



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)

RECEIVED

2026 AUG 20 AM 10:40
NANTUCKET TOWN CLERK
Posting Number:T 584

Committee/Board/s	Historic District Commission (HDC) – Old Business
Day, Date, and Time	Tuesday, August 25, 2026, at 4:00pm – no later than 8:00 PM *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: Cathy Flynn, Land Use Specialist

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

https://us06web.zoom.us/webinar/register/WN_DHie3nzGST6-s5szKOn-Jw#/registration

To watch live feed, click here:

<https://www.youtube.com/live/LXMbFjX7OLY>

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

Associate Commissioners: Carrie Thornewill, Constance Patten, Joe Paul

Staff: Cathy Flynn, Holly Backus, Nicky Sherriff, Fiona Johnson, 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. COMMISSIONER COMMENTS

II. SIGNS

	<u>Property owner name</u>	<u>Street Address</u>	<u>Scope of work</u>	<u>Map/Parcel</u>	<u>Agent</u>
1.	NCH 15090	57 Prospect St	OB- Rev. sign #1- Laura's Law	55/3	Paul Beaulieu
2.	NCH 15091	57 Prospect St	OB- Rev. sign #2- Laura's Law	55/3	Paul Beaulieu
3.	NCH 15092	57 Prospect St	OB- Rev. sign #3- Laura's Law	55/3	Paul Beaulieu
4.	NCH 15093	57 Prospect St	OB- Rev. sign #4- Laura's Law	55/3	Paul Beaulieu
5.	NCH 15094	57 Prospect St	OB- Rev. sign #5- Laura's Law	55/3	Paul Beaulieu

III. COMMISSIONER Q & A WITH PRESERVATION PLANNER**IV. OLD BUSINESS 08/11/2026- HELD PER APPLICANTS REQUEST**

	<u>Property owner name</u>	<u>Street Address</u>	<u>Scope of work</u>	<u>Map/Parcel</u>	<u>Agent</u>
1.	450 Green Park, LLC 14653	2 Stone Alley	Rev. 8882; add railing	42.3.1/102	LFW
	• Commissioners: Welch, Pohl, Camp, Oliver, MacLeod; Alternates: Patten, Paul				Last heard 05/26/2026
2.	Casino Partners II, LLC 14732	126 Main St	Driveway wall	42.3.3/98	Don Bracken
	• Commissioners: Welch, Oliver, MacLeod, Patten, Paul; Alternates: none; Stepped Away: Camp				Last heard 05/26/2026

V. OLD BUSINESS 08/25/2026

	<u>Property owner name</u>	<u>Street Address</u>	<u>Scope of work</u>	<u>Map/Parcel</u>	<u>Agent</u>
1.	HFR 19R ACK, LLC 14782	19R Hooper Farm Rd	New dwelling	55/220	Reid Yenor
	• Commissioners: Pohl, MacLeod, Camp, Welch, Paul, Patten; Alternates: Thornewill				Last heard 07/28/2026
2.	39 Orange St, LLC 14963	39 Orange St.	Addition to barn	42.3.2/216	Niche Architecture & Interior
	• Commissioners: Pohl, MacLeod, Welch, Patten; Alternates: none; Mullin: Paul; Agent: Oliver				Last heard 07/21/2026
3.	Allen Miller 11963	1 Cherry St.	New building	55/372.1	EMDA
	• Commissioners: Pohl (Acting Chair), Camp, MacLeