



MEETING POSTING

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)

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NANTUCKET TOWN CLERK
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Committee/Board/s	Historic District Commission (HDC) – Old Business
Day, Date, and Time	Tuesday, December 02, 2025, at 4:00pm *HYBRID
Location / Address	COMMUNITY ROOM @ 4 FAIRGROUNDS ROAD & REMOTE PARTICIPATION VIA ZOOM Information on viewing the meeting can be found at: https://www.nantucket-ma.gov/138/Boards-Commissions-Committees

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: Stephen Welch, Chair

To join the Historic District Commission meeting click on the Zoom Link below:

https://us06web.zoom.us/webinar/register/WN_fHZgtK-HQMyCAc3pI8kwyA

To watch live feed, click here:

<https://www.youtube.com/live/bTwA3hkWJa8>

Commissioners: Stephen Welch (Chair), Rau Pohl (Vice-Chair), Abby Camp, Val Oliver, Angus MacLeod

Associate Commissioners: Carrie Thornewill, Constance Patten, Joe Paul

Staff: Cathy Flynn, Holly Backus, Nicky Sherriff, Fiona Johnso, Sara Johnson

Building with Nantucket in Mind (1992) & Building with Sconset in Mind-Sconset Trust:

www.nantucket-ma.gov/537/Building-With-Nantucket-In-Mind

Nantucket Historic District Commission ACTS, 1970. Chapter 395

<https://ecode360.com/15338755>

To view HDC Meeting View Packs, click [here](#).

***HDC related comments and/or concerns can be sent to: hdcpubliccomment@nantucket-ma.gov.

**Comments are due by 8:00am the Monday prior to the meeting.

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. CONSENT

<u>Property owner name</u>	<u>Street Address</u>	<u>Scope of work</u>	<u>Map/Parcel</u>	<u>Agent</u>
1. Nant Island Land Bank	19-21 Boynton Ln	Temp walk-in cooler/fence	67/14.5&14.6	Eleanor Antonietti SW
2. Daniel Murphy	8 Golfview Rd	Rev. 12522; bsmnt stairs	66/192	Ethan Gryphon SW

II. COMMISSIONER Q & A WITH PRESERVATION PLANNER

III. OLD BUSINESS 12/02/2025

<u>Property owner name</u>	<u>Street Address</u>	<u>Scope of work</u>	<u>Map/Parcel</u>	<u>Agent</u>
1. Warren Peacock 13445	6 Fargo Way VIEW	Garage Apartment	14/61.1	Beau Barber
• <i>Commissioners: Camp (Acting Chair), Oliver, MacLeod, Patten, Paul; Alternates: none</i>				<i>Last heard 10/21/2025</i>
2. 5 Orange St, LLC 12975	5 Orange St	Rev. 7016; Addition	42.3.1/149	Thornewill Design
• <i>Commissioners: Welch, Camp, Oliver, MacLeod, Patten; Alternates: Paul; Agent: Thornewill</i>				<i>Last heard 8/12/2025</i>
3. Melissa Druley 13168	10 Candle House Ln	As-built color change	55.4.4/51	Self

