



# Updated Meeting Posting MEETING POSTING

ORIGINAL POSTING TIME: 2023 FEBRUARY 24 PM 02:28  
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**RECEIVED**  
2023 MAR 06 PM 02:12  
NANTUCKET TOWN CLERK  
Posting Number:T 209

### TOWN OF NANTUCKET

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

<b>Committee/Board/s</b>	Historic District Commission (HDC) – Old Business
<b>Day, Date, &amp; Time</b>	Tuesday March 7, 2023, at 4:00pm *HYBRID
<b>Location / Address</b>	COMMUNITY ROOM, 4 FAIRGROUNDS ROAD & REMOTE PARTICIPATION VIA ZOOM  Information on viewing the meeting can be found at: <a href="https://www.nantucket-ma.gov/138/Boards-Commissions-Committees">https://www.nantucket-ma.gov/138/Boards-Commissions-Committees</a>

Ray Pohl, Chairman

**Please note:** 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:** Esmeralda Martinez, Land Use Specialist

To join the Historic District Commission meeting click on the Zoom Link below:  
<https://us06web.zoom.us/j/92280688302?pwd=aGs3K2tLSzFaOVpNbENTM0pHd28wUT09>

**Meeting ID:** 922 8068 8302 **Password:** 153126  
*Phone dial in: 646 558 8656; Meeting ID: 922 8068 8302; Password: 153126*

To watch live meeting, click here:  
<https://www.youtube.com/watch?v=ZCTH6z5nTPk>

**Commissioners:** Ray Pohl (Chair), Stephen Welch (Vice-Chair), Abby Camp, Diane Coombs, Val Oliver  
**Associate Commissioners:** Jesse Dutra, Carrie Thornewill, Constance Patten  
**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.*

**This agenda reflects what the chair reasonably expects to be discussed during this meeting. However, due to time constraints, some applications on this agenda may not be heard at this meeting. In addition, not all “New and Old Business” applications submitted are listed on the agenda. Please check with the office on Wednesday after the Tuesday meeting for further information.**

## I. PUBLIC COMMENT

## II. COMMISSIONER’S COMMENTS

## III. SIGNS

<u>Property owner name</u>	<u>Street Address</u>	<u>Scope of work</u>	<u>Map/Parcel</u>	<u>Agent</u>
1. ReMain LLC	54 Main St	Lighting	42.3.1/193	Ann Dougherty

## IV. CONSENTS

<u>Property owner name</u>	<u>Street Address</u>	<u>Scope of work</u>	<u>Map/Parcel</u>	<u>Agent</u>	<small>INITIALS</small>
1. 14 Hussey St LLC 01-7828	14 Hussey St	Door & window changes	42.3.4/132	EMDA	EM
2. Gregory Smart	94 Quidnet Rd	MH Roof replacement	21/107	LINK	EM
3. Gregory Smart	94 Quidnet Rd	Garage roof replacement	21/107	LINK	EM
4. Richmond Great Pt.	30a Evergreen Way	Color change rev 09-4796	68/711.2	KOH	EM
5. JBC Nantucket LLC	34 Derrymore Rd	window rev 2259	41/17	NAG	HB
6. Andrew Vorce 02-7917	40 Essex Rd	Hardscape	67/624	Andrew Vorce	EM
7. Andrew Vorce 02-7916	40 Essex Rd	Bsmt window well	67/624	Andrew Vorce	EM
8. Chris Grimes	33 Macy’s Lane	Add dormers, window chng	68/331	Chris Grimes	EM
9. Robert Puff 02-7984	22 Washing Pond Rd	New shed	31/17	Sanne Payne	AC
10. High Tide Homes 02-7989	26 Douglas Way	MH reduction & rev 04-6196	39/41	BPC	AC
11. 42 Easton St LLC 02-7970	42 Easton St	Chng door style rev6755	42.4.1/21	Emeritus LTD	AC
12. CC&C of Mass LLC 02-7972	20 Arrowhead Dr	Remodel & alterations	69/51	SCI	AC
13. Christopher Maroney 02-7957	9 Swift Rock	New shed	40/69	Peter Fernandes	AC
14. Gerald Platt 02-7966	13 Surfside Dr	New 3 <sup>rd</sup> dwelling	67/238	Reid Yenor	AC
15. Brian Stout 02-7960	21b Hummock Pond Rd	Roof replacement	56/11	Jim Lydon	AC
16. Petrell LLC 02-7965	4 Gardner St	Roof replacement	42.3.3/55	T & T Roofing	AC
17. 2 Teasdale Cir LLC 02-7971	2 Teasdale Circle	New rooftop solar array	69/77	Gryphon Architects	AC
18. Mark and Michelle K.	7.5 Back St	New Shed	55/653	Danny Kinsella	VO
19. Julius Pasy	6 Bayberry Ln	Rooftop Solar	67/73	Stegra Corp	VO
20. Joseph Benotti Tr	8 Gladlands Ave	Rooftop Solar	80/180	Ack Smart	VO
21. James and Laura Bessey	12 Correia Ln	Retained Entry Berm	80/59.1	B. Meerbergen	RP
22. Amy K. and John H. Tr	76 Union St	Color Change	55.1.4/73	Amy and John	VO
23. Nantucket Island Land Bank	32 Western Ave	Revisions to 01-7731	87/81	NILB	VO
24. Ed and Beth Schmidt	4 Seven Mile Ln	New Shed	72/53	Leon Francis	RP
25. William Fuhs	12 Somerset Ln	Fence	56/55	Linda Williams	VO
26. Lisa Block	15 Autopscot Ci	Remove Patio and Deck Over	55/517	Patrick Taaffe	RP
27. Sankaty Head Golf Club	100 Sankaty Rd	Move structure on site	49/163	NAG	VO
28. Carol Manville	5 Parker Ln	Windows and Door Change	67/319	Linda Williams	VO
29. 29 Center St LLC	4 Chestnut St	Fence and Gate	42.3.1/68.1	Miroslava Ahern	RP
30. Silver Fox Partners RE LLC	2 Hornbeam Rd	Pool Shed	21/118.5	Frank Hicks	VO
31. 14 North Rd LLC	14 North Rd	Beach Stair	43/83	Workshop APD	VO
32. Dan Covnihan	13 Swain St	Lift Cottage Above Flood Lvl.	42.4.1/77.1	Val Oliver	RP
33. Scott Handelsman	9 Golfview Dr	New Shed	66/168	Val Oliver	RP

