



Updated Meeting Posting MEETING POSTING

ORIGINAL POSTING TIME: 2023 JULY 07 PM 02:02
ORIGINAL POSTING NUMBER: T 626
ORIGINAL POSTING TIME: 2023 JULY 07 PM 03:29
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2023 JUL 10 PM 02:18
NANTUCKET TOWN CLERK
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TOWN OF NANTUCKET

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

Committee/Board/s	Historic District Commission (HDC) – New Business
Day, Date, & Time	Tuesday, July 11, 2023, at 4:00 pm*HYBRID
Location / Address	COMMUNITY ROOM, 4 FAIRGROUNDS ROAD & REMOTE PARTICIPATION VIA ZOOM Information on viewing the meeting can be found at: https://www.nantucket-ma.gov/138/Boards-Commissions-Committees
	Ray Pohl, Chairman
Please note:	IF THERE IS NO QUORUM OF MEMBERS PRESENT, OR IF THE MEETING POSTING IS NOT IN COMPLIANCE WITH THE OML STATUTE, NO MEETING MAY BE HELD.

HISTORIC DISTRICT COMMISSION

Signature of Chair/Authorized Person: Esmeralda Martinez, Land Use Specialist

To join the Historic District Commission meeting click on the Zoom Registration Link below:

https://us06web.zoom.us/webinar/register/WN_6932uv4gTOKI-1giAqM6pg

To watch the live meeting, click here:

<https://youtu.be/g3UPYVRri9U>

Commissioners: Ray Pohl (Chair), Stephen Welch (Vice-Chair), Abby Camp, Diane Coombs, Val Oliver

Associate Commissioners: Carrie Thornewill, Constance Patten, Joe Paul

Staff: Holly Backus, Esmeralda Martinez, Billy Saad, Adrian Rodriguez & Fiona Johnson

Building with Nantucket in Mind 1992 & Building with Sconset in Mind- Sconset Trust

<https://nantucket-ma.gov/537/Building-With-Nantucket-In-Mind>

AGENDA

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

I. DISCUSSION AND VOTE

- Save Our Sound Endorsement

II. DISCUSSION FOR EVALUATION

- 7 Fair St- Window replacement

III. SIGNS

<u>Property owner name</u>	<u>Street Address</u>	<u>Scope of work</u>	<u>Map/Parcel</u>	<u>Agent</u>
1. Town of Nantucket	67 Baxter Rd	Post signs		Siasconset Civic Assos.
2. 29 Center St LLC	16 ½ Federal St	Temporary sign	42.3.1/70	29 Center St LLC
3. Town of Nantucket	Main St	Lamp post signs		David Bernard
4. Boys & Girls Club	61 Sparks Ave	Temporary sign	55/139.4	David Bernard
5. Nantucket Garden Club	Various location	Temporary Sign		Debbie Thomas