Commissioners: Welch, Camp, MacLeod, Oliver, Patten; Alternates: Thornewill, Paul						Last heard 9/23/2025
4.	33 Cliff Rd, LLC 13388	33 Cliff Rd VIEW	Stone post	42.4.4/5	Ahern, LLC	
Commissioners: Welch, Camp, Oliver, MacLeod, Paul; Alternates: Thornewill, Patten						Last heard 10/07/2025
5.	Gallagher/Fall River Fam 13661	8 Macy Rd VIEW	Add dormers/windows	60/246	Michele Kolb	
Commissioners: Welch, Pohl, Camp, MacLeod, Patten; Alternates: Paul						Last heard 11/18/2025
6.	Gallagher/Fall River Fam 1366	8 Macy Rd	Hardscape	60/246	Michele Kolb	
Track						
7.	7 Rochelle LLC 13680	2 Drew Ln VIEW	Pickleball court, step	43/209	Jardins Intl	
Commissioners: Welch, Pohl, Camp, Oliver, MacLeod; Alternates: Patten, Paul						Last heard 11/18/2025
8.	Tom Myers 13606	20 Massachusetts Ave	Boathouse	60.3.1/321	Val Oliver Design	
Commissioners: Welch, Pohl, Camp, MacLeod, Paul; Alternates: Patten; Agent: Oliver						Last heard 11/18/2025
9.	16 Squam, LLC 13397	16 Squam Rd	New dwelling	21/147	Emeritus, LTD	
Commissioners: Welch, Camp, Oliver, MacLeod, Patten; Alternates: Thornewill, Paul						Last heard 10/28/2025
10.	Dobrimar Sultanov 13706	24 Hummock Pond Rd	Addition/dormers	56/84.2	DTA	
Commissioners: Welch, Pohl, Camp, Oliver, MacLeod; Alternates: Patten, Paul						Last heard 11/18/2025
11.	Reward ACK, LLC 13439	7 Thurston's Wy	Basement fenestration	66/34	Gashi Construction	
Commissioners: Welch, Camp, Oliver, MacLeod, Thornewill; Alternates: Patten, Paul						Last heard 10/07/2025
12.	Vestal Nantucket, LLC 12439	85 Vestal St	New dwelling	56/252	JB Studio	
Commissioners: Pohl (Acting Chair), Camp, Oliver, MacLeod, Patten; Alternates: none; Recused: Thornewill						Last heard 9/2/2025
13.	Vestal Nantucket, LLC 12442	85 Vestal St	Garage/studio	56/252	JB Studio	
Track						
14.	Vestal Nantucket, LLC 12441	85 Vestal St	Shed	56/252	JB Studio	
Track						
15.	Vestal Nantucket, LLC 12449	85 Vestal St	Pool-hardscape	56/252	JB Studio	
Track						
16.	ACK Mid Island, LLC 13673	18-26 Sparks Av	Window color change	55/350	GBDA	
Commissioners: Welch, Pohl, Camp, MacLeod, Patten; Alternates: Paul						Last heard 11/18/2025
17.	RGPD 13504	2 Honeysuckle	Rev. 11302; hardscape	68/886	Dinah Klamert/KOH	
Commissioners: Camp (Acting Chair), Oliver, MacLeod, Patten, Paul; Alternates: none						Last heard 10/21/2025
18.	RGPD 13505	4 Honeysuckle	Rev. 11303; hardscape	68/887	Dinah Klamert/KOH	
Commissioners: Camp (Acting Chair), Oliver, MacLeod, Patten, Paul; Alternates: none						Last heard 10/21/2025
19.	Francis Farrell 13641	4 Westmore Ln VIEW	400sf addition	41/12	John Cazayoux	
Commissioners: Welch, Pohl, Oliver, MacLeod, Paul; Alternates: Patten; Recused: Camp						Last heard 11/18/2025
20.	Six Lily St, LLC 13326	6 Lily St Sconset	Addition/move on site	73.3.1/110	Emeritus, LTD	
Commissioners: Welch, Camp, MacLeod, Thornewill, Patten; Alternates: Paul, Oliver						Last heard 10/28/2025
21.	28 Pine, LLC 13019	28 Pine St	Addition	42.3.2/47	Emeritus, LTD	
Commissioners: Commissioners: Welch, Camp, Oliver, MacLeod; Alternates: Patten, Paul						Last heard 10/14/2025
22.	Dara Foundyller 13207	8 Massachusetts Av VIEW	New garage/Boathouse	60.2.4/1	LINK	
Commissioners: Welch, Camp, Oliver, MacLeod, Paul; Alternates: Patten, Thornewill						Last heard 9/23/2025

V. OTHER BUSINESS

Approve Minutes	October 28, 2025
Other Business -	- Next HDC Meeting December 9, 2025- New Business - Discussion on distinguishing between solid and veneer brick on chimneys and foundations. - Classification of street trees & vegetation mapping. - Review policy of move/demo hearings in relation to new dwellings and historic dwellings. - Hardscaping - Discussion of salvaging demos and options for house moves. - Value of written submission and submission deadlines. - Discussion on presentation of applications limited to prior approval or existing; prior submitted and currently proposed.

***II COMMISSIONER Q&A WITH PRESERVATION PLANNER** is the segment of the meeting when Commissioners seek answers to questions arising from their review of historic reference material, posted for Commissioners' review prior to the respective meeting, related to contributing structures or infill structures on that meeting's agenda. Applications having such reference are indicated as **highlighted** on the agenda.

ADDITIONAL FUTURE ACTION ITEMS - NOT TO BE ACTED ON DURING CURRENT MEETING