



UPDATE POSTING:

Original Meeting Posting: T1070

Original Date: 12-06-2023

Original Time: 03:21PM

RECEIVED

2023 DEC 07 AM 10:11
NANTUCKET TOWN CLERK
Posting Number: T 1074

MEETING POSTING

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	PLANNING BOARD
Day, Date, and Time	MONDAY, DECEMBER 11, 2023, at 4:00PM
Location / Address	REMOTE PARTICIPATION VIA ZOOM WEBINAR https://us06web.zoom.us/webinar/register/WN_gZ7ZEreRQoqOFsD5RUM-Nw#/registration
Signature of Chair or Authorized Person	CATHERINE ANCERO ADMINISTRATIVE SPECIALIST
WARNING: IF THERE IS NOT A QUORUM OF MEMBERS PRESENT, OR IF MEETING POSTING IS NOT IN COMPLIANCE WITH THE OML STATUTE, NO MEETING MAY BE HELD!	

**The Planning Board meeting will be audio and video recorded*

Board Members: David Iverson (Chair), Joseph Topham (Vice-Chair), John Trudel, III, Nat Lowell, and Barry Rector

Alternates: Stephen Welch, Abby De Molina and John Kitchener

Staff: Leslie Snell (Director of Planning), Meg Trudel (Senior Planner), William Saad (Land Use Specialist), and Catherine Ancero (PLUS Administrative Specialist)

PLANNING BOARD AGENDA

12-11-2023

(Subject to change)

Please list below the topics the chair reasonably anticipates will be discussed at the meeting.

*The complete text, plans, application, or other material relative to each agenda item are available for inspection digitally. Email requests may be sent to wsaad@nantucket-ma.gov and cancero@nantucket-ma.gov *

****Participation in Public Hearings and Public Comment will be available through Zoom Webinar. You must register in advance in order to participate. Use the below link to register for Zoom participation. Contact mtrudel@nantucket-ma.gov with any questions. ****

Webinar Registration Link:

https://us06web.zoom.us/webinar/register/WN_gZ7ZEreRQoqOFsD5RUM-Nw#/registration

To view the meeting only, see link below:

<https://www.youtube.com/watch?v=PpuczNTBvUM>

I. Call to order:

II. Approval of the agenda:

III. Minutes:

- November 13, 2023
- November 20, 2023, Special Meeting

IV. WPI Student Presentation – SolSmart Zoning Review

V. Secondary Dwellings:

- BWANNA LLC – 14 Correia Lane
- Connolly Realty Trust – 150 Surfside Road
- 43 Fairgrounds Rd LLC – 43 Fairgrounds Road
- Rita Nakarmi & Preetam M. Dangol – 5 Dennis Drive
- Jess & Nick Torres – 108 Surfside (portion of)
- Crib, LLC – 12 Nobska Way (Lot D)
- Crib, LLC – 12 Nobska Way (Lot F)
- Matthew & Alison Smith Trs. – 232 Madaket Road

VI. Garage Apartments:

- O' Spray, LLC – 25 Willard Street

VII. Tertiary Dwellings:

- Toni L. & John E. Ward & – 44 Monohansett Road

VIII. ANRs:

- Catherine Dean Schulman, Trustee of the Carol W. Dean Revocable Trust – 48 West Miacomet Road
- 14 Tripp Drive LLC – 14 Tripp Drive **SEE PUBLIC HEARING**
- Dennis Wellner – 8 Walsh Street
- Shawn E. Davis – 11 Equator Drive
- Steven L. Cohen, Trustee Area 51 Trust – 51 West Miacomet Road
- Margaret G. Feindel, Trustee Feindel Nominee Trust – 55 Fairgrounds Road
- Paul Raymond Senecal, Trustee of the PRS Nominee Trust – 9 Cherry Street
- Sleepyhollow Island Realty LLC (Unit 1) – 12 Sleepy Hollow Road & Mikhail Stepanov, (Unit 2) – 74 Somerset Road
- The Brant RE, LLC & BPC 4 Dolphin Court, LLC – 4 Dolphin Court, 6 & 8 North Beach Street
- Priscilla M. G. Mleczko & Thomas A. Mleczko, Priscilla M. Mleczko & Priscilla M. G. Mleczko & Thomas A. Mleczko, Trustees – 1, 3 & 5 Hinckley Lane
- NIR Retail LLC – New Whale Lane (Portion of)

IX. Previous Plans:

- #7887 White Elephant Village, Form J (Lots 4-15 on Plan No. 2017-87)
- PLSP-2023-10-0262 Procaccianti Group, LLC – Release of escrow \$2,662.07

X. Public Hearings (Applications):

- Daniel Gault – 12 Essex Road, *action deadline 03-31-2024*
CONTINUE TO 01-08-2024

- Steven L. Cohen, as Trustee of the 8 Walbang Nominee Trust – 8 Walbang Avenue,
action deadline 02-08-2024,
CONTINUE TO 01-08-2024
- John J. Calnan, Trustee, John J. Calnan 2015 Trust - 21 Brewster Road, *action deadline 01-31-2024*
CONTINUE TO 01-08-2024
- 14 Tripp Drive LLC – 14 Tripp Drive, *action deadline 01-14-2024*
 - **ANR:** 14 Tripp Drive LLC – 14 Tripp Drive
- Island Orange Group, LP – 129 Orange Street, *action deadline 02-08-2024*
- David Fredericks & Jason Perkins – 31 Old South Road, *action deadline 02-08-2024*
- 21 Amelia Drive, LLC – 21 Amelia Drive, *action deadline 02-08-2024*
- Island Gas, LLC - 11 Industry Road, *action deadline 02-08-2024*
- ACKREIT 1865 LLC– 9 Hinsdale Road, *action deadline 02-08-2024*
- Salvador A. Aguilar-Portilla & Mayra E. Escobar – 72 Cato Lane, *action deadline 03-30-2024*
- Abcet LLC – 58 Baxter Road, *action deadline 02-08-2024*
- Nantucket Airport Commission, Town of Nantucket – 10 Sun Island Road, *action deadline 02-08-2024*

XI. Other Business:

- NP&EDC – Enabling legislation, Planning Board membership composition discussion
- Planning Board regular meeting – Monday, January 8, 2024, at 4PM via Zoom

XII. Public Comment *for items not listed on the agenda*

XIII. Adjournment: