NP&EDC

NANTUCKET PLANNING AND ECONOMIC DEVELOPMENT COMMISSION

TOWN OF NANTUCKET MASS. INCORPORATED 1671

NP & EDC – JULY 28, 2025 @ 5:00PM APPROVED MINUTES
Hybrid - Meeting Trailer, Room A, 131 Pleasant Street and Remote Participation via Webinar

LINK TO MEETING: https://us06web.zoom.us/webinar/register/WN_c-yQg-BfR7CRRwZoE34HBw#/registration
YOUTUBE LINK: https://www.youtube.com/watch?v=zGI_ZvE99Yg

Commissioners: Acting-Chair Nat Lowell Dave Iverson, Vice-Chair, Liza Hatton, Bert Johnson *(remote participation)*, Abby De Molina, Joseph Topham, John Kitchener, Kristina Jelleme, Brook Mohr (joined at 4:08PM) and Michael Misurelli
Staff: Leslie Snell, Director of Planning, Megan Trudel), Senior Planner, Michael Burns, Transportation Program Manager *(remote participation)*

PLEASE LIST BELOW THE TOPICS THE CHAIR REASONABLY ANTICIPATES WILL BE DISCUSSED AT THE MEETING.

I. Call to Order:
Acting Chair Lowell called the meeting at 5:00 PM.

II. Establishment of Quorum:
A quorum was established.

III. Approval of Agenda:

MOTION/VOTE: Mr. Iverson made a motion to approve the agenda. The motion was duly seconded by Mr. Topham and the motion was carried out unanimously.

IV. Public Comment for items not included on the agenda:
There were no public comments or concerns.

V. Minutes:
- **April 28, 2025**
- **May 19, 2025**

MOTION/VOTE: Mr. Iverson made a motion to approve the Minutes of April 28th and continue the May 19th for minor modifications. The motion was duly seconded by Mr. Topham and the motion was carried out unanimously.

VI. Announcements:
- **Seasonal Communities Advisory Council Meeting,** *tentatively scheduled to be located on Nantucket Thursday, September 11, 2025, 10:00am-11:00am, location TBD. More information will be provided as available.*
Discussion: Meeting will be on Thursday, September 11th at 11am and not at 10am. Location still to be determined. Mrs. Trudel is coordinating with the Advisory Council to secure an appropriate downtown venue accessible to participants traveling from the Vineyard, Boston and other locations. Once finalized the meeting details will be posted through official public outreach channels. There was a brief discussion on a recent webinar/seminar on the topic under consideration of the short-term rentals and taxation, that the issue is more complex than anticipated. There was mention of seasonal residents expressing concerns about the residential tax exemption.

- **NP&EDC Enabling Legislation,** *Anticipated as a discussion item on the August NP&EDC agenda.* Discussion: This agenda item will be added to the August agenda for discussion. The delay was due to the transition of a new Chair and Vice-Chair.
- **Other announcements**
  Michael Burns attended a Cape Cod Bridges forum. Mr. Burns, also presented at the Wisconsin Civic League annual form, received positive feedback. Mrs. Trudel and staff presented at the President's breakfast providing updates on the Master Plan and addressing questions about area plans. These sessions were seen as valuable for community engagement.

NOTE: Brook Mohr joined the meeting online at 4:08PM after attending another commitment and confirmed she was ready to proceed.

VII. Action/Discussion Items:

A. Election of Officers

- **Chair**

Discussion: Ms. De Molina submitted a letter of interest. Acting Chair Lowell invited motions for nominations. A motion was made to nominate Ms. Rayport for Chair. There was confusion about whether the motion required a second and whether vote could proceed. It was clarified that Ms. Rayport would first need to accept the nomination before moving forward. Ms. Rayport expressed surprise at the nomination and thanked her colleague for their support however she preferred to defer that role for another year.

MOTION/VOTE: Mr. Topham made a motion to nominate Ms. De Molina for Chair. The motion was duly seconded by Ms. Jelleme and the motion was carried out unanimously.

Roll call vote:
David Iverson, *Aye*
Joseph Topham, *Aye*
John Kitchener, *Aye*
Hillary Rayport, *Aye*
Michael Misurelli, *Aye*
Kristina Jelleme, *Aye*
Liza Hatton, *Aye*
Brooke Mohr*, Aye (remote participation)*
Abby De Molina*, Aye*
Nat Lowell, *Aye*

Ms. De Molina was elected Chair.

Briefly talked about that Ms. De Molina should begin her duties as Chair right after the vote.

- **Vice-Chair**

Discussion: Newly elected Chair De Molina invited motions for nominations for Vice-Chair**.** Mr. Misurelli submitted a letter of interest. A motion was made to nominate Ms. Rayport as Vice-Chair.

MOTION/VOTE: Mr. Kitchener made a motion to nominate Ms. Rayport for Vice-Chair. The motion was duly seconded by Ms. Jelleme.

After discussion, support remained with Mr. Misurelli.

MOTION/VOTE: Mr. Topham made a motion to nominate Mr. Misurelli for Vice-Chair. The motion was duly seconded by Mr. Misurelli and the motion was carried out unanimously.

Roll call vote:
David Iverson, *Aye*
Joseph Topham, *Aye*
John Kitchener, *Aye*
Hillary Rayport, *Aye*
Michael Misurelli, *Aye*
Kristina Jelleme, *Aye*
Liza Hatton, *Aye*
Brooke Mohr, *Aye (remote participation)*
Nat Lowell, *Aye*
Abby De Molina, *Aye*

B. Committee Appointment

- **Capital Program Committee** *(currently John Kitchener)*

  Discussion: Committee seat was vacant following Mr. Kitchener's resignation. Ms. Hatton expressed interest in serving after speaking with Jill Vieth about the responsibilities and time commitments. Ms. Hatton confirmed that she could meet them.

  MOTION/VOTE: Mr. Iverson made a motion to appoint Ms. Hatton to the Capital Program Committee and the motion was duly seconded and the motion carried out unanimously.

  Roll call vote:
  David Iverson, *Aye*
  Joseph Topham, *Aye*
  John Kitchener, *Aye*
  Hillary Rayport, *Aye*
  Michael Misurelli, *Aye*
  Kristina Jelleme, *Aye*
  Liza Hatton, *Aye*
  Nat Lowell, *Aye*
  Brooke Mohr, *Aye (remote participation)*
  Abby De Molina, *Aye*

  Ms. Hatton was appointed to the Capital Program Committee.

- **Affordable Housing Trust** *(currently Abby DeMolina)*

  Discussion: Ms. De Molina said that she is happy to continue serving.

  MOTION/VOTE: Mr. Lowell made a motion to accept Ms. De Molina to continue her service for the Affordable Housing Trust. The motion was duly seconded by Mr. Topham and the motion was carried out unanimously.

  Roll call vote:
  David Iverson, *Aye*
  Joseph Topham, *Aye*
  John Kitchener, *Aye*
  Hillary Rayport, *Aye*
  Michael Misurelli, *Aye*
  Kristina Jelleme, *Aye*
  Liza Hatton, *Aye*
  Nat Lowell, *Aye*
  Brooke Mohr, *Aye (remote participation)*
  Abby De Molina, *Aye*

- **Contract Review Committee of Human Services** *(currently vacant)*
  Discussion: There has been discussion regarding the vacant seat with the Select Board. Due to the significant time commitment, the Select Board is considering restrictions and agreed to delay filling the seat. Ms. Mohr stated that recommendations are being finalized regarding the Human Service Departments structure, possibly allowing the NP & EDC to appoint someone outside its membership or converting the role to an At-Large seat. The decision was made to hold off on the appointment for now.
- **Bicycle and Pedestrian Advisory Committee** *(currently Joseph Topham)*
  Discussion: Mr. Topham said that he would like to continue serving.

  MOTION/VOTE: Mr. Lowell made a motion to accept Mr. Topham to continue his service for the BPAC. The motion was duly seconded by Mr. Misurelli and the motion was carried out unanimously.

  Roll call vote:
  David Iverson, *Aye*
  Joseph Topham, *Aye*
  John Kitchener, *Aye*
  Hillary Rayport, *Aye*
  Michael Misurelli, *Aye*
  Kristina Jelleme, *Aye*
  Liza Hatton, *Aye*
  Brooke Mohr, *Aye (remote participation)*
  Nat Lowell, *Aye*
  Abby De Molina, *Aye*
- **Harbor Plan Update Committee** *(currently Kristina Jelleme)*
  Discussion: Ms. Jelleme expressed interest in continuing as the representative.

  MOTION/VOTE: Mr. Iverson made a motion to accept Ms. De Molina to continue her service for the Affordable Housing Trust. The motion was duly seconded by Mr. Topham and the motion was carried out unanimously.

  Roll call vote:
  David Iverson, *Aye*
  Joseph Topham, *Aye*
  John Kitchener, *Aye*
  Hillary Rayport, *Aye*
  Michael Misurelli, *Aye*
  Kristina Jelleme, *Aye*
  Liza Hatton, *Aye*
  Nat Lowell, *Aye*
  Brooke Mohr, *Aye (remote participation)*
  Abby De Molina, *Aye*

- **Madaket Area Plan Workgroup** *(currently Joseph Topham)*
  Discussion: Mr. Topham said that he would like to continue serving.

  MOTION/VOTE: Mr. Lowell made a motion to accept Mr. Topham to continue his service for the BPAC. The motion was duly seconded by Mr. Iverson and the motion was carried out unanimously.

  Roll call vote:
  David Iverson, *Aye*
  Joseph Topham, *Aye*

John Kitchener, *Aye*
Hillary Rayport, *Aye*
Michael Misurelli, *Aye*
Kristina Jelleme, *Aye*
Liza Hatton, *Aye*
Brooke Mohr, *Aye (remote participation)*
Nat Lowell, *Aye*
Abby De Molina, *Aye*

C. Transportation Program Manager Update

- **Safe Streets and Roads for All (SS4A) – presentation of draft Traffic Safety Action Plan and authorization of public review period.**
  Discussion: Mr. Burns introduced the consultants from Kittleson Associates and Nelson Nygaard, who have been working with the Town on a draft Traffic Safety Action Plan. Zach Gavel and Dru van Hengel, the consultant's team, presented the plan, that was developed over 19 months with crash analysis, community input and project prioritization. The plan sets goals to reduce fatal and serious crashes by 50% by 2030, 75 % by 2040 and eventually reach zero through partnerships, community engagement, roadway design, data driven decisions, education/enforcement, and strong post-crash care. The Commissioners were asked to authorize releasing the draft plan for public review. Community input was extensive. With public meetings it was revealed that residents felt safer driving or using transit. The public didn't feel safe walking, biking or using wheelchairs and or mopeds. Crash data shows Nantucket has more severe crashes than average rural areas, during winter and in cases involving bikes, single vehicles or opposite direction sideswipes. Contributing factors include distraction, speeding, failure to yield, and lane changes. The consultants identified five priority corridors for safety improvements, Old South Road, Surfside Road, Sparks Avenue, Bartlett Road, and Pleasant Street and proposed quick fixes such as crosswalk restriping, signage updates and larger capital projects. A commissioner raised concerns regarding outdated in inconsistent speed limits, suggesting lowering posted speed and stated that the community is resistant to roundabouts. The consultant team acknowledged these concerns and that they will be addressing issues like e-bikes, speed limits, and unusual local conditions. Consultants stated that the current crash data cannot distinguish between e-bikes from traditional bicycles, making it difficult to track e-bike crashes. Local tracking, education, signage, and permitting programs are recommended. Collaborating with the schools, bike shops, law enforcement and state agencies can improve enforcement and safety, including helmet use and speed compliance. The plan will provide a framework for tracking progress and securing federal funding. The draft will be released for public comment August 1st through the 21st, with potential adoption on August 25th. There is flexibility to extend the review or incorporate edits if needed.

  MOTION/VOTE: Ms. Rayport made a motion to authorize the 21-day public review from August 1st to August 21st. The motion was duly seconded by Mr. Misurelli and the motion was carried out unanimously.

  Roll call vote:
  David Iverson, *Aye*
  Joseph Topham, *Aye*
  John Kitchener, *Aye*
  Hillary Rayport, *Aye*
  Michael Misurelli, *Aye*
  Kristina Jelleme, *Aye*
  Liza Hatton, *Aye*
  Nat Lowell, *Aye*
  Brooke Mohr, *Aye*
  Abby De Molina, *Aye*

D. Committee Reports

- **Rural Policy Advisory Committee**

  Discussion: The Rural Policy Advisory Committee voted to have Mrs. Trudel as the commission's representative. as well as the Ocean Plan Advisory, which is not on the list. Both are subject to an appointment by the governor, waiting for the state to confirm appointments.
- **Capital Program Committee**
- **Affordable Housing Trust**
- **Contract Review Committee of Human Services**
- **Bicycle and Pedestrian Advisory Committee**
- **Harbor Plan Update Committee**
- **Madaket Area Plan Workgroup**

  Discussion: Mrs. Trudel met with Bruce Mandel to review progress on the Madaket Area Plan Workgroup. Staff may provide more hands-on guidance to help finalize the draft sections. The Madaket Area boundary ends at the edge of Madaket. The proposed extension would include Tristram's Landing, Clark's Clove and the dump. The Commissioners will discuss and approve or reject at the next meeting. Bruce Mandel received a matrix from Judy Barrett's team summarizing points for each section. Making sure that recommendations are incorporated into the final version of the master plan.
- **Seasonal Communities Advisory Council**
- **Others**

VIII. Adjournment

Mr. Misurelli made a motion to adjourn the meeting, and the motion was duly seconded by Mr. Iverson and the motion was carried out unanimously.

Roll call vote:

David Iverson, *Aye*
Joseph Topham, *Aye*
John Kitchener, *Aye*
Hillary Rayport, *Aye*
Michael Misurelli, *Aye*
Kristina Jelleme, *Aye*
Liza Hatton, *Aye*
Nat Lowell, *Aye*
Brooke Mohr, *Aye*
Bert Johnson, *Aye (remote participation)*
Abby De Molina, *Aye*

LINK TO PACKET: https://nantucketma.portal.civicclerk.com/event/3458/files/agenda/5918