34.	Jeff Morash	8 Bayberry Ln	Revs. to 05-3881 and 02-5686	67/72	Val Oliver	RP
35.	Douglas Massey	18 Bayberry Ln	New Shed	67/67.1	Reid Yenor	VO
36.	Jim and Cindy Helfrich	37 Fair St	Revisions to 06-6481	42.3.2/212	Emeritus	RP
37.	Town of Nantucket	17 and 21 Airport Rd	New Pump Station and Control Valve Cabinet	68/888.49 – 68/54	Hazen & Sawyer	RP
38.	Town of Nantucket	17 and 21 Airport Rd	Demo	68/888.49 – 68/54	Hazen & Sawyer	RP
39.	Town of Nantucket	17 and 21 Airport Rd	New Pump Station Electrical Control Building	68/888.49 – 68/54	Hazen & Sawyer	RP
40.	Town of Nantucket	17 and 21 Airport Rd	Fence and Gate	68/888.49 – 68/54	Hazen & Sawyer	RP
41.	Garfield and Gillian Bloise	42 Monohansett Rd	Over Head Cover of Patio	79/55	G and G Bloise	RP
42.	Brook Meerbergen	9 Lewis Ct	Move Shed on Site	67/35	B. Meerbergen	VO
43.	Jacqueline Welch	38 Union St	Color Change	42.3.2/88	Jacqueline W.	RP
44.	Paul Blanco	8 Ackermuck	New pavilion	41/618	Olson Twombly	RP
45.	Gregory Malanoski	44 Hummock Pond Rd	Roof replacement	56/289	Greg Malanoski	VO
46.	Michelle David	5 Huckleberry Lane	New shed	32/61	SCI	VO
47.	Carl Webster	24 Cliff Rd	New fence	42.4.4/49	SCI	VO
48.	Devon and Melissa Murphy	3 Alexandria Dr	Rooftop Solar	67/418	Ack Smart	VO
49.	Randy Sharp	49 Meadowview Dr	Revisions to 03-3236	56/390	Thornwill Designs	VO
50.	Leslie Getto	39 Wigwam Rd	Window, fenestration Rev11-5059	77/7.2	Brook Meerbergen	VO
51.	Geoffrey J. Smith	98 Old South Rd	Add Egress Windows	68/429	LINK	VO
52.	Peter H. Kaizer	43 Millbrook Rd	New Garage	56/233	Peter H. Kaizer	RP
53.	Chris Bougue	18 Bartlett Rd	Enclose 2 <sup>nd</sup> Floor Deck	67/876	Emeritus	RP
54.	Hedges LLC	10 Bassett Rd	Color Change	26/39	Hedges LLC	RP
55.	Joseph Minella	9 Gingly Ln	Rooftop Solar	41/851	Ack Smart	VO
56.	Jeremy Morgado	5 Cachalot Ln	Fence and Gate	67/860	Waterscapes	VO
57.	Drake Real Estate	5 Davis Lane	Alterations	82/72	Val Oliver	RP
58.	Stephen Welch	13 Waydale Rd	Renew COA - 66340	67/32	Stephen Welch	VO
59.	Stephen Welch	13 Waydale Rd	Renew COA – 69935	67/32	Stephen Welch	VO
60.	Stephen Welch	13 Waydale Rd	Renew COA – 70914	67/32	Stephen Welch	VO
61.	Stephen Welch	13 Waydale Rd	Renew COA – 71110	67/32	Stephen Welch	VO
62.	Stephen Welch	13 Waydale Rd	Renew COA – 71584	67/32	Stephen Welch	VO
63.	Stephen Welch	13 Waydale Rd	Renew COA – 71585	67/32	Stephen Welch	VO
64.	Stephen Welch	13 Waydale Rd	Renew COA - 72932	67/32	Stephen Welch	VO

#### V. CONSENT WITH CONDITION

	<u>Property owner name</u>	<u>Street Address</u>	<u>Scope of work</u>	<u>Map/Parcel</u>	<u>Agent</u>
1.	5 Surfside Rd LLC	5 Surfside Rd	Spa and Hardscaping	55/253	Linda Williams
	<ul style="list-style-type: none"> <li>spa not to be visible at time of inspection and in perpetuity &amp; pool to have no grade change from existing or as noted on the original application.</li> </ul>				
2.	Dworetsky-Banse Fm Tr.02-7958	8 Shawkemo Rd	Resize pool & location	43/90	Botticelli + Pohl
	<ul style="list-style-type: none"> <li>Pool not to be visible at time of inspection and in perpetuity &amp; pool to have no grade change from existing or as noted on the original application.</li> </ul>				
3.	Hoehn Saric	34 Easton St	Revisions to 10-4865	42.1.4/18	CWA
	<ul style="list-style-type: none"> <li>Trim color to be Nantucket Gray.</li> </ul>				
4.	Frank Powers Trust	164 Hummock Pond Rd	Addition	65/13.1	LINK
	<ul style="list-style-type: none"> <li>White trim windows but corner boards natural to weather to match existing house.</li> </ul>				
5.	Drake Real Estate LLC	5 Davis Ln	Ground Mount Solar	82/72	Sun Wind LLC
	<ul style="list-style-type: none"> <li>Ground mount solar not to be visible.</li> </ul>				
6.	Justin Quinn	64 Hooper Farm Rd	Pool and Hardscape	67/321.1	KM Landscape
	<ul style="list-style-type: none"> <li>Pool not to be visible at time of inspection and in perpetuity &amp; pool to have no grade change from existing or as noted on the original application.</li> </ul>				
7.	Michael and Marcia Tr	38 Vestal St	Pool	41/50	Val Oliver
	<ul style="list-style-type: none"> <li>Pool not to be visible at time of inspection and in perpetuity &amp; pool to have no grade change from existing or as noted on the original application.</li> </ul>				

#### VI. VIEW

	<u>Property owner name</u>	<u>Street Address</u>	<u>Scope of work</u>	<u>Map/Parcel</u>	<u>Agent</u>
1.	7 Lauretta Ln LLC 01-7803	7 Lauretta Lane	New dwelling	14/53	Sophie Metz
	<ul style="list-style-type: none"> <li>Commissioners: Welch, Camp, Coombs, Oliver, Thornwill Alternates: None Recused: None.</li> </ul>				

**VII. NEW BUSINESS 02/07/23**

	<u>Property owner name</u>	<u>Street Address</u>	<u>Scope of work</u>	<u>Map/Parcel</u>	<u>Agent</u>
1.	Tyler Albright <b>02-7869</b>	11 Cannonbury Lane	New dwelling	74/22	Val Oliver
2.	Island Orange Group <b>02-7868</b>	129 Orange St	Addition for storage	55/147	Val Oliver
3.	Josh Malitsky <b>01-7857</b>	253 Madaket Rd	Roof top solar	59.4/210	Ack Smart Energy
4.	Sheep Pond Prop LLC <b>02-7860</b>	14-16 Sheep Pond Rd	New Garage	63/29 30	Emeritus LTD
5.	Sheep Pond Prop LLC	14-16 Sheep Pond Rd	Add breezeway Rev08-6852	63/29 &30	Emeritus LTD
6.	36 Lily St LLC <b>02-7864</b>	36B Lily St	Demo studio	42.4.3/94	Botticelli + Pohl
7.	36 Lily St LLC <b>02-7865</b>	36B Lily St	New studio	42.4.3/94	Botticelli + Pohl
8.	36 Lily St LLC <b>02-7866</b>	36B Lily St	MH Rev04-3416	42.4.3/94	Botticelli + Pohl
9.	41 Hulbert LLC <b>01-7859</b>	41 Hulbert Ave	GH Rev 22-09-7036	29/18	Botticelli + Pohl
10.	Sarah Powers <b>01-7858</b>	27 Tashama Lane	New gable & enclosed porch new windows	55/462	Sarah Powers
11.	Jason Meldenson	69 Monomoy Rd	Move off/ demo dwelling	43/102	Studio PPark
12.	Jason Meldenson	69 Monomoy Rd	New dwelling	43/102	Studio PPark
13.	Caleb Cressman	15 Margaret's Way	New 3 <sup>rd</sup> Dwelling	20/64	Thornewill Design
14.	Lee Baldwin	5 Mulberry St	Alterations	55.4.1/19	LINK
15.	Anchor Down Nantucket LLC	3 North Beach St	Hardscape	42.4.1/90	Jardins Intl.
16.	63 Hulbert LLC	63 Hulbert Ave	foundation, siding, windows	29/9	Emeritus LTD
17.	Kim Glowacki	17 Nancy Ann Lane	New Garage	68/139	Structures Unlimited
18.	256 Polpis LLC <b>02-7967</b>	256 Polpis Rd	Move, reno, additions	25/25	Botticelli + Pohl
19.	Ack 15 CHR LLC	8 Chuck Hollow Rd	Alterations to Existing Garage	72/31	Val Oliver

**VIII. OLD BUSINESS 02/14/23**

	<u>Property owner name</u>	<u>Street Address</u>	<u>Scope of work</u>	<u>Map/Parcel</u>	<u>Agent</u>
1.	Ack 15 CHR LLC <i>*Not anticipated within 48 hours.</i>	8 Chuck Hollow Rd	Pool & hardscape	72/31	Atlantic Landscaping
	• <i>Commissioners: Pohl, Welch, Coombs, Camp, Patten; Alternates: None Recused: Oliver.</i>				
2.	Elizabeth Grace <b>12-7595</b>	211 Polpis rd.	Screened porch	26/31	Val Oliver
	• <i>Commissioners: Pohl, Welch, Camp, Dutra, Thornewill; Alternates: None Recused: Oliver.</i>				
3.	Holly Coburn <b>01-7695</b>	5 North beach St.	New dwelling	42.4.1/92	Normand residential
	• <i>Commissioners: Pohl, Coombs, Camp, Dutra, Patten; Alternates: Welch; Recused: None.</i>				
4.	Edward Gilberth <b>10-7346</b>	51 Walsh St	New roofwalk & stairs	29/61	Linda Williams
	• <i>Commissioners- Pohl, Welch, Coombs, Camp, Oliver; Alternates: Dutra, Thornewill Recused: none.</i>				
5.	Doherty Ack LLC <b>08-6934</b>	2 Mariner Way	New dwelling	55.1.4/72.4	Linda Williams
	• <i>Commissioners- Pohl, Welch, Coombs, Camp, Oliver; Alternates: Dutra, Patten; Recused: None.</i>				
6.	Doherty Ack LLC <b>08-6937</b>	2 Mariner Way	Hardscape	55.1.4/72.4	Linda Williams
	• <i>Commissioners- Pohl, Welch, Coombs, Camp, Oliver; Alternates: Dutra, Patten; Recused: None.</i>				
7.	Doherty Ack LLC <b>08-6939</b>	4 Mariner Way	New dwelling	55.1.4/72	Linda Williams
	• <i>Commissioners- Pohl, Welch, Coombs, Camp, Oliver; Alternates: Dutra, Patten; Recused: None.</i>				
8.	Doherty Ack LLC <b>08-6941</b>	4 Mariner Way	New garage/apt	55.1.4/72	Linda Williams
	• <i>Commissioners-Pohl, Welch, Coombs, Camp, Oliver; Alternates: Dutra, Patten; Recused: None.</i>				
9.	Doherty Ack LLC <b>08-6943</b>	4 Mariner Way	Hardscape	55.1.4/72	Linda Williams
	• <i>Commissioners- Pohl, Welch, Coombs, Camp, Oliver; Alternates: Dutra, Patten; Recused: None.</i>				
10.	Doherty Ack LLC <b>08-6930</b>	6 Mariner Way	New dwelling	55.1.4/72.2	Linda Williams
	• <i>Commissioners-Pohl, Welch, Coombs, Camp, Oliver; Alternates: Dutra, Patten; Recused: None.</i>				
11.	Doherty Ack LLC <b>08-6931</b>	6 Mariner Way	Hardscape	55.1.4/72.2	Linda Williams
	• <i>Commissioners-Pohl, Welch, Coombs, Camp, Oliver; Alternates: Dutra, Patten; Recused: None.</i>				
12.	Sachem Corner LLC	1 E Hallowell St	Demo garage	30/100	Linda Williams
	• <i>Commissioners: Pohl, Coombs, Camp, Dutra, Thornewill; Alternates: Patten, Welch, Oliver Recused: None.</i>				
13.	Mike Romano <b>01-7815</b>	55 Easton St	Rev 05-6245 windows	42.4.1/86	Shelter 7
	• <i>Commissioners: Welch, Coombs, Camp; Alternates: None Recused: Dutra.</i>				
14.	13 Commercial LLC <b>09-6996</b>	13 Commercial Wharf	Rev- shorten structure	42.2.4/10	NAG
	• <i>Commissioners- Pohl, Welch, Coombs, Cap, Oliver; Alternates: Dutra, Thornewill, Patten. Recused: none.</i>				
15.	Kathryn Cook <b>10-7257</b>	85 Low Beach Rd	New dwelling MH	75/31.3	Michael Bard
	• <i>Commissioners- Pohl, Welch, Coombs, Camp, Oliver; Alternates: Dutra, Thornewill, Patten. Recused; None.</i>				
16.	Kathryn Cook <b>10-7217</b>	85 Low Beach Rd	New Garage	75/31.3	Michael Bard
	• <i>Commissioners- Pohl, Welch, Coombs, Camp, Oliver; Alternates: Dutra, Thornewill, Patten. Recused; None.</i>				
17.	Kathryn Cook <b>10-7746</b>	85 Low Beach Rd	Pool house	75/31.3	Michael Bard
	• <i>Commissioners- Pohl, Welch, Coombs, Camp, Oliver; Alternates: Dutra, Thornewill, Patten. Recused; None.</i>				

18.	4 The Kids Realty <b>07-6708</b>	79 Pocomo Rd	Widows walk rev	15/5	CWA
	• <i>Commissioners: Camp, Welch, Coombs, Oliver, Thornewill; Alternates: None Recused: None.</i>				
19.	41 Hulbert LLC <b>11-7516</b>	41 Hulbert Ave	Mh Raise/ mass/ fenestration	29/18	Botticelli + Pohl
	• <i>Commissioners: Welch, Camp, Oliver, Dutra, Thornewill; Alternates: None Recused: Pohl.</i>				
20.	32 Hulbert Trust <b>01-7704</b>	32 Hulbert Ave	Fenestration revisions	29/72	Botticelli + Pohl
	• <i>Commissioners: Welch, Coombs, Camp, Oliver, Patten; Alternates: None Recused:None.</i>				
21.	1010 Wins LLC <b>10-7136</b>	10 Lincoln Ave	Demo/ move of garage	30/184	Emeritus LTD
	• <i>Commissioners- Welch, Coombs, Camp, Oliver, Dutra; Alternates: Thornewill, Patten; Recused: None.</i>				
22.	1010 Wins LLC <b>10-7317</b>	10 Lincoln Ave	New garage	30/184	Emeritus LTD
	• <i>Commissioners- Welch, Coombs, Camp, Oliver, Dutra; Alternates: Thornewill, Patten; Recused: None.</i>				
23.	Harold Brothers Realty, LLC <b>01-7685</b>	2,4,6 Highland Ave	New dwelling 1	30/189	Emeritus LTD
	• <i>Commissioners- Welch, Coombs, Camp, Oliver, Thornewill; Alternates: Dutra Patten; Recused: Pohl.</i>				
24.	Harold Brothers Realty, LLC <b>01-7684</b>	2,4,6 Highland Ave	New dwelling 2	30/189	Emeritus LTD
	• <i>Commissioners- Welch, Coombs, Camp, Oliver, Thornewill; Alternates: Dutra Patten; Recused: Pohl.</i>				
25.	*Reade, Gullicksen, Hanley & Gifford <b>04-6162</b>	42 Easton St	Hardscape, gate & paving	42.4.1/21	Sconset Gardener Inc.
	• <i>Commissioners- Welch, Coombs, Camp, Thornewill; Alternates: None; Recused; None.</i>				

### IX. NEW BUSINESS 02/21/23

Property owner name	Street Address	Scope of work	Map/Parcel	Agent
8. Greg Ferguson	50 Hulbert Ave	Add window revision	29/62	Normand Residential
9. Darlene Demichele	2 Birdsong Lane	Hardscape	55.4.4/80.2	Linda Williams
10. Pact LLC	41 Orange St	Window rev	42.3.2/224	Linda Williams
11. Stilson 27 LLC	2a Copper Lane	Windows, new porch	42.3.3/191	Normand Residential
12. Bob Constable	3 Barrett Farm Rd	New garage	40/80.1	Thornewill Design
13. Mark Hubbard	45 Milk St	New studio	56/20	Mark Hubbard
14. Stark Point LLC	16 Easton St	fenestration Rev22-04-6121	42.1.4/11	Botticelli + Pohl
15. 4 Bailey Rd LLC	4 Bailey Rd	Add egress window & door	55/106.6	Sanne Payne
16. Four Day Beans	21 Macy's Lane	Add bsmt egress window	68/494	Sanne Payne
17. 5 Surfside LLC	5 Surfside Rd	Revise window well	55/253	LINK
18. Brett Fodiman	27 Cato Lane	Main house Revision	55/18	CWA
19. Brett Fodiman	27 Cato Lane	Guest house Rev 10-4968	55/18	CWA
Approved Minutes -	February 7 & 9, 2023			
Review Minutes -	February 14 & 21, 2023			
Other Business -	<ul style="list-style-type: none"> <li>• <b>Next HDC-OFC -Joint Special Meeting March 9<sup>th</sup> at 1pm *HYBRID &amp; IN-PERSON @ 2 FAIRGROUND RD. -CONFERENCE RM.</b></li> <li>• <b>Next HDC Meeting- March 14<sup>th</sup> at 4pm *HYBRID &amp; IN-PERSON @ 4 FAIRGROUND RD. -COMMUNITY RM.</b></li> </ul>			
Future Action Items-	<ul style="list-style-type: none"> <li>• Classification of street trees &amp; vegetating mapping</li> <li>• Discussion of Wind Turbines</li> <li>• Section 106 – Sunrise Wind Farm Project, Intro (update as needed)</li> <li>• Review policy of Move/Demo hearings in relation to new dwellings</li> <li>• Hardscaping</li> <li>• Discussion of salvaging demos</li> <li>• Discussion of options for house moves</li> </ul>			

**Additional Future Action Items-**  
*(Not to be acted on current meeting.)*

**X. NEW BUSINESS 02/21/23**

	<u>Property owner name</u>	<u>Street Address</u>	<u>Scope of work</u>	<u>Map/Parcel</u>	<u>Agent</u>
1.	NT Property Owner LLC	5 Indigo Dr Lot 84	Hardscape,patio, fence,driveway	68/862	Linda Williams
2.	NT Property Owner LLC	7 Indigo Dr Lot 85	Hardscape,patio, fence,driveway	68/863	Linda Williams
3.	NT Property Owner LLC	3 Indigo Dr Lot 83	Hardscape,patio, fence,driveway	68/861	Linda Williams
4.	NT Property Owner LLC	6 Beach Grass Rd Lot 82	Hardscape,patio, fence,driveway	68/860	Linda Williams
5.	NT Property Owner LLC	2 Indigo Dr Lot 81	Hardscape,patio, fence,driveway	68/881	Linda Williams
6.	NT Property Owner LLC	4 Indigo Dr Lot 80	Hardscape,patio, fence,driveway	68/880	Linda Williams
7.	NT Property Owner LLC	6 Indigo Dr Lot 79	Hardscape,patio, fence,driveway	68/876	Linda Williams
8.	NT Property Owner LLC	8 Indigo Dr Lot 78	Hardscape,patio, fence,driveway	68/875	Linda Williams
9.	NT Property Owner LLC	10 Indigo Dr Lot 77	Hardscape,patio, fence,driveway	68/874	Linda Williams
10.	NT Property Owner LLC	13 Honey Suckle Dr Lot 76	Hardscape,patio, fence,driveway	68/873	Linda Williams
11.	NT Property Owner LLC	9 Honey Suckle Dr Lot 74	Hardscape,patio, fence,driveway	68/877	Linda Williams
12.	NT Property Owner LLC	7 Honey Suckle Dr Lot 73	Hardscape,patio, fence,driveway	68/878	Linda Williams
13.	NT Property Owner LLC	15 Honey Suckle Dr Lot 86	Hardscape,patio, fence,driveway	68/864	Linda Williams
14.	*Richmond Great Pt 08-6789	5 Sandplain Dr.	New Dwelling	68/349	KOH
15.	*Joanne Tobin 10-7283	33B Washington St	New shed	42.3.2/191	G. Harrington
16.	*Erik Junghans	26 Equator Dr	New shed	56/343	LINK
17.	*K. Walin	56 Eel point rd.	Fenestration revision	32/27	CWA
18.	*Rockbyrne LLC	30 Pocomo Rd	Garage removal & infill	14/76	LINK
19.	*Rockbyrne LLC	30 Pocomo Rd	New Garage	14/76	LINK