IV. CONSENTS

<u>Property owner name</u>	<u>Street Address</u>	<u>Scope of work</u>	<u>Map/Parcel</u>	<u>Agent</u>	
1. Cabko Inc.	18B Bartlett RD	Garage rev 03-8134	67/113.1	NAG	hb
2. Rocky Fox	12 Bailey Rd	New Shed	55 106.2	Linda Williams	em
3. ACK15CHR LLC	8 Chuck Hollow Rd	Rev to Cabana	72 31	Val Oliver	em
4. J & M Holdings	59 Polpis Rd	Demo dwelling	54/26	Linda Williams	em
5. 4170 and Down LLC	107 Tom Nevers Rd	Rev 5090-Color change	91 26	Chip Webster	em
6. Bent Shimmo Trust	4 S Valley Rd	Trim, Color, & roof Change	43 165	EMDA	em
7. Fernando Osorio	77 Hummock Pond	Demo/ Move off Dwelling	56 311	Linda Williams	rp
8. Heidi Zimmerman	25 Beachgrass	New Dwelling	68 381	Val Oliver	rp
9. PS & QS LLC	105 Surfside Rd	Ground Solar	80 4	Ack Smart	sw
10. Vecchio London	67r Fairgrounds	Rev 4248-Move Stairs	67 177.1	Val Oliver	sw
11. Carlos Moreira	1 Rosemary Way	Add door to garage	69 20	Val Oliver	sw
12. Sconset Casino Assoc	15 New St	Historic Determination	73.4.2 68	Val Oliver	sw
13. Marcia Coyle	61 Pochick	New Dwelling	79 159	Val Oliver	sw
14. Naive Melody LLC	3 Tetawkimmo	Alterations Rev 03-8092	53 30	BPC	sw
15. Kenneth Gentner	45 Goldfinch Dr	New Fence	68 550	Kenneth Gentner	dc
16. Conway Family	167 Surfside Rd	cabana	87 118	Val Oliver	dc
17. 8 Winn St	8 Winn St	Add shingle rail rev 11-5174	41 51.2	EMDA	dc
18. Elliott Gumaer	4 Charles St	Addition/raise floor	29 52	NAG	dc
19. 256 Polpis LLC	256 Polpis Rd	Addition Rev 7967	25 25	Botticelli + Pohl	dc
20. St Paul's Episcopal Church	20 Fair Street	Door Change	42.3.2 65	EMDA	ac
21. Theodorakos Trust	79 Pocomo rd	Window Walk & Window	15 5	CWA	ac
22. Shimmo Property LLC	14 Shimmo Pond Rd	New Garage/Apt	43 17	Gryphon Arch	ac
23. Julie Reinemo	2 Eli Place	New Dwelling	67 767	Karsten Reinemo	ov
24. Deividas Nagys	16 Somerset Rd	New Shed	56 302	David Nagys	ov
25. 6 Daisy LLC	6 Daisy Lane	Bld Reduce width Rev 7517	68 241	Emeritus LTD	ov
26. Brian Herlihy	3 Rudder Lane	Addition	66 361	JB Studio	ov
27. 92 Main Street LLC	92 Main St	Fens Revs	42.3.3 63	Botticelli + Pohl	ov

V. CONSENT WITH CONDITIONS

<u>Property owner name</u>	<u>Street Address</u>	<u>Scope of work</u>	<u>Map/Parcel</u>	<u>Agent</u>	
1. 13 Commercial Wharf LLC	13 Commercial Wh.	Raise Building rev	42.2.4 10	NAG	em
• consent with conditions – need updated Elevation Certificate and Firmette map					
2. Conway Family	167 Surfside Rd	pool location Rev	87 118	Val Oliver	dc
• pool not to be visible at time of inspection and in perpetuity & pool to have no grade change from existing or as noted on the original application.					
3. Scott Marks	11 West Dover	New windows/doors	55.4.1 197	Shelter 7	sw
• Add plank-frame style trim.					
4. Colin Barnicle	24 Lincoln St	Rooftop Solar	73.4.2 132	Cotuit Solar	sw
• Solar panels on west-rear facing roof planes					
5. Shenandoah Trust	40 Easton Street	Revs to 2022-08-6925	42.1.4 20	Botticelli + Pohl	sw
• South Elevation, 2nd Flr: Double-hung window sets proposed to be moved to far left and right of main structure, add structural mull to each set; in proportion, decrease width of 2nd floor deck.					
6. Feder Brothers LLC	72 Milk Street	Deck Mods/Front railings	56 7	Brook Meerbergen	sw
• Subject to limited visibility.					
7. Rachel Powers	164 Hummock Pond	New Garage	65 13.1	JB Studio	ov
• Not all glass garage doors. (Shown in 3d image)					

8. Peter and Melanie Zschau 28 Friendship Lane Add Attic Dormer 56 337 Peter Zschau rp
 • The dormer will be inset from gable end by three feet on either side.

VI. OLD BUSINESS 06/27/2023

<u>Property owner name</u>	<u>Street Address</u>	<u>Scope of work</u>	<u>Map/Parcel</u>	<u>Agent</u>
1. Bob & Jeanette LLC	43 Kendrick rd.	New dwelling revision	76/4.3	CWA
• <i>Commissioners: Pohl, Welch, Camp, Coombs, Oliver; Alternates: Patten, Thornewill; Recused: None.</i>				
2. Balaji Gandhi 01-7686	9 New Jersey Ave	MH Addition & Reno	60.31/408	Shelter 7
• <i>Commissioners: Welch, Camp, Coombs, Patten; Alternates: None; Recused: None.</i>				
3. Aaron Panner 04-8291	6 Hickory Meadow	As built new fence & gate	41/205	Scott Fritz
• <i>Commissioners: Welch, Camp, Coombs, Oliver, Thornewill; Alternates: None; Recused: None.</i>				
4. Doherty ACK LLC 08-6993	4 Mariner way	Garage revision	55.1.4/72	Linda Williams
• <i>Commissioners: Pohl, Welch, Camp, Coombs, Oliver; Alternates: None; Recused: None.</i>				
5. Nt Develop LLC 04-8363	8 Sconset Ave	Addition & Renovation	49.3.2/28	LINK
• <i>Commissioners: Welch, Camp, Coombs, Patten, Thornewill; Alternates: Pohl, Dutra; Recused: Oliver.</i>				
6. Town of Nantucket	20 South Water	Windows	42.4.2/29	SMRT
• <i>Commissioners: to be added</i>				

