



Updated Meeting Posting MEETING POSTING

Original Posting Time: 2020 FEB 18 AM 11:30
Original Posting Number: T 1460

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)

RECEIVED
2020 FEB 19 AM 10:07
NANTUCKET TOWN CLERK
Posting Number:T 1462

Committee/Board/s	Historic District Commission (HDC) – OLD BUSINESS
Day, Date, and Time	Thursday, February 20, 2020, 01:00pm
Location / Address	PLUS Conference Room, 2 Fairgrounds Rd., Nantucket, MA
Please note:	Ray Pohl, Chairman 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.

HISTORIC DISTRICT COMMISSION

Signature of Chair/Authorized Person: Cathy Flynn, Land Use Specialist

Please Note: Thursday HDC meetings held at 2 Fairgrounds Road are not live stream. Recordings available upon request. Please inquire with Staff at 508-325-7587.

2 Fairgrounds Road
Nantucket, Massachusetts 02554
www.nantucket-ma.gov

To watch live feed, click here: <https://www.youtube.com/user/NCTV18>

Commissioners: Ray Pohl (Chair), Diane Coombs (Vice-Chair), John McLaughlin, Abby Camp, Val Oliver
Associate Commissioners: Stephen Welch, TJ Watterson, Jesse Dutra
Staff: Cathy Flynn, Kadeem McCarthy

Historic Structures Advisory Board (HSAB), Sconset Advisory Board (SAB), Madaket Advisory Board (MAB), Sign Advisory Council (SAC).

AGENDA

Listed below are the topics the chair reasonably anticipates will be discussed at the meeting.

Some applications on this agenda may not be heard at this meeting due to time constraints. Please check with the office on Wednesday after the Tuesday meeting for further information.

I. PUBLIC COMMENT

II. CONSENT

Property owner name	Street Address	Scope of work	Map/Parcel	Agent
1. O'Connell, Chris 02-0613	10 Sheep Commons Lane	556 sf addition	57-274	Ethan McMorrow Designs
2. 40 Nobadeer, LLC 02-0658	40 Nobadeer Avenue	Window change	88-4	Normand Residential
3. 40 Nobadeer, LLC 02-0657	40 Nobadeer Avenue	424 sf garage	88-4	Normand Residential
4. 40 Nobadeer, LLC 02-0656	40 Nobadeer Avenue	424 sf garage	88-4	Normand Residential
5. Palenski, Paul 02-0654	12 Golfview Drive	Roof change	66-190	Self
6. Greenberg, Frank 02-0678	3 Packet Drive	Rev 72621; add pergola	74-20	CWA
7. Bowman, Jennifer 02-0680	14 Starbuck Road	Deck/patio	60-114	Ethan McMorrow
8. McGarvey, Christopher	82A Old South Road	Rev 69523; stairs	68-414	NAG

III. OLD BUSINESS

	<u>Property owner name</u>	<u>Street Address</u>	<u>Scope of work</u>	<u>Map/Parcel</u>	<u>Agent</u>
1.	Oman, David 12-0400	219 Madaket Road	Addition	59-43	Bernheimer Architect
	• <i>Commissioners: Pohl, Coombs, McLaughlin, Camp, Oliver; Alternates: Welch, Dutra</i>				
2.	Kaschuluk, Jeffery 01-0461	27 N. Liberty Street	Addition-move on lot	41-453	LINK
	• <i>Coombs (acting Chair), McLaughlin, Camp, Oliver, Welch; Alternates: None; Mullin; Dutra; Recused: Pohl</i>				
3.	Zarcone, Michael 02-0612	16 Cherry Street	Pool and patio	55-379	Jesse Dutra
	• <i>Has not been opened</i>				
4.	22 Starbuck, LLC 11-0195	22 Starbuck Road	New dwelling	60-118	Thornewill Design
	• <i>Commissioners: Pohl, McLaughlin, Camp, Oliver, Watterson; Alternates: None</i>				
5.	Spencer, Steven 01-0471	6 Magnolia Avenue	Demo dwelling	73.3.1-57	Thornewill Design
	• <i>Commissioners: Pohl, McLaughlin, Oliver, Watterson, Dutra; Mullin; Welch, Camp; Alternates: None</i>				
6.	Spencer, Steven 01-0470	6 Magnolia Avenue	New dwelling	73.3.1-57	Thornewill Design
	• <i>Commissioners: Pohl, McLaughlin, Oliver, Watterson, Dutra; Mullin; Welch, Camp; Alternates: None</i>				
7.	Mueller Nantucket Assoc	34 Prospect Street	Garage	55.4.4-77	CWA
	• <i>Commissioners: Camp (acting chair), Coombs, Oliver, Welch, Dutra; Alternates: None</i>				
8.	Fish, Kevin 02-0627	36 York Street	Porch	55.4.1-103	EMDA
	• <i>Commissioners: Pohl, Camp, Welch; Alternates: None</i>				
9.	MaKenzie, Jon 01-0541	4 Howard Court	Rev 11-0163; wind/chim	42.3.2-113	Emeritus
	• <i>Commissioners: Pohl, Oliver, McLaughlin, Camp, Dutra; Alternate: Watterson</i>				
10.	Lieber, J 02-0616	6 Stone Post Way	Garage	74-38.1	Emeritus
	• <i>Has not been opened</i>				
11.	Ash, Diane 01-0546	23 Pine Street	Rev. 11-0244; fenestration	42.3.2-133	Emeritus
	• <i>Commissioners: Camp (acting chair), Oliver, McLaughlin, Welch, Dutra; Alternate: Watterson; Recused: Pohl</i>				
12.	Century House RE 02-0617	10B Cliff Road	Color change	42.4.4-61	Emeritus
	• <i>Commissioners: Pohl, Oliver, Camp, Welch, Dutra; Alternates: Watterson</i>				
13.	South Water Assoc 02-0629	5 S. Water Street	Second/third floor addition	42.3.1-270-75	Emeritus
	• <i>Commissioners: Pohl, Coombs, Camp, Welch, Dutra; Alternates: Watterson</i>				
14.	Wilner, Sheila Tr. 01-0548	10 Beach Street	Move off- demo dwelling	73.2.4-10	Emeritus
	• <i>Commissioners: Pohl, McLaughlin, Camp, Oliver, Welch; Alternates: Dutra, Watterson</i>				
15.	Wilner, Sheila Tr. 01-0547	10 Beach Street	New dwelling	73.2.4-10	Emeritus
	• <i>Commissioners: Pohl, McLaughlin, Camp, Oliver, Welch; Alternates: Dutra, Watterson</i>				
16.	Champoux/Durand 02-0605	8 Upper Tawpawshaw	Roof top solar- MH	53-56	Cotuit Solar

- *Commissioners: Pohl, Coombs, McLaughlin, Camp, Watterson; Alternates: Welch*

17. Champoux/Durand 02-0608	8 Upper Tawpawshaw	Roof top solar - shed	53-56	Cotuit Solar
• <i>Commissioners: Pohl, Coombs, McLaughlin, Camp, Watterson; Alternates: Welch</i>				
18. Champoux/Durand 02-0607	6 Upper Tawpawshaw	Roof top solar- MH	53-55	Cotuit Solar
• <i>Commissioners: Pohl, Coombs, McLaughlin, Camp, Watterson; Alternates: Welch</i>				
19. Champoux/Durand 02-0606	6 Upper Tawpawshaw	Roof top solar- shed	53-55	Cotuit Solar
• <i>Commissioners: Pohl, Coombs, McLaughlin, Camp, Watterson; Alternates: Welch</i>				
20. 40 Polpis Road LLC 02-0609	44 Polpis Road	Solar rooftop array	54-26	Cotuit Solar
• <i>Commissioners: Pohl, Coombs, McLaughlin, Camp, Welch; Alternates: Watterson</i>				

IV. OTHER BUSINESS

Approve Minutes -

Review Minutes

Other Business -

- Mission Statement for Town Website vote
- Discussion of Article 48: Zoning Bylaw Amendment: Swimming Pool- Residential
- Discussion of Article 58: Zoning Bylaw Amendment: Commercial Mid-Island Height Restriction
- Historic Preservation Guideline/Nantucket Resiliency updates
- Time management
- Organizational Focus Committee
- Application pictures
- Roof plans: threshold
- Plans: Scale of Elevations, Floor & Roof Plans
- Application checklist: Differentiation between complex/simple; minimum standards
- Application as Master Sheet
- Discussion of Net Zero Stretch Code and impacts to HDC
- Discussion and update on Nantucket Sidewalk Work Group

Commission Comments