**XI. OLD BUSINESS 03/07/23**

	<u>Property owner name</u>	<u>Street Address</u>	<u>Scope of work</u>	<u>Map/Parcel</u>	<u>Agent</u>
1.	Tigerlily Nom Tr. 10-7289	7 Barnabas Lane	New dwelling	30/132	Studio PPark
	• <i>Commissioners: TO BE ADDED LATER</i>				
2.	Tigerlily Nom Tr. 01-7689	7 Barnabas Lane	New garage	30/132	Studio PPark
	• <i>Commissioners: TO BE ADDED LATER</i>				
3.	Tigerlily Nom Tr. 01-7671	7 Barnabas Lane	Hardscape & pool	30/132	Ahern
	• <i>Commissioners: TO BE ADDED LATER</i>				
4.	Salisbury Cottage LLC	13 Academy Ln	House renovations	42.4.3/112	Gryphon Architects
	• <i>Commissioners: TO BE ADDED LATER</i>				
5.	Salisbury Cottage LLC	13 Academy Ln	New shed	42.4.3/112	Gryphon Architects
	• <i>Commissioners: TO BE ADDED LATER</i>				
6.	Nicole Tirapelli 01-7714	18 Center St- Sconset	Driveway	73.1.6/105	Nicole Tirapelli
	• <i>Commissioners: TO BE ADDED LATER</i>				
7.	Cynthia Nelson 01-7808	30 King St Sconset	New studio	73.42/113	Gryphon Architects
	• <i>Commissioners: TO BE ADDED LATER</i>				
8.	Bob Risika 01-7714	18 Maclean Lane	Pool & hardscape	55/448	Atlantic Landscape
	• <i>Commissioners: TO BE ADDED LATER</i>				
9.	8 Maple Lane LLC	Maple Lane Lot 8	New dwelling	67/303	Emeritus LTD
	• <i>Commissioners: TO BE ADDED LATER</i>				
10.	8 Maple Lane LLC	Maple Lane Lot 8	Garage	67/303	Emeritus LTD
	• <i>Commissioners: TO BE ADDED LATER</i>				
11.	Dave Yeager	2 Howard Ct	Addition	42.3.4/36	Brook Meerbergen
	• <i>Commissioners: TO BE ADDED LATER</i>				
12.	*Balaji Gandhi	9 New Jersey Ave	Addition to main house	60.3.1/408	Shelter 7
	• <i>Commissioners: TO BE ADDED LATER</i>				
13.	*Balaji Gandhi	9 New Jersey Ave	Fenestration chng garage	60.3.1/408	Shelter 7
	• <i>Commissioners: TO BE ADDED LATER</i>				
14.	*Jean Moran 01-5621	4 Washington Ave	New Pool	60.2.4/65	Linda Williams
	• <i>Commissioners: TO BE ADDED LATER</i>				
15.	*Jean Moran 01-5199	4 Washington Ave	New Garage	60.2.4/65	Linda Williams
	• <i>Commissioners: TO BE ADDED LATER</i>				



## NANTUCKET HISTORIC DISTRICT COMMISSION Conduct of Application Hearings (adopted 11/17/22)

The HDC's role is to review and deliberate on the appropriateness of structures and architectural elements (consistent with its mission under its Act, its guidelines including Building with Nantucket in Mind, and its established policies). With respect to consistently functional meetings: i) the HDC functions under Robert's Rules and all meeting participants are expected to act accordingly, and ii) applicants and their agents are expected to provide application materials timely (to allow Commissioner preview and for abutter and public viewing). In addition, the following protocols shall be observed:

- 1) The Chairperson opens the application hearing and announces the sitting board.
- 2) Subject to a time allotment (2 minutes for applicant and their agent, 1 minute per for 1<sup>st</sup> three abutters randomly selected; thereafter, 30 seconds per):
  - a) Applicant or agent provides a description of matters in front of the Commission.
  - b) The Commissioners, through the Chair, may ask questions to solidify their understanding of matters at hand.
  - c) Commission receives staff comments.
  - d) Abutters and public may then speak for or against the matters at hand.
  - e) The applicant or agent is allowed a rebuttal.
- 3) The Commissioners deliberate on the merits only. Note: Except for questions arising of the Commission's deliberations, no further applicant, agent nor public comments are received by the Commission.
- 4) Through the Chair, Commission makes its determination; where applicable, its decision is recorded on the application (including as fitting, through use of an Exhibit).
- 5) In each of the foregoing, comments of Commissioners, applicants, agents, abutters, and the public, are reserved to the *merits of the design with respect to appropriateness*. And, unless as a Point of Information through the Chair, no comments (Commissioner, applicant, agent, abutters, or public) are to involve policy or procedure—under Robert's Rules, such matters are properly addressed as separate, noticed agenda items. *And, throughout each hearing, both off-topic and redundant comments are strongly discouraged.*