

SELECT BOARD

Minutes of the Meeting of January 12, 2026. The meeting took place in person at the Meeting Trailer at 131 Pleasant Street. Members present were Dawn E. Hill, Tom Dixon, Brooke Mohr and Matt Fee. Dr. Malcolm MacNab was present remotely.

Also present were Town Manager C. Elizabeth Gibson; Deputy Town Manager Gregg Tivnan; Operations Administrator Erika Mooney; Sewer Director David Gray, Finance Director Brian Turbitt; Dan Sheahan, Kent Nichols, Ryan Henley and Anna Wojcik from Weston & Sampson. Present remotely was Mark Willett, Water Director; Andrew Patnode, Public Works Director; Kevin Manuel, Town Project Manager.

I. CALL TO ORDER

Chair Hill called the meeting to order at 4:30 PM.

II. SEWER MASTER PLAN WORKSHOP

Ms. Gibson introduced the item. Mr. Sheahan introduced the Weston & Sampson (W&S) team members. He and Ms. Wojcik reviewed the presentation in the Board's agenda packet. Discussion occurred regarding capacity of the Surfside Wastewater Treatment Facility (WWTF) with respect to Needs Areas and other areas; funding and financing, including the Cape & Islands Water Protection Fund (CCIWPF). Mr. Nichols reviewed analysis as to whether or not it would be beneficial for the Town to join the CCIWPF and explained the information seems to indicate it would not be recommended, currently. Discussion followed as to sewerage Madaket and what changes have occurred since that discussion occurred ten or so years ago. Mr. Fee noted that the Coastal Resilience Plan now exists and that has also been impactful. Dr. MacNab spoke on the need to undertake a thorough zoning analysis of Madaket to determine and/or reduce potential development that could be caused by sewerage. Discussion followed about the appropriate mechanism to protect the environment from development created by sewerage that could have a negative impact and/or neighborhood pushback against sewerage that would increase development potential.

Mr. Dixon suggested the Select Board have a joint meeting with the Planning Board and Board of Health to have a discussion on the intersection between zoning and health regulations. Mr. Henley reviewed slides in the packet relating specifically to the Somerset Sewer Needs Area extension that the Board discussed recently. Mr. Nichols addressed issues that arose during those discussions, including financing of the project with sewer capacity fees and/or betterments. Mr. Fee asked about the impact of swimming pools on the environment. Mr. Nichols responded. Some discussion followed as to the difficulties of enforcement and the need for education. Mr. Sheahan reviewed buildout projections and the methodology used. Discussion followed on the questions specifically raised at the Board's December 17th meeting and how they are addressed with the presentation in the Board's packet, including a potential temporary sewer extension for Town-owned property at 77 Bartlett Road. There was general agreement to explore moving the housing dwelling(s) at 77 Bartlett instead of leaving them for future use. Discussion also followed about outreach to the Somerset Needs Area property owners. Ms. Gibson asked if the Board needed any other information in order to make a decision about this project for the 2026 annual town meeting and election. Ms. Mohr and Dr. MacNab said it was very informative and helpful. There were no requests for additional information.

III. ADJOURNMENT

Mr. Fee moved to adjourn at 6:16 PM; seconded by Mr. Dixon; all in favor, so voted.

Approved the 21st day of January 2026.

**SELECT BOARD
JANUARY 12, 2026 – 4:30 PM
MEETING TRAILER, ROOM A
131 PLEASANT STREET
NANTUCKET, MASSACHUSETTS**

List of documents used at the meeting:

- II. Town-Wide Sewer Planning update presentation