



Updated Meeting Posting
MEETING POSTING
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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)

Committee/Board/s	Historic District Commission (HDC) – Old Business
Day, Date, and Time	Tuesday, December 14, 2021 at 5:00PM **Remote Participation**
Location / Address	REMOTE PARTICIPATION VIA ZOOM AND YouTube 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 meeting posting is not in compliance with the OML statute, no meeting may be held.

HISTORIC DISTRICT COMMISSION

Signature of Chair/Authorized Person:	Kadeem McCarthy, Land Use Specialist/HDC Compliance Coordinator
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To join the Historic District Commission meeting click on the Zoom Link below:
<https://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=PscHzZ4jbSE>

Commissioners: Ray Pohl (Chair), Abby Camp (Vice-Chair), Diane Coombs, John McLaughlin, Val Oliver
Associate Commissioners: Stephen Welch, Jesse Dutra, Carrie Thornewill
Staff: Terry Norton, Kadeem McCarthy, Holly Backus, and Esmeralda Martinez

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. CONSENTS

	<u>Property owner name</u>	<u>Street Address</u>	<u>Scope of work</u>	<u>Map/Parcel</u>	<u>Agent</u>
1.	Greg Hughes 11-5195	6 Walbang Ave	Porch door changes	82/144	Billy Saad
2.	Posie Constable 11-5198	3 Barrett Farm Road	Combine exst sheds to one shed	40/80.1	Thornewill Design

3.	Mark Alexandrisdis 11-5192	36 Madequecham Vly Rd	Move/demo shed	89/25	Thornewill Design
4.	Mark Alexandrisdis 11-5193	36 Madequecham Vly Rd	New shed	89/25	Thornewill Design
5.	Pete & Kim Parent 11-5176	11 Skyline Drive	Revisions doors and windows	79/136.1	Thornewill Design
6.	Kim Wentworth 11-5169	14 Lincoln Ave	Rev 02-3033 fenestration	30/182	Mark Cutone
7.	Ann Rosenblatt 11-5196	2 Shawkemo Hills Lane	Door change	27/38	Mark Cutone
8.	Benjamin McGrath 11-5207	12 Cliff Road	Roof repair	42.4.4/62	Vasil Marinov
9.	Susan Doughan 11-5210	63 Orange Street	Rev 10-4878 paint RW skirt white	55.4.1/16	Gryphon Architects
10.	Cynthia McClinlock 11-5225	32 Brewster Road	Trim color change	54/84	Robert Newman
11.	Marc Knight 11-5228	60 Nobadeer Ave	Minor revs roof/dormer/fenestttt	80/10	Permits Plus
12.	Michael Langlois 11-5259	14 The Grove	Shed	38/145	David Ring
13.	Stephen Cohen L Trust 12-5288	55 Sankaty Rd.	Fenestration changes	49/69	Jamie-Lynn Finchman

III. 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.	Kim Wentworth 11-5168	14 Lincoln Ave	Rev 04-3408 increase pool size	30/182	Mark Cutone
	• Not to be visible of time of inspection or thereafter				
2.	20 Cannonbury Ln LLC 11-5157	20 Cannonbury Lane	Pool and hardscape	74/14	Ahern
	• Not to be visible of time of inspection or thereafter				
3.	Jared Mitchell 11-5160	50 Hummock Pond Road	Rev 04-3443 – add spa to pool	56/286	KM Designs
	• Not to be visible of time of inspection or thereafter				
4.	Doug Carlson 11-5170	2 Blueberry Lane	Pool	80/178	Val Oliver Design
	• Not to be visible of time of inspection or thereafter				
5.	Triple Farm LLC 11-5264	21 Crooked Lane	Pool	41/480	Atlantic Landscaping
	• Not to be visible of time of inspection or thereafter				
6.	Waldman Winger 11-5265	5 Old Quidnet Milk	Pool	20/54.1	Atlantic Landscaping
	• Not to be visible of time of inspection or thereafter				
7.	Robert Buckley 11-5263	62 South Shore Rd	Pool & hardscape	80/112	Atlantic Landscaping
	• Not to be visible of time of inspection or thereafter				

