



UPDATED MEETING POSTING

Original Posting Date: 2024 NOV 4 PM 02:26

Original Posting Number: T 988

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)

RECEIVED

2024 NOV 05 PM 02:12
NANTUCKET TOWN CLERK
Posting Number: T 996

Committee/Board/s | Nantucket Conservation Commission

Day, Date, and Time | Thursday November 7, 2024, at 5PM

Location / Address |

□

*The meeting will be held in hybrid format.
In-person participation located in the Community Room, 4 Fairgrounds Road.
Remote participation via Zoom Webinar. (Register at link below)
Information on viewing the meeting can be found at:
<https://www.nantucket-ma.gov/138/Boards-Commissions-Committees>
YouTube Link: <https://youtube.com/live/UBT6wf0VbaY>*

Zoom Registration:
https://us06web.zoom.us/webinar/register/WN_zxMIMNgASJOGVyg6av3DHW

□

Signature of Chair or Authorized Person | Jeff Carlson, Natural Resources Director
William Dell'Erba, Conservation Agent

WARNING: 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!

NANTUCKET CONSERVATION COMMISSION

Meeting Notice/Agenda for Thursday, November 7, 2024, 5:00 P.M.

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*Indicates items not previously opened/discussed

I. PUBLIC MEETING

A. Public Comment

II. PUBLIC HEARING

1. Sconset Bluff Preservation Trust- 41-119 Baxter Road (various) SE48-3736 (Posner)

A. Notice of Intent

1. Sconset Beach Preservation Fund- 59-83 Baxter Road (various) SE48-3759 (Dunk)
2. Maxwell House LLC- 15 Cliff Road (42.4.4-56) SE48-3808 (Madden)
3. Muabessac, LLC- 20 East Lincoln Avenue (42.4.1-43) SE48-3814 (Madden)
4. 44 Madaket Road Realty Trust-44 Madaket Road (41-322) SE48-3817 (Madden)
5. Madaket Land Trust- Various properties on Columbus Ave, Midland Ave, North Carolina Ave, South Carolina Ave, and Starbuck Road (various) SE48-3813 (Haines)
6. *Nantucket Islands Land Bank- 19 Wauwinet Road (20-35) SE48-3818 (Phelps)
7. *Nantucket Islands Land Bank- 181, 181R, & 171R Hummock Pond Road 65-25, 25.1, 1.1) SE48- (Phelps)
8. *Emirzian- 84 Qudinet Road (21-67, 68, 100 & 101) SE48- (Madden)
9. *The Summer House Of Nantucket Realty Trust- 10 & 16 Ocean Avenue (73.2.4-15, 23, & 21) SE48- (Gasbarro) **(cont 11/21)**
10. *Caprys Island Holdings LLC- 47 Crooked Lane (41-200.1) SE48- (Madden)
11. *Siracuse- 2 L Street (59.4-261) SE48- (Haines)
12. *Hall- 19 Medouie Creek Road (14-33) SE48- (Haines)
13. *Nantucket Islands Land Bank- Lily Pond Park Improvements (42.3.4-1, 2.1 & 42.4.3-47, 48, & 93) SE48- (Phelps)
14. *Nantucket Islands Land Bank- Lily Pond Park- Wetland Restoration (42.3.4-1, 2.1 & 42.4.3-47, 48, & 93) SE48- (Phelps)
15. *ACK KODA LLC- 42 Shimmo Pond Road (43-126) SE48- (Gasbarro)
16. *99 Washington LLC- 103 Washington Street (55.1.4-37) SE48- (Santos)

B. Amended Order of Conditions

1. *Waterfront Pocomo, LLC- 17 Laretta Lane (14-10.2) SE48-3542 (Gasbarro)
2. *Squam Partners, LLC- 89 Squam Road (13-3) SE48-3674 (Gasbarro)

PUBLIC MEETING

A. Requests for Determination of Applicability- none

B. Minor Modifications

1. 39 Monomoy Road LLC- 39 Monomoy Road (54-79) SE48-3657 (Madden)
2. The Ocean Avenue Nominee Trust- 20 Ocean Avenue (73.2.4-20) Se48-3777 (Madden)

C. Certificate of Compliance

1. Jenn Sankaty Lighthouse Trust- 37 Sankaty Head Road (12-19) SE48-3608 (Bracken)
2. Wellner- 8 Walsh Street (42.4.1-83) SE48-3662 (Gasbarro)
3. 5 QPR, LLC – 5 Quaise Pastures Road (26 – 21) SE48-3593 (Rits) **(cont 11/21)**

D. Orders of Conditions (If the public hearing is closed – for discussion and/or issuance)

1. Sconset Beach Preservation Fund- 59-83 Baxter Road (various) SE48-3759 (Dunk)
2. **5 QPR, LLC – 5 Quaise Pastures Road (26 – 21) (Glidden) (reissue)**
3. Maxwell House LLC- 15 Cliff Road (42.4.4-56) SE48-3808 (Madden)
4. Muabessac, LLC- 20 East Lincoln Avenue (42.4.1-43) SE48-3814 (Madden)

5. 44 Madaket Road Realty Trust-44 Madaket Road (41-322) SE48-3817(Madden)
6. Madaket Land Trust- Various properties on Columbus Ave, Midland Ave, North Carolina Ave, South Carolina Ave and Starbuck Road (various) SE48-3813 (Haines)
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16. *ACK KODA LLC- 42 Shimmo Pond Road (43-126) SE48- (Gasbarro)

E. Extension of Order- none

F. Other Business

1. Approval of Minutes
2. Monitoring Reports
3. Enforcement Actions/Potential Enforcement Actions
- 63 Baxter Road
4. Reports: CRAC, CPC, NP&EDC, Harbor Plan, Offshore Wind Work Group, etc
5. Commissioner's Comments
6. Administrator/Staff Reports