



Historic District Commission Madaket Advisory Board

2021 APR -8 AM 8:28

NANTUCKET
TOWN CLERK

Members: Linda Williams (Chair), Tom Erichsen, Brad Fleming, Robert Kucharavy, Bruce Mandel
Alternate: Mark Palmer

MINUTES

Monday March 01, 2021

This meeting was held via remote participation (using ZOOM recording feature) Pursuant to Governor Baker's March 12, 2020 Order Regarding the Open Meeting Law.

I. Procedural Business

Call to order. This meeting was conducted via Zoom and called to order by Linda Williams at 10:04 am. This meeting was recorded on Zoom video.

Attending members: Linda Williams, Robert Kucharavy, Brad Fleming, and Bruce Mandel

Absent members: Mark Palmer, Tom Erichsen

Late arrivals: None

Early Departures: None

Motion to Adopt Agenda made by Robert Kucharavy; Seconded by Brad Fleming

Roll Call Vote: carried unanimously 4-0// Fleming, Mandel, and Kucharavy, Williams - aye

Approval of Minutes: N/A

II. Public Comment

Max Brown, a Madaket resident. Interested in learning the process

III. New Business – See attached Comment

	<u>Property owner name</u>	<u>Street address</u>	<u>Scope of work</u>	<u>Map/Parcel</u>	<u>Agent</u>
1.					
1.	Jake Dwyer	11 Mississippi Ave	Rooftop solar	59.4/233	ACK Smart
2.	Starbuck Realty LLC	44 Warrens Landing	Rev71889; fenest	38/23	Mark Cutone
3.	Starbuck Realty LLC	44 Warrens Landing	Rev71888;scrn prch	38/23	Mark Cutone
4.	George Schmidt	3 A Street	Rev colors/trim/roof	60.2.4/78	Linda Williams

IV. Other Business

N/A

V. Adjournment

Motion to Adjourn made by Mandel; Seconded by Kucharvy at 10:37 am.

Roll Call Vote: carried unanimously 4-0/ Fleming, Mandel, Kucharavy and Williams- aye

Submitted by Cathy Flynn

Madaket Advisory Board Meeting Memorandum

HDC/MAB

Date/Time 3/1/2021

To: Historic District Commission

From: Madaket Advisory Board

Members Present

(X) Linda Williams- Chair (RECUSED) Brad Fleming () Tom Erichsen (X) Bruce Mandel (X) Robert Kucharavy
Alternate: () Mark Palmer

Applicant Jake Dwyer Address 11 Mississippi Avenue

Historic information/known history

(X) Non-Contributing () Contributing () Individually significant

Comments

() Incomplete application () Historical information needed (X) No Concerns () Recommend View

() Does not meet guidelines () Not appropriate *(As noted below)*

South Elevation

A majority (2 members) has no concerns as the panels covered the roof plane edge to edge, the roof is black and the panels are black with a black edge, the panels are on a secondary roof plane with a low 4/12 pitch, and a distance away from the travelled way on Arkansas. If panels are to be allowed, rural areas like this are appropriate and not objectionable if visible.

One member felt that the following: clearly visible from Arkansas Ave, a ground mounted array would be a preferable choice, Other concerns were not keeping with the TON's current policy on solar panels nor is it in keeping with the Madaket Area Plan "Madaket residents want to maintain the "country" and low-density nature of their neighborhood.

Public Comment

Tim Carruthers presented the project and said that a ground array in this instance would possibly require clearing of more area in a rural setting.

Signatures *(three members required for quorum)*

LW/RK/BM

Madaket Advisory Board Meeting Memorandum

HDC/MAB

Date/Time 3/1/2021

GARAGE CHANGE

To: Historic District Commission

From: Madaket Advisory Board

Members Present

(X) Linda Williams- Chair (X) Brad Fleming () Tom Erichsen (X) Bruce Mandel (X) Robert Kucharavy
Alternate: () Mark Palmer

Applicant Starbuck Realty LLC Address 44 Warrens Landing *rev 71889 window change*
Historic information/known history

(X) Non-Contributing () Contributing () Individually significant

Comments

() Incomplete application () Historical information needed (X) No Concerns () Recommend View
() Does not meet guidelines () Not appropriate (As noted below)

South Elevation

MAB agreed that the garage changes were not visible from a publicly travelled way including Madaket Harbor several though feet away and with the window change facing the undisturbed area. One member was concerned about visibility from the Harbor.

Public Comment

Mark Cutone represented the project. Stated that the changes would not be visible from the travelled way.

Signatures (three members required for quorum) LW/RK/BM BF opposed

Madaket Advisory Board Meeting Memorandum

HDC/MAB

Date/Time 3/1/2021

PORCH CHANGE

To: Historic District Commission

From: Madaket Advisory Board

Members Present

(X) Linda Williams- Chair (X) Brad Fleming () Tom Erichsen (X) Bruce Mandel (X) Robert Kucharavy
Alternate: () Mark Palmer

Applicant Starbuck Realty LLC Address 44 Warrens Landing REV 7/18/88
porch change

Historic information/known history

(X) Non-Contributing () Contributing () Individually significant

Comments

() Incomplete application () Historical information needed (X) No Concerns () Recommend View
() Does not meet guidelines () Not appropriate (As noted below)

South Elevation

MAB agreed that the porch changes were not visible from a publicly travelled way but also felt that shingled walls would be preferable.

Public Comment

Mark Cutone represented the project. Stated that the vertical board on the small porch change to interior space was for aesthetic reasons and was not visible being on the south side of the building away from the travelled way.

Signatures (three members required for quorum)

LW/BF/RK/BM

HDC/MAB

Signatures (three members required for quorum) BF/RK/BM LW recused