



AMENDED MEETING POSTING

Original posting date: 10/4/2024 Original Posting # T 905

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 OCT 07 AM 10:10
NANTUCKET TOWN CLERK
Posting Number: T 910

Committee/Board/s | SELECT BOARD

Day, Date, and Time | WEDNESDAY, OCTOBER 9, 2024 AT 5:30 PM

Location / Address | PSF COMMUNITY ROOM, 4 FAIRGROUNDS ROAD AND
REMOTE PARTICIPATION VIA ZOOM WEBINAR

Signature of Chair or
Authorized Person | ERIKA MOONEY

**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!**

AGENDA

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

YOU TUBE LINK FOR VIEWING ONLY:

https://youtube.com/live/i1mP_PFQKZ4

ZOOM WEBINAR REGISTRATION LINK TO VIRTUALLY ATTEND MEETING:

https://us06web.zoom.us/webinar/register/WN_fflBnk-cSSeJC3g_SL2k2A

I. CALL TO ORDER

II. SELECT BOARD ACCEPTANCE OF AGENDA

III. ANNOUNCEMENTS

1. The Select Board Meeting is Being Audio/Video Recorded.
2. Recognition of Retiring Field Assessor Maureen DiLuca with 31 Years of Service to the Town of Nantucket.
3. Recognition of Retiring Police Officer Jerry Mack with 29 Years of Service to the Town of Nantucket.
4. Town Council Study Committee to Hold Second Public Forum on Proposed New Town Council Form of Government on Thursday, October 10, 2024 at 5:30 PM; Meeting will be Hybrid with In-Person at the Public Safety Facility Community Room at 4 Fairgrounds Road and Remote Via Zoom Webinar (See <https://www.nantucket-ma.gov/3308/Public-Events> for Links).

5. May 3, 2025 Annual Town Meeting Warrant Open for Citizen Warrant Article Submittals through November 18, 2024 at 4:00 PM. Citizen Warrant Article Guide: <https://www.nantucket-ma.gov/DocumentCenter/View/49076/Guide-to-Preparing-a-Citizen-Warrant-Article-PDF>.

Town Counsel will be Available for Citizen Warrant Article Consultation on Wednesday, October 16, 2024 from 10:00 AM - 12:00 PM; and Thursday, October 17, 2024 from 4:00 PM - 6:00 PM via Zoom. Contact TownManager@nantucket-ma.gov for Zoom links.

6. **New Road Closures Webpage**
As Road Closure Season Begins, Stay Informed by Visiting Our New Page www.Nantucket-Ma.Gov/Roads. Updates will be Posted Every Monday, with Notifications also Available via Social Media.
7. Town Offices will be Closed Monday, October 14, 2024 in Observance of Indigenous Peoples' Day.
8. Select Board Announcements/Comments.
 - a. Response to October 2, 2024 Public Comments Regarding Surfside Crossing 40B.

IV. FOLLOW-UP ON PUBLIC COMMENT QUESTIONS FROM PRIOR SELECT BOARD MEETINGS

1. The Communications Office has Launched a Public Questions and Responses Page for Questions Asked During the Public Comments Section of Select Board Meetings: <https://www.nantucket-ma.gov/3345/Public-Questions-and-Responses>
2. Response to Public Questions from August 21, 2024, September 11, 2024 and September 25, 2024 Select Board Meetings.

V. PUBLIC COMMENT*

VI. NEW BUSINESS*

VII. APPROVAL OF MINUTES, WARRANTS AND PENDING CONTRACTS

1. Approval of Minutes of October 2, 2024 at 5:30 PM; October 3, 2024 at 9:00 AM.
2. Approval of Treasury Warrants for October 9, 2024.
3. Approval of Pending Contracts for October 9, 2024 - as Set Forth on the Spreadsheet Identified as Exhibit 1, Which Exhibit is Incorporated Herein by Reference.

VIII. CITIZEN/DEPARTMENTAL/COMMITTEE REQUESTS/REPORTS

1. Selection of Independent Firm for Review of African Meeting House Vandalism Investigation, Pursuant to Vote on Article 36 of 2024 Annual Town Meeting (Non-Binding).
2. Request for Waiver of Town Noise Bylaw for Sewer Main Extension Construction on Nobadeer Farm Road for Airport Housing Project from 6:00 PM to 6:00 AM, October 21, 2024 to November 8, 2024.

IX. TOWN MANAGER'S REPORT

1. Update on Proposed New Our Island Home Facility.
2. Monthly Departmental Update: Our Island Home.
3. Review of Options for Proposed Pilot Program for One-Way Traffic on Portion of Pleasant Street and Selection of Design Option for Sparks Avenue Sidepath.
4. Preliminary Review of Town-Sponsored Warrant Articles for 2025 Annual Town Meeting.
5. Review of Proposed 2025 Select Board Meeting Schedule.

X. SELECT BOARD'S REPORTS/COMMENT

1. Preliminary Discussion: Tax Rate Shift for FY 2025.
2. Committee Reports.

XI. ADJOURNMENT

****Identified on Agenda Protocol Sheet***



AGENDA PROTOCOL

For all Town of Nantucket Boards, Committees, Commissions, Work Groups, Councils and Trusts
(herein collectively referred to as "Committees" in this document)

Roberts Rules: Town of Nantucket Committees follows Roberts Rules of Order to govern its meetings as per the Town Code Charter.

Public Comment: Public Comment is to bring matters of public interest to the attention of the Committees. At the Committee's discretion, matters raised under Public Comment may be directed to Town Administration and/or appropriate departmental staff, or may be placed on a future agenda, allowing all viewpoints to be represented before the Committee takes action, if any. Except in emergencies, the Committee will not normally take any other action on Public Comment in its sole discretion.

To facilitate that any individual who wishes to provide Public Comment has the opportunity and to ensure the ability of the Committee to conduct its business in an orderly fashion, the following rules and procedures are adopted consistent with the United States Constitution and the Massachusetts Declaration of Rights.

The agenda for regular Committee meetings will include a Public Comment period at the beginning of the meeting unless there is more urgent business for the Committee to take up first. This time is reserved for speakers to address the Committee on matters that are not related to any other Agenda item. If a speaker wishes to address the Committee on a matter that is related to another Agenda item, the Chair will accept public comment when that Agenda item is reached during the meeting.

All speakers are encouraged to present their remarks in an orderly and peaceable manner, without disruption to other speakers.

All remarks will be addressed through the Chair of the meeting.

The Chair of the meeting may not interrupt speakers who have been recognized to speak, except that the Chair reserves the right to terminate speech which is not protected under the United States Constitution and the Massachusetts Declaration of

Rights because it constitutes true threats, incitement to imminent lawless conduct, or engages in conduct that disrupts other speakers.

Each speaker may not exceed three (3) minutes during any Public Comment portion of the meeting.

Disclaimer: Public Comment is not a time for debate or response to comments by the Committee. Comments made during the Public Comment period do not reflect the views or positions of the Committee. Because of free speech principles, the Committee does not have authority to prevent all speech that may be upsetting and/or offensive made during the Public Comment period.

Unanticipated Business: Topics not reasonably anticipated by the Chair 48 hours in advance of the meeting may be brought up for discussion in accordance with the Open Meeting Law.

Public Participation: The Committee welcomes valuable input from the public at appropriate times during the meeting with recognition from the Chair at their sole discretion. For appropriate agenda items, the Chair will introduce the item and take public input. Individual Committee Members may have questions on the clarity of the information presented. The Committee will hear any staff input and then deliberate on a course of action.

Committee Report and Comment: Individual Committee Members may have matters to bring to the attention of the Committee during a meeting. If the matter contemplates action by the Committee, Committee Members will consult with the Chair and/or appropriate Town officials or employees in advance and provide any needed information by applicable Committee deadlines and/or schedule the matter for a future Committee meeting. Otherwise, except in emergencies, the Committee will not normally take action on Committee Comment.

Approved: March 27, 2024

EXHIBIT 1
AGREEMENTS TO BE EXECUTED BY TOWN MANAGER
UNLESS RESOLUTION OF DISAPPROVAL BY SELECT BOARD
October 9, 2024 – AMENDED October 7, 2024

Type of Agreement/Description	Department	With	Amount	Other Information	Source of Funding	Term
Grants						
Grant Agreement (outgoing)	Housing	Richmond Meadows Two P5P6, LLC	\$6,725,000	To reduce 12 market-rate units to affordable rents in Gooseberry Place, making all 55 units eligible for the Subsidized Housing Inventory (SHI)	Article 24 2021 ATM Article 32 2021 ATM Article 37 2022 ATM	One-time payment upon receipt of the Certificate of Occupancy permits
Grant Agreement (incoming)	PLUS	Massachusetts Historical Commission	N/A	Extension of grant funds	N/A	Oct 1, 2024 – Sep 30, 2025
Contractual Services						
Professional Services Agreement	Culture & Tourism	Marina Morgan Marketing, LLC	\$8,850	Renewal agreement for Cultural District marketing	Cultural District Budget – Professional Services	Oct 1, 2024 – Dec 31, 2024
Purchase Agreement	Fire	Colonial Municipal	\$84,514.03	Purchase of 2024 Ford Expedition for Deputy Chief of Training & EMS	Article 10 2024 ATM	Oct 1, 2024 – Sep 30, 2025
Purchase Agreement	Fire	Industrial Protection Services	\$25,000	Purchase & maintenance of firefighting equipment	Fire Budget – Repair & Maint: Equipment	Oct 10, 2024 – Jun 30, 2025
Purchase Agreement	Fire	Northeast Rescue Systems	\$30,000	Purchase firefighting gear	Fire Budget – Safety: Protective Clothing	Oct 10, 2024 – Jun 30, 2025
Residential Lease	Housing	Hidden View, LLC	\$48,000	Lease of 34R Cliff Rd for municipal employee housing	Housing Budget – 34R Cliff Rd	Nov 1, 2024 – Oct 31, 2025
Residential Lease	Housing	True Island Properties, LLC	\$43,800	Lease of 12 W. York for municipal employee housing	Housing Budget – 12 W. York	Oct 15, 2024 – Oct 14, 2025
Residential Lease	Housing	Nantucket Island School of Design & Arts (NISDA)	\$14,400	Lease of 55 Wauwinet Rd, Unit# 4 for municipal employee housing	Housing Budget – 55 Wauwinet	Oct 1, 2024 – May 31, 2025

Residential Lease	Housing	Nantucket Island School of Design & Arts (NISDA)	\$14,400	Lease of 55 Wauwinet Rd, Unit# 5 for municipal employee housing	Housing Budget – 55 Wauwinet	Oct 1, 2024 – May 31, 2025
Contract Amendment	Natural Resources	Scape Landscape Architects, Inc.	Add \$14,363 to the original contract amount of \$430,000, for a new contract amount of \$444,363	To add Expense Reimbursement funds to the contract for Washington Street coastal resiliency design project	Article 10 2022 ATM (Town only responsible for 50% of cost; other 50% by Land Bank	Apr 2, 2024 – Apr 30, 2027
Professional Services Agreement	PLUS	Chessia Consulting Services, LLC	N/A	Technical assistance & professional engineering review for Surfside Crossing 40B Comprehensive Permit review	MGL c. 44, Section 53G Escrow Account (funds provided by applicant)	Oct 1, 2024 – Oct 31, 2025
Professional Services Agreement	Solid Waste	CDM Smith, Inc.	\$353,000	Renewal of contract for Landfill Environmental Monitoring	Solid Waste – Professional Services	Oct 1, 2024 – Sep 30, 2027
Purchase Agreement	Sewer	Maine Technical Source	\$28,645.91	Purchase GPS GIS equipment for stormwater data collection	Sewer Budget – Stormwater Rep & Maint: Equipment	Oct 9, 2024 – Jun 30, 2025
Professional Services Contract	Sewer	Robert B. Our, Inc.	\$515,000	Installation of Membrane Bioreactor System at Surfside Wastewater Treatment Facility	Article 12 2016 ATM	Oct 9, 2024 – Oct 8, 2025
Professional Services Contract	Town Administration	TRC Environmental Consulting	\$116,292	Licensed Site Professional services for PFAS investigations	Article 18 2022 ATM	Oct 2, 2024 – Jun 30, 2025