SELECT BOARD

Minutes of the meeting of July 8, 2026. The hybrid meeting took place in person at the Public Safety Facility Community Room at 4 Fairgrounds Road; and, via remote participation using Zoom Webinar. Members of the Board present were Robert DeCosta, Matt Fee, Brooke Mohr and Jill Vieth. Dawn E. Hill participated remotely.

I. CALL TO ORDER

Vice Chair Mohr called the meeting to order at 5:30 PM following the Pledge of Allegiance. She noted that while Chair Hill is participating remotely, she will be acting chair, and all votes will be taken by roll call.

II. SELECT BOARD ACCEPTANCE OF AGENDA

Ms. Mohr noted there are three additional announcements. The agenda was otherwise accepted as presented.

III. ANNOUNCEMENTS

Town Manager C. Elizabeth Gibson reviewed the announcements as noted:

1. The Select Board Meeting is Being Audio and Video Recorded.

2. Recognition of Retiring Town of Nantucket Employees: Fernella Phillips (26 Years of Service) and Debra Bechtold (28 Years of Service) from Our Island Home; and, Lt. Daniel Mack (32 Years of Service) and Lt. Brendan Coakley (24 Years of Service) from Nantucket Police Department; Swearing-in of Newly Promoted Police Officers. Ms. Gibson and Our Island Home Administrator Bob Eisenstein recognized Fernella Phillips and Debra Bechtold of Our Island Home and spoke in appreciation for their years of service. The Board and Ms. Gibson presented them with years of service plaques. There was a round of applause from the audience for the retired employees.

Ms. Gibson and Police Chief Jody Kasper recognized Lt. Daniel Mack and Lt. Brendan Coakley of the Nantucket Police Department and spoke in appreciation for their years of service. The Board and Ms. Gibson presented Lt. Mack with a years of service plaque. Lt. Coakley was not present. There was a round of applause from the audience for the retirees.

Chief Kasper presented the following newly promoted police officers and spoke on their backgrounds and experience. Town Clerk Nancy Holmes swore them in, in their promoted roles: Lt. Jared Chretien, Lt. Dan Furtado, Sgt. Mike Mastriano and Sgt. Keith Mansfield.

3. Announce Applications Received for 2026 Committee Vacancies – Round 2: Board of Health, Cannabis Advisory Committee, Coastal Resiliency Advisory Committee, Council for Human Services, Council on Aging, Cultural Council, Finance Committee, Nantucket Affordable Housing Trust, Town of Nantucket Scholarship Committee, Sign Advisory Council, Zoning Board of Appeals - as Set Forth on the Spreadsheet Identified as Exhibit 1, Which Exhibit is Incorporated Herein by Reference. Operations Administrator Erika Mooney read the list of applicants as included in the Board's agenda packet.

4. Tom Nevers Multi-use Path Public Meetings
The Nantucket County Commissioners will Hold a Public Hearing on July 22, 2026 at 5:30 PM to Consider Takings of Temporary and Permanent Easements Needed for Construction of the Tom Nevers Multi-use Path. Additionally, a Public Forum for Affected Abutters will be Held on July 15, 2026 at 5:00 PM. The

Forum will Include a Brief Presentation and Q&A with Town Staff. Both Meetings will Take Place at the Public Safety Facility Community Room, 4 Fairgrounds Road, with Online Viewing Options Available. For More Information, Visit https://www.nantucket-ma.gov/tomneverspath.

5. Nantucket Under Level 2 Drought Condition
Mandatory Water Restrictions are in Place and Fines will be Charged for Non-Compliance. See https://www.nantucket-ma.gov/1897/Water for More Information.

6. Brant Point Shellfish Hatchery Tours Are Back!
Space is Limited and Registration is Required: www.nantucket-ma.gov/hatchery.

7. Harmful Algal Bloom Monitoring
The Town of Nantucket, with Local and Regional Partners, is Monitoring Selected Ponds for Harmful Algal Blooms (HABs) Weekly from June 2 through October 3. Report a HAB at www.nantucket-ma.gov/HAB.

Ms. Gibson announced that the Town Manager's latest e-newsletter is now available.

Ms. Gibson announced that there is no Select Board meeting on Wednesday, July 15, 2026 due to the Board's summer schedule, and the next regular meeting will be Wednesday, July 22, 2026.

Ms. Gibson announced that Moody's Ratings has reaffirmed the Town of Nantucket's Aaa bond rating, the highest rating available, with a stable outlook. She explained that the rating reflects the Town's strong financial management and robust reserves and is extremely beneficial with lower borrowing interest rates.

8. Select Board Announcements/Comments.
Mr. DeCosta recommended that the Board and the public read an article from the "Washington Times" about the Vineyard Wind offshore wind farm.

Ms. Vieth spoke on a dedication which occurred for the "Liberty Tree" last week prior to the 4th and recognized Mary Longacre and Neil Paterson for their contributions. She added that the 4th of July was a great celebration on Nantucket and thanked the DPW and the Clean Team for extensive trash clean up following the 4th.

IV. UPDATE ON PUBLIC COMMENT QUESTIONS FROM PRIOR SELECT BOARD MEETINGS (see https://nantucket-ma.gov/3788/2026-Public-Comment-Questions-Responses) Vice Chair Mohr read the responses to public comment questions from the Board's June 24, 2026 meeting.

V. PUBLIC COMMENT
Ms. Mohr opened public comment and issued a reminder that Public Comment has a 3-minute limit.

Lucy Hehir questioned a Request for Proposal comment made by Luke Thornewill at the Board's last meeting.

Ms. Hehir asked that another microphone be placed in the meeting room.

Joan Stockman spoke on the Surfside Crossing 40B project on South Shore Road and urged the Board acting as the Sewer Commissioners to issue a stop work order for the project. Ms. Stockman reached the 3-minute limit.

Burton Balkind commended the Land Bank staff for cleaning up “Ladies Beach” on July 5th. He suggested that ATV patrols be “stepped up” along the south shore and other beaches over that weekend in the evening.

Megan Perry concurred with Ms. Stockman’s comments.

Campbell Sutton thanked Ms. Longacre for the Liberty tree dedication.

She thanked the Town employees and all volunteers who helped with July 4th celebrations.

Ms. Sutton commented further on the Town’s capital improvement plan.

Ms. Sutton suggested that the Nantucket Planning & Economic Development Commission give the Board quarterly reports. Ms. Sutton reached the 3-minute limit.

Ms. Longacre thanked those who thanked her, as well as those who supported the Liberty tree dedication.

Ms. Mooney spoke on why there is one microphone in the room.

VI. NEW BUSINESS
There was no new business.

VII. APPROVAL OF MINUTES, WARRANTS AND PENDING CONTRACTS
Ms. Vieth moved approval of items VII 1 - 3; seconded by Mr. DeCosta; by roll call vote: Vice Chair Mohr: Yes; Mr. DeCosta – Yes; Mr. Fee – Yes; Ms. Hill – Yes; Ms. Vieth – Yes; so voted.

1. Approval of Minutes of June 15, 2026 at 11:00 AM; June 24, 2026, at 5:30 PM.

2. Approval of Payroll Warrants for July 5, 2026.

3. Approval of Treasury Warrants for July 1, 2026; July 8 2026.

4. Approval of Pending Contracts for July 8, 2026 - as Set Forth on the Spreadsheet Identified as Exhibit 2, Which Exhibit is Incorporated Herein by Reference. Ms. Vieth asked a question about the “BioBot” contract and what substances wastewater is tested for. Environmental Contamination Specialist Andrew Shapero explained. Mr. Fee moved approval of the contracts as presented; seconded by Ms. Vieth; by roll call vote: Vice Chair Mohr: Yes; Mr. DeCosta – Yes; Mr. Fee – Yes; Ms. Hill – Yes; Ms. Vieth – Yes; so voted.

VIII. CITIZEN/DEPARTMENTAL/COMMITTEE REQUESTS/REPORTS
1. Resignation Acceptance: Board of Health. Mr. DeCosta moved to approve the resignation of James Cooper from the Board of Health with thanks for his long service in this role; seconded by Ms. Vieth; by roll call vote: Vice Chair Mohr: Yes; Mr. DeCosta – Yes; Mr. Fee – Yes; Ms. Hill – Yes; Ms. Vieth – Yes; so voted.

2. Finance Department:

a) Request for Approval of Sale of General Obligation Bonds Dated July 23, 2026 in the Amount of $19,620,000 for the Following Purposes: General Fund Projects - $13,659,500, Sewer Projects - $5,779,000, Water Project - $181,500. Treasurer/Deputy Finance Director Melinda Ernst-Fournier reviewed the request for both items a) and b). Ms. Mohr read the motion as contained in the packet. Mr. Fee moved approval of the motion as read by Ms. Mohr and as contained in the Board's agenda packet dated July 8, 2026; seconded by Mr. DeCosta; by roll call vote: Vice Chair Mohr: Yes; Mr. DeCosta – Yes; Mr. Fee – Yes; Ms. Hill – Yes; Ms. Vieth – Yes; so voted. Ms. Vieth commended the Finance Department for securing low interest rates and thanked Ms. Ernst-Fournier for assisting with several questions she had about the bond sale.

b) Request for Approval of Sale of Bond Anticipation Notes Dated July 24, 2026 in the Amount of $50,229,504 for the Following Purposes: Affordable Housing Trust Fund - $5,505,000, Airport - $230,000, General Fund - $31,174,504, Sewer - $8,120,000, Solid Waste - $3,345,000, Water - $1,855,000.

IX. TOWN MANAGER'S REPORT

Ms. Gibson said that Town staff held an internal de-brief earlier this week about the July 4th activities and noted the biggest issue was perhaps the amount of trash left behind. She thanked Town and Land Bank employees, the Clean Team volunteers and anyone else who helped clean up what was left behind, noting that it was extensive.

Mr. Fee spoke on the trash situation as well, noting that he hopes the public can be made somehow to treat the Island a lot better. He added that during the World Cup, the Japanese teams and fans do an amazing job of cleaning up. He said an element of respect for the Island seems to be missing here.

Mr. DeCosta said more trash receptacles should be put out during the events. He added that he received a lot of positive feedback on the water contest and thanked the JP Noonan family for the donation of water for that event.

X. SELECT BOARD REPORTS/COMMENT

1. 2 Fairgrounds Road Parking Lot Workshop Discussion. Ms. Gibson introduced the item, noting this matter was reviewed with the Board a couple of months ago as this parking lot has become extremely busy, and it had been agreed staff would be back with a focused presentation with options. Ms. Gibson introduced Project Manager Kevin Manuel, who reviewed the presentation as contained in the Board's agenda packet. Ms. Vieth asked about the current number of spaces and occupancy of the lot. Mr. Manuel responded and provided year-round and seasonal estimates. Some discussion followed. Mr. DeCosta said he has a concern about the cost of a parking garage. He said he believes overnight parking should have a charge. He acknowledged he does not know what mechanism is the best but that he supports the concept of a charge. Ms. Hill said she supports evaluating the cost of a parking structure, and agrees with a charge for overnight parking. Mr. DeCosta asked about the need for a tow lot. Chief Kasper explained that there are a lot of vehicles that receive multiple tickets but without a tow lot, it is not practical for them to be towed. She noted that abandoned motor vehicles are also an issue, with a similar lack of a tow lot to which to tow these. Ms. Vieth asked about abandoned vehicles. Chief Kasper explained how a vehicle is deemed to be abandoned, noting the investigative steps that are required. Ms. Vieth asked about the use of cameras to perform the investigative steps. Chief Kasper responded. Mr. Fee spoke in support of charging for parking in the lot, based on demand pricing using license plate readers, with an associated enforcement system.

He said he does not support a parking structure at the site. He said he supports a tow lot behind the police station. Ms. Vieth questioned the expense to maintain a tow lot. Rick Atherton commented that vehicle demand should be limited. Amy Eldridge said she supports paid parking at 2 Fairgrounds and if that happens paid parking should also occur at the Town parking lot at 37 Washington Street. She said she supports the idea of a tow lot. Mr. DeCosta noted that there is a pending rule that any paid parking at the downtown lot requires a town meeting vote. Ms. Vieth questioned what is desired to happen with the 2 Fairgrounds lot. Mary Longacre said she is skeptical of a parking garage. She said she thinks people are being "asked" to park at 2 Fairgrounds and is concerned what the charge might be. She said that towing can also be very complicated for people to retrieve their car. Meg Ruley spoke on the lack of parking regulations for nearby streets. She added that she supports the idea of a parking garage but is also concerned about environmental impact on the Town's water supply. Campbell Sutton spoke in support of paid parking at the Fairgrounds lot. Mr. DeCosta said his understanding is that the 2 Fairgrounds lot is being mostly used by non-residents. He said the lot was originally designated for contractors so that commercial vehicles would not be parked downtown. Ms. Mohr reiterated "what are we trying to accomplish", as raised by Ms. Vieth. She spoke on the various uses: commuters who work downtown, contractors who commute daily but park overnight. She said the "problem cars" are those that are parked for long periods of time. She spoke in favor of a paid lot and added that it could provide a lot of valuable data. She also spoke in support of an impound lot. Mr. Fee spoke in favor of establishing a Parking Commission. He added that paid parking should be downtown and parking at 2 Fairgrounds should be free. He said that he does, however, support exploring what Ms. Mohr laid out. Mr. DeCosta pointed out that the downtown valet parking not being available this year, has also impacted downtown parking availability. Ms. Vieth said she would like to understand the need for an impound lot and the potential cost. Ms. Mohr said it sounds like the Board supports evaluating the 2 Fairgrounds lot being paid, and an impound lot. Mr. Fee noted that the parking and traffic is getting worse with every new house that is built. Discussion followed. Mr. DeCosta expressed support for exploring the possibility of paid overnight parking at the 2 Fairgrounds lot. Ms. Mohr said she would also support evaluating what an impound lot would take to establish. Ms. Hill expressed support for the two items as well as a parking structure. Ms. Mohr suggested that the parking structure discussion occur as part of the Board's upcoming capital projects discussion.

<u>2. Update on the Investigation of the Investigation of African Meeting House Vandalism.</u> Ms. Mohr said a draft report has been submitted to Town Counsel, to review any privacy issues. She said the report will be on the Select Board's agenda for July 22 and will be in the packet for that meeting as well along with an executive summary prepared by the investigator. She added that the Board will see it at the same time as the public. Clifford Williams asked if he would be able to meet with the investigator ahead of time. Ms. Mohr said no. Mr. Williams asked about executive session meeting minutes from the work group he was on. Ms. Mohr said she would look into this.

<u>3. Committee Reports.</u> There were no committee reports.

<u>XI. ADJOURNMENT</u>
Mr. Fee moved adjournment at 7:23 PM; seconded by Mr. DeCosta; by roll call vote: Vice Chair Mohr: Yes; Mr. DeCosta – Yes; Mr. Fee – Yes; Ms. Hill – Yes; Ms. Vieth – Yes; so voted.

Approved the 22nd day of July, 2026.

SELECT BOARD
JULY 8, 2026 – 5:30 PM
PSF COMMUNITY ROOM, 4 FAIRGROUNDS ROAD
AND REMOTE PARTICIPATION VIA ZOOM WEBINAR
NANTUCKET, MASSACHUSETTS

List of documents used at the meeting:

III. 3. Committee membership & applicant list; applications; Round 2 Committee Vacancies Timeline
VII. 1. Draft minutes of 6/15/2026; draft minutes of 6/24/2026
VII. 4. Pending Contracts spreadsheet
VIII. 1. Cooper Board of Health resignation; Board of Health membership list
VIII. 2a & b. AIS re: sale of bonds & BANs; Vote of Select Board; Bond bids; BAN results
X. 1. AIS re: 2 Fairgrounds Rd parking lot; 2 Fairgrounds Rd Long-term Parking Options presentation