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AMENDMENT #1

# MEETING POSTING

**Original Posting Date: 12/04/2014 Original Posting Number: 1011**

**TOWN OF NANTUCKET**
Pursuant to MGL Chapter 30A, § 18-25
All meeting notices and agenda must be filed and time stamped with the Town Clerk's Office and posted at least 48 hours prior to the meeting (excluding Saturdays, Sundays and Holidays)

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|---|---|
| **Committee/Board/s** | **PLANNING BOARD** |
| **Day, Date, and Time** | **MONDAY, DECEMBER 8, 2014 @ 6:30 PM** |
| **Location / Address** | **PUBLIC SAFETY FACILITY COMMUNITY ROOM<br>FIRST FLOOR<br>@<br>4 FAIRGROUNDS RD., NANTUCKET, MA** |
| **Signature of Chair or Authorized Person** | Catherine Ancero 12-04-14<br>**CATHERINE ANCERO,<br>ADMINISTRATIVE SPECIALIST** |
| **WARNING:** | **IF THERE IS NO QUORUM OF MEMBERS PRESENT, OR IF MEETING POSTING IS NOT IN COMPLIANCE WITH THE OML STATUTE, NO MEETING MAY BE HELD!** |

# AGENDA

## (Subject to change)

www.nantucket-ma.gov
**Video of meeting available in Town website**

Please list below the topics the chair reasonably anticipates will be discussed at the meeting

**Purpose:** To discuss business as noted below. The complete text, plans, application, or other material relative to each agenda item is available for inspection at the Planning Office at 2 Fairgrounds Road between the hours of 8:30 AM and 4:30 PM

**I. Call to order:**

**II. Approval of the agenda:**

**III. Minutes:**
- **August 11, 2014**

- September 8, 2014
- October 16, 2014
- November 10, 2014

IV. Public Hearings:

- #19-13 Brian Ryder, 5 ½ Mary Ann Drive, *action deadline TBD*
- #10-14 Nantucket Theatre Institute , 5 North Water Street, *action deadline 12-31-14*
- #18-14 Cumberland Farms, Inc., 115 Orange Street, *action deadline 02-27-15*
- #19-14 Millie's Modification, 324 & 326 Madaket Road, *action deadline 01-14-15*
- #7716 Valero Road Subdivision, 60, 62, 64, 66 & 68 Old South Road, *action deadline 01-30-15, **CONTINUED TO 01-12-15***
- #7742 Three M Subdivision Modification (Philip Witte), 15 Golf View Drive, *action deadline 02-01-15*
- #7761 Paddack Lane Subdivision, 68 Hooper Farm Road, *action deadline 02-27-15*
- #7770 Mariner Way Subdivision, 78 Union Street, *action deadline 02-08-15*
- #7771 White Elephant Hotel LLC, 50 Easton Street, *action deadline 01-29-15*

V. ANR:

- #7772 Dewez & Cauchon, 7 Eagle Lane (Map 55.1.1 Parcel 160)
- #7773 Front Field Trust, Eric Frost Trustee, 80 Madaket Road (Map 41 Parcel 802)
- #7774 Michael K. Holdgate & Dawn Hill Holdgate, 19 Hummock Pond Road (Map 56 Parcel 12)
- #7775 Ellen Nora Toombs, 9 Toombs Court (Map 68 Parcel 153)
- #7776 North Atlantic Development, LLC, 51 Nobadeer Farm Road & 130 Old South Road 9Map 69 Parcels 100 & 14)
- #7777 Mueller Nominee Trust, 8 North Mill Street (Map 55.4.4 Parcel 78)
- #7778 Candlewick Corner VTT ACK, LLC, 1, 3, 5, 7 Hanabea Lane & 118, 124, 126, 128 Old South Road (Map 68 Parcels 271-274, & 966-968)
- #7779 Howard D. Nair, Trustee of Okorwaw Land Trust, 35 Okorwaw Avenue (Map 79 Parcel 152)
- #7780 Searle Angola Street Nominee Trust, 10 Angola Street (Map 55.4.4 Parcel 79)
- #7781 Sarah F. Alger, as Trustee of Burprop Nominee Trust, 36 Burnell Street, Siasconset (Map 73 Parcel 105)
- #7782 The Richmond Company, Inc., 71 & 73 (a portion) Old South Road (2 Parcels), (Map 68 Parcels 999.2 & 129)
- #7783 Town of Nantucket, Portion of Lovers Lane (Map 79 Parcel 22)
- #7784 Town of Nantucket, Plum & Pochick (Map 80)

VI. Second Dwellings:

- 13 West Dover Street, Summer Salt LLC (Map 55.4.1 Parcel 196), *also applying for a second curb cut*

VII. Previous Plans:

- #7714 Dukes Road Estate Subdivision, *endorse plans & legal documents*
- #7426 Micheme Lane Subdivision, *legal documents*
- #21-05 Nantucket Properties One, 40 & 42 Nobadeer Farm Road, *discussion on modification to deed restriction*
- #12-07 Stop & Shop, 21 & 31 Sparks Avenue, *endorse plans & update status of the construction*
- #16-11 On Island Center MCD Amendment, *endorse plans*

VIII. Sketch Plans:

- Larry & Anna Nathanson, 10 Massasoit Bridge Road, *discussion regarding existing sand track within Massasoit Bridge Road*

IX. ZBA Cases:

- #40-14 Nantucket Island Resorts, LLC, 20 Cherry Street (Map 55 as Parcel 378.5)
- #63-14 Elizabeth A. Hughes, 14 Spearhead Road, (Map 69 as Parcel 336)
- #64-14, Jivko V. Kalpazanov And Anna Kalpazanov, 27 Appleton Road(Map 66 as Parcel 401)
- #65-14 George S. Frazza And Marie L. Frazza, 21 Sheep Pond Road (Map 63 as Parcel 19)
- #66-14 Summer Salt, Llc, 13 West Dover Street, (Map 55.4.1 As Parcel 196)
- #67-14 Giedrius Miksys & Kristina Ralkova, *Et Al* As Owners, And Nantucket Properties, LLC & Trade Wind Cottages Condominium, As Applicants, File No., 40 & 42 Nobadeer Farm Road, (Map 69 As Parcels 32.1 – 4 (Inclusive) And 33.1 – 4 (Inclusive))
- #68-14 Joane Collins Smee and Timothy Smee, 10 Mayhew Road, (Map 92.4 As Parcel 213)
- #69-14 Deborah Killen Lothian, Trustee Of Lobster Plot Nominee Trust, As Owner, And Jonathan Raith, As Applicant, 14 Easy Street,(Map 42.3.1 As Parcel 13)

**X. Public Comments:**

**XI. Other Business:**

- **Preliminary Warrant Articles & continuation discussions for 2015 ATM**
- **Nantucket Historical Commission,** *Discussion of In-Town Bike Path Letter*
- **41-81X "The Commons Lane",** *Reaffirm Vote*