VII. NEW BUSINESS 07/11/2023

<u>Property owner name</u>	<u>Street Address</u>	<u>Scope of work</u>	<u>Map/Parcel</u>	<u>Agent</u>
1. Town of Nantucket	16 Broad St	Window replacement	42.4.2 30	SMRT
2. Richmond Great Point D. LLC	1 Gooseberry Place	New dwelling	68 335	Linda Williams
3. Richmond Great Point D. LLC	2 Gooseberry Place	New dwelling	68 335	Linda Williams
4. Richmond Great Point D. LLC	3 Gooseberry Place	New dwelling	68 335	Linda Williams
5. Richmond Great Point D. LLC	6 Gooseberry Place	New dwelling	68 57	Linda Williams
6. Richmond Great Point D. LLC	7 Gooseberry Place	New dwelling	68 57	Linda Williams
7. Christine Iller	69 Hummock Pond	Demo Dwelling	56 320	Rob Newman
8. Clay Street Development	44 Skyline Drive	Move on House	79 990	Structures Unlimited
9. Nicholas Tesino	74 Arkansas Ave	As built Fence	59.4 41	Nicholas Tesino
10. Harold Brothers Realty INC.	2 & 4 Highland Ave	Garage	30 187&289	Emeritus Ltd
11. Harold Brothers Really LLC	2 & 4 Highland Ave	Cabana	30 187&289	Emeritus LTD
12. 1010 Wins LLC	10 Lincoln St	Cabana revisions	30/184	Emeritus LTD
13. Davkim Smiley LLC	10-12 Davkim Lane	Parking Structure	68 61&62	Emeritus LTD
14. 9B Crow's Nest LLC	9B Crow's nest way	Move off/Demo	12 20.2	Botticelli + Pohl
15. 9B Crow's Nest LLC	9B Crow's nest way	New Dwelling Revs 6995	12 20.2	Botticelli + Pohl
16. Craig Frascati	2 N Mill st	Roof replacement	55.4.4 17	LINK
17. More than Enough LLC	30 Russell's Way	New Dwelling	77 8.1	CWA
18. Stubby's	39 Hooper Farm Rd	Demo Garage	67 127	Val Oliver
19. Stubby's	39 Hooper Farm Rd	2 nd Dwelling	67 127	Val Oliver
20. Stubby's	39 Hooper Farm Rd	3 rd Dwelling	67 127	Val Oliver
21. Foggy SBB LLC	2a Sanford Rd	Window/door change	55 811	Gryphon Architects
22. Lori Meinke	17 Ames Ave	2 nd half – story addition	60.2.4 17	Twig Perkins
23. Maria Mitchell Assoc	3 Vestal St	Fenestration change -stoop	42.3.3 146	Normand
24. 4 Rays Court N.T.	4 Rays Court	New garden Shed	42.3.2 3	Normand
25. Spencer Goldsmith	56 Madaquecham	Rev-shift firepit add sun shelf	88 65	KMLD
26. 54 Prospect LLC	4 Birdsong Lane	Garage Rev 5465	55.4.4 80.3	Brook Meerbergen

VIII. PUBLIC COMMENTS

Approved Minutes –	May 30 & June 6, 8, 13 2023
Review Minutes -	June 20, & 27, 2023.
Other Business -	<ul style="list-style-type: none"> Next HDC Meeting- July 18th at 4pm *HYBRID & IN-PERSON @ 4 FAIRGROUNDS RD. -COMMUNITY RM – Hybrid
Potential Items for Discussion-	<ul style="list-style-type: none"> Classification of street trees & vegetating mapping Discussion of Wind Turbines Section 106 – Sunrise Wind Farm Project, Intro (update as needed) Review policy of Move/Demo hearings in relation to new dwellings Hardscaping Discussion of salvaging demos

	<ul style="list-style-type: none">• Discussion of options for house moves
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