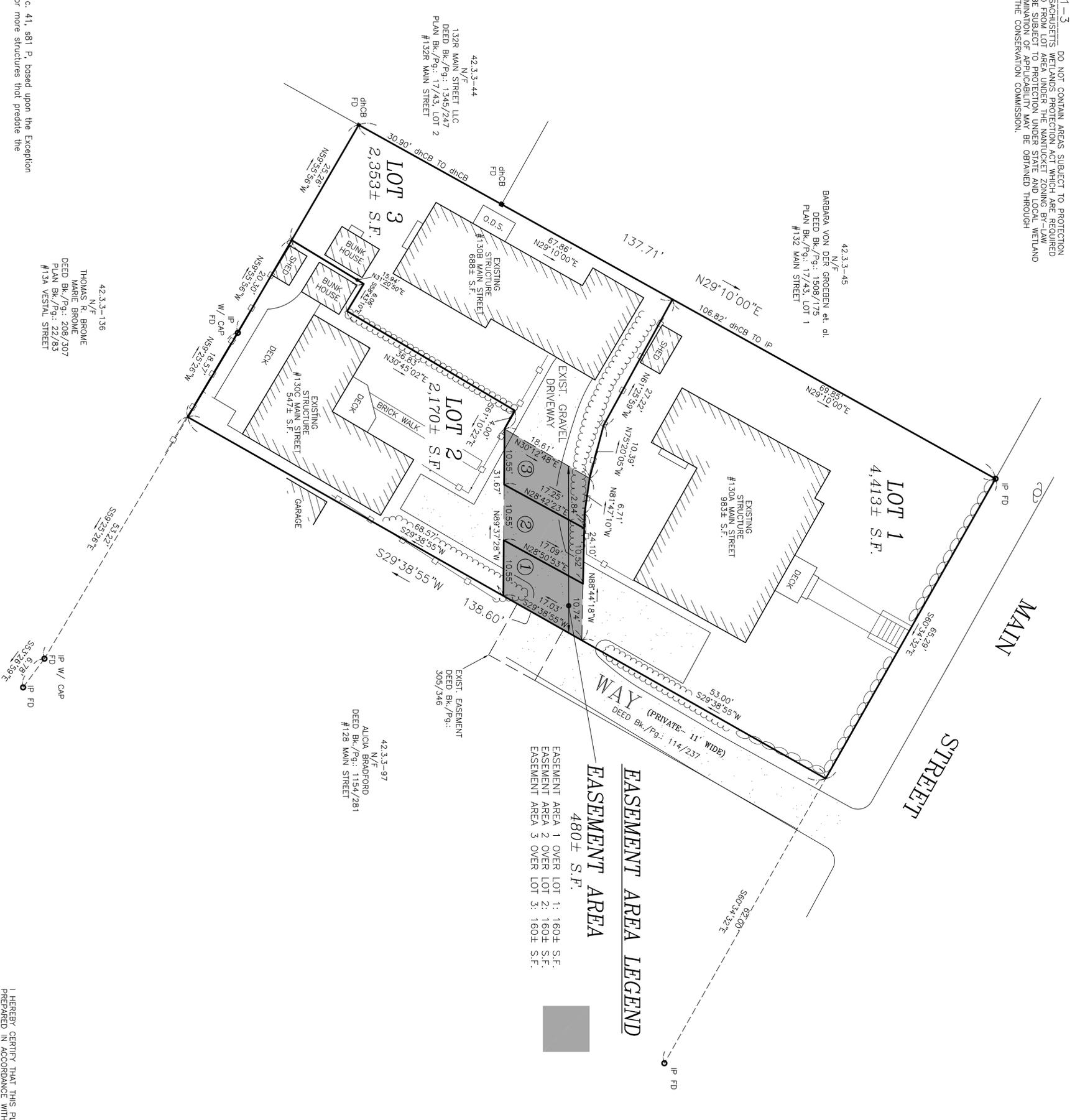
THE PLANNING BOARD DETERMINES THAT:
 (b) LOT(S) 1-3 DO NOT CONTAIN AREAS SUBJECT TO PROTECTION UNDER THE MASSACHUSETTS WETLANDS PROTECTION ACT WHICH ARE REQUIRED TO BE EXCLUDED FROM LOT 1 UNDER THE NANTUCKET ZONING BY-LAW BY-LAWS. DETERMINATION OF APPLICABILITY MAY BE OBTAINED THROUGH APPLICATION TO THE CONSERVATION COMMISSION.