IV. NEW BUSINESS 11/23/2021

	<u>Property owner name</u>	<u>Street Address</u>	<u>Scope of work</u>	<u>Map/Parcel</u>	<u>Agent</u>
1.	Jay Hammer 11-5142	10 King St	New shed	43.4.2/12	B & C
2.	33 North Mill ST LLC 11-5137	7 North Mill St	New shed	55.4.4/77	Sophie Metz
3.	33 North Mill LLC 11-5126	7 North Mill St	Hardscaping	55.4.4/77	Atlantic Landscaping
4.	36 Easton St LLC 11-5138	36 Easton St	Door & window change	42.1.4/19	McMorrow Designs
5.	Kristy Kay Snyder 11-5140	7 Comeau Lane	Addition & alterations	49.3.2/13	Val Oliver Design
6.	Reunion LLC 11-5184	6 Union St	Roof replacement	42.3.1/185	Sanne Payne
7.	90 N Liberty Prsv. Tst 11-5178	90 N Liberty St.	Roof & windows replacement	41/22	Botticelli + Pohl
8.	Prickly Pear Tr. 11-5155	17 Broadway	Storage containers	73.1.3/112	Val Oliver Design
9.	Richard Oneslager	8 Cliff Road	Windows like-kind	42.4.4/23	Rich Johnston
10.	Julianne Mara	1 Broadway Sconset	Outdoor shower	73.2.4/37	LINK

V. OLD BUSINESS 11/30/2021

	<u>Property owner name</u>	<u>Street Address</u>	<u>Scope of work</u>	<u>Map/Parcel</u>	<u>Agent</u>
1.	Hoehn-Saric	34 Easton St	New dwelling	41.1.4/18	CWA
	• <i>Commissioners: Pohl, McLaughlin, Coombs, Oliver, Dutra; Alternates: Welch, Thornewill; Recused: None</i>				
2.	Tack 3 LLC	26 Washington St	Rev coa- 10-4863	42.3.2/23	CWA
	• <i>Commissioners: Pohl, McLaughlin, Coombs, Oliver, Thornewill; Alternates: Welch, Dutra; Recused: None</i>				
3.	Tiffany Lawrence	5 Todd Circle	Pool and hardscape	66/296	Atlantic Landscaping
	• <i>Commissioners: Pohl, Coombs, Oliver, Welch, Dutra; Alternates: Thornewill; Recused: None</i>				
4.	Paul Benk	8 North Gully	Add dormer rev- 09-4592	71.1.3/48	Emeritus
	• <i>Commissioners: Pohl, Coombs, Welch, Thornewill; Alternates: None; Recused: None</i>				
5.	Barry Ang	11 Jonathan Way	Add cupola rev 10-4929	75/42	McMullen & Associates
	• <i>Commissioners: Pohl, Coombs, Oliver, Welch, Dutra; Alternates: Thornewill (break); Recused: None</i>				
6.	George Wing	6 Swain St	Dormer addition		Self
	• <i>Commissioners: to be added</i>				

VI. NEW BUSINESS 12/07/2021

	<u>Property owner name</u>	<u>Street Address</u>	<u>Scope of work</u>	<u>Map/Parcel</u>	<u>Agent</u>
1.	Joe Arno 12-5289	31 Easy St.	Like window replacement	42.4.2/16	Gordon Folger
2.	Le Select Prop LLC 11-5144	1 Ash Street	Fenestration changes	42.4.2/85	Normand Residential
3.	Moors End Farm 11-5205	42 Polpis Road	Rooftop solar barn 1	54/266	Cotuit Solar
4.	Moors End Farm 11-5206	42 Polpis Road	Rooftop solar barn 2	54/266	Cotuit Solar

5. Francis McGillin 11-5202	7 Atlantic Avenue	Shed	55/15	Structures Unlimited
6. Rich Meisenberg 11-5204	86 Polpis Road	Solar ground array	44/25.4	ACK Smart
7. ReMain Nantucket 11-5203	22 Federal Street	Solar pergola	42.4.2/31	ACK Smart
8. Ray Owen 11-5201	80 Vestal Street	Rooftop solar	56/273	Cotuit Solar
9. Bluefin Partners 11-5194	27 Ellen's Way	New dwelling	81/180	Lori Geddes
10. 33 North Mill LLC 11-5190	7 North Mill Street	Rev COA wdw wells/fenestration	55.4.4/77	Sophie Metz Design
11. Yvonne Archer 11-5191	39 Monomoy Road	Demo/move garage	54/79	Linda Williams
12. Richmond Great Point 11-5200	4 Honeysuckle Drive	New dwelling	68/887	KOH
13. Richmond Great Point 11-5199	26 Honeysuckle Drive	New dwelling	68/386	KOH
14. Richmond Great Point	57 Old South Road	Flag sign	68/156	TJ Fossa
15. Bonita Bar LLC 11-5230	1 Chins way	Partial Demo	55/165	J. Newman
16. Bonita Bar LLC 11-5215	1 Chins way	Addition	55/163	J. Newman
17. 7 Plum St LLC 11-5214	7 Plum St	Shed	80/26	Structures Unlimited
18. 32 Hulbert Trust 11-5220	32 Hulbert Ave	New dwelling	29/72	Botticelli + Pohl
19. Four Giny Lane R.T. 11-5188	4 Giny Lane	New Dwelling	41/841	Robert Newman
20. Sue & Mark Alderman 11-5227	17 High Brush Path	Move shed on site	56/375	Robert Newman
21. Kelley Carrero 11-5226	8 Walnut Lane	Driveway revisions	42.3.4/69	Robert Newman
22. Surfside Assets LLC 11-5222	16 Gladlands Ave	Pool	80/220	Robert Newman
23. Surfside Assets LLC 11-5221	16 Gladlands Ave	Partial demo	80/220	Robert Newman
24. Nantucket Land Bank 11-5258	101/103 Hummock Pd Rd	Gate	56/67.1&307	Robert Newman
25. Nantucket Land Bank 11-5257	101/103 Hummock Pd Rd	Sign	56/67.1&307	Robert Newman
26. Twig Perkins INC 11-5224	3 Valley View Drive	Rooftop solar	67/228/.2	Karen Alence
27. Maureen Blitman Trust 12-5298	54 Squam Road	Rooftop solar	13/32	Karen Alence
28. 7 Masaquet LLC 11-5228	7 Masaquet Ave	New garage	80/144	Emeritus
29. 7 Masaquet LLC 11-5229	7 Masaquet Ave	New gazebo	80/144	Emeritus
30. Michelle Whelan 11-5231	13B Mary Ann Drive	Addition/ Deck	58/222	Self
31. Jim & Karen Poole 11-5232	43 Main st	Fence	73/18	Brent Young
32. Marcia Moran 11-5233	15 McKinley Ave	New shed	73.3.1/28	Structures Unlimited
33. Steven Arst 11-5234	5 Flintlock Road	Solar ground array	75/94	ACK Smart
34. Shenandoah Trust 11-5235	40 Easton St	New foundation/ renovation	42.1.4/20	Botticelli + Pohl
35. Harborside Partners 11-5242	5 York St.	Fenestration rev & pergola	55.1.4/162	Gryphon Architects
36. Nt Invst. Holding LLC 11-5241	22 Pocomo Road	Pool & hardscape	14/73.1	Emeritus
37. Michael & Kelly Kohos 11-5239	29 Nonantum Ave	Move existing structures onsite	87/51	Ben Normand
38. Michael & Kelly Kohos 11-5240	29 Nonantum Ave	New dwelling	87/51	Ben Normand
39. Ryan Craig 11-5236	28a Pleasant St	Hardscape & fence	55.4.1/65	KM Designs
40. Blake Drexler 11-5237	95 Washington St	New garage	55.1.4/71	Val Oliver Design
41. Jason Davidson 11-5244	73 Burnell St	Move off -dwelling	49.3.2/1.2	Linda Williams
42. Jason Davidson 11-5243	73 Burnell St	Move off- barn	49.3.2/1.2	Linda Williams
43. Jason Davidson 11-5245	73 Burnell St	Move off-she	49.3.2/1.2	Linda Williams
44. Jason Davidson 11-5247	21 Clifton St	Move on- dwelling	49.3.2/34	Linda Williams
45. Jason Davidson 11-5248	21 Clifton St	Move on-barn	49.3.2/34	Linda Williams
46. Jason Davidson 11-5246	21 Clifton St	Move on-shed	49.3.2/34	Linda Williams
47. NHA 11-5256	4 Whaler Ln	Alterations to deck	42.4.4/60.1	Linda Williams
48. Ted Silvia 12-5304	14 Harborview Dr.	Rev-chng windows & chimney	42.4.1/26	Linda Williams
49. Vivian Johnson 12-5304	5 Felcon Dr.	New cottage	80/329	Linda Williams
50. Phillip Bloom 12-5302	9 Lily St	Hardscape	42.3.4/49	Linda Williams
51. Darlene Demichelle 11-5252	Lot 26- Birdsong	New dwelling	55.44/80.2	Brook Meerbergen
52. Darlene Demichelle 11-5254	Lot 26- Birdsong	New 2 nd dwelling	55.44/80.2	Brook Meerbergen
53. Darlene Demichelle 11-5255	Lot 26- Birdsong	New garage	55.44/80.2	Brook Meerbergen
54. Morely- Cothran 11-5251	3 Correia Lane	New dwelling	80/63	Val Oliver Design
55. Marshall & Holly Pagon 11-5250	28 & 32 Baxter Rd	Pool house & pergola	49.2.3/29	Design Associates
56. Marshall & Molly Pagon 12-5279	28 & 32 Baxter Rd.	Pool & spa	49.2.3/29	Jardins Intl.
57. Mark Wilmot 11-5253	35 Monomoy Rd	Rev 2021-05-3718	54/74	Gryphon Architects
58. Michael Robinson 11-5261	13 Fayette St	Roof walk	42.3.2/28	Sanne Payne
59. Anthony Noto 11-5270	10 Lincoln Ave	Addition & renovation	30/184	Emeritus
60. Jim Ikard 11-5268	1 Bloom St	Basement walkout	42.3.3/140	Emeritus
61. 450 Green Park LLC 11-5272	2 Stone Alley	Addition/alteration/foundation	42.3.1/102	Emeritus
62. Patrick Bailey 11-5267	3 Doc Ryder Dr.	Rev 10-4851; rev fenestration	66/210	JB Studio
63. Chris Skehel 10-5011	61a Cato Lane	Door & windows rev 03-3239	56/49	LINK

VII. OLD BUSINESS 12/14/2021

	<u>Property owner name</u>	<u>Street Address</u>	<u>Scope of work</u>	<u>Map/Parcel</u>	<u>Agent</u>
1.	Rich Gillis • <i>Commissioners: Pohl, Camp, McLaughlin, Coombs, Thornewill; Alternates: None; Recused: None</i>	38 Prospect St Lot 29	Hardscape		Linda Williams
2.	Rich Petersen • <i>Commissioners: Pohl, Camp, McLaughlin, Coombs, Welch; Alternates: Dutra; Recused: Oliver</i>	30 Main St. Sconset	Relocate garage & addition	73.3.1/46	J. Morash/Concept Design
3.	Patrick DePalma • <i>Commissioners: Pohl, Camp, McLaughlin, Coombs, Thornewill; Alternates: Welch; Recused: None</i>	3 Westerwick	New dwelling MH	73/37	Concept Design
4.	Patrick DePalma • <i>Commissioners: Pohl, Camp, McLaughlin, Coombs, Thornewill; Alternates: Welch; Recused: None</i>	3 Westerwick	New dwelling studio/garage	73/37	Concept Design
5.	Anne Rose • <i>Commissioners: Camp, McLaughlin, Coombs, Oliver; Alternates: Welch, Dutra; Recused: Pohl</i>	62 Boulevarde	New dwelling	79/211	Botticelli + Pohl
6.	Theodorakos Vaios Trust • <i>Commissioners: to be added</i>	79 Pocomo Rd	New dwelling	15/5	CWA
7.	Dieter Baeuchler • <i>Commissioners: to be added</i>	7 Enterprise Cl	Solar roof array	66/230	ACK Smart
8.	Genadi Prokorov • <i>Commissioners: to be added</i>	80 Surfside Rd	New dwelling	67/194	DTA
9.	Merlos Landscaping LLC • <i>Commissioners: to be added</i>	4 Forrest Ave	New shed	68/11	JB Studio
10.	Jared Mitchell • <i>Commissioners: to be added</i>	50 Hummock Pond Rd	Revisions to deck	56/286	JB Studio
11.	Stephen Hunter • <i>Commissioners: to be added</i>	19 Golfview Road	New dwelling	66/173	JGGA
12.	23 Broad St LLC • <i>Commissioners: to be added</i>	23 Broad St.	Fenestration & addition	42.4.2/77	Emeritus

Approved Minutes -	
Review Minutes -	December 2, 2021 & December 7, 2021
Other Business -	• Next HDC Meeting- Thursday, December 16 at 1:00PM via ZOOM • Discussion of Advisory Board review • Section 106 – Sunrise Wind Farm Project, Intro • Discussion of additions and new dwellings added to the consent agenda • Review policy of Move/Demo hearings in relation to new dwellings • Hardscaping • Discussion of salvaging demos • Discussion of options for house moves
Commission Comments	