CURRENT ZONING CLASSIFICATION:
 Residential Old Historic (R-OH)
 MINIMUM LOT SIZE: 5000 S.F.
 MINIMUM FRONTAGE: 50 FT.
 FRONT YARD SETBACK: none
 REAR/SIDE SETBACK: 5 FT.
 GROUND COVER % : 50%

OWNER INFORMATION

THE 130 MAIN STREET CONDOMINIUM
 MASTER DEED Bk./Pg.: 306/287
 MASTER DEED SITE PLAN Bk./Pg.: 24/82
 UNIT 1
 ELIZABETH NORRIS
 MARK NORRIS
 UNIT DEED Bk./Pg.: 1480/174
 ASSESSOR MAP 42.3.3 PARCEL 96.1
 #30A MAIN STREET
 UNIT 2
 MARK GLAUSSEN
 MARK DEED Bk./Pg.: 1358/433
 ASSESSOR MAP 42.3.3 PARCEL 96.2
 #30C MAIN STREET
 UNIT 3
 MARK J. ABATE
 PIA L. LICCARDI (a.k.a. PIA C. LICCARDI)
 UNIT DEED Bk./Pg.: 1016/53
 ASSESSOR MAP 42.3.3 PARCEL 96.3
 #30B MAIN STREET

Note: Lots 1-3 are being created pursuant to MGL c. 41, s81 P, based upon the Exception Clause of MGL c.41, s81 L for lots containing two or more structures that predate the adoption of Subdivision Control in Nantucket.



42.3.3-44 N/F
 132R MAIN STREET LLC
 DEED Bk./Pg.: 1349/247
 #132R MAIN STREET

42.3.3-45 N/F
 BARBARA VON DER GREEVEN et. al.
 DEED Bk./Pg.: 1908/173
 #132 MAIN STREET

42.3.3-136 N/F
 THOMAS R. BROME
 MARIE BROME
 DEED Bk./Pg.: 208/307
 PLAN Bk./Pg.: 22/83
 #13A VESTAL STREET

42.3.3-97 N/F
 AUCIA BRADFORD
 DEED Bk./Pg.: 1154/281
 #128 MAIN STREET

NANTUCKET REGISTRY OF DEEDS

Date: _____
 Time: _____
 Plan No.: _____
 Register: _____
 Attest: _____

RESERVED FOR REGISTRY USE

SHEET 1 OF 1

DEED REFERENCE
 DEED Bk. 306/287
 DEED Bk. 208/307
 DEED Bk. 114/237
 DEED Bk. 111/356

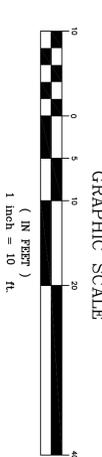
PLAN REFERENCE
 PLAN Bk./Pg.: 24/82
 PLAN Bk./Pg.: 13/13

LEGEND
 dhCB FND ■ DENOTES CONCRETE BOUND WITH DRILL HOLE POUND
 IP FND ○ DENOTES IRON PIPE POUND

BEING A DIVISION OF LAND SHOWN IN PLAN BOOK 24 PAGE 82
 REFERENCE PLAN BOOK 13 PAGE 13

Division Plan
 of Land
 in
 Nantucket, MA
 Prepared for
 130 MAIN STREET
 CONDOMINIUM

Scale: 1" = 10'
 SEPTEMBER 01, 2016
BLACKWELL & ASSOCIATES, Inc.
 Professional Land Surveyors
 20 TEASDALE CIRCLE
 NANTUCKET, MASS. 02554
 (508) 228-9026



NOTE: PLANNING BOARD ENDORSEMENT IS NOT A CERTIFICATION OF ZONING COMPLIANCE.

Nantucket Planning Board
 APPROVAL UNDER THE
 SUBDIVISION CONTROL LAW
 NOT REQUIRED

Barry Reuter, Chairman
 Linda Williams, Vice Chairman
 Nathaniel Lowell
 Joseph Wurdinger
 John Trudel III

DATE SIGNED: _____
 FILE No.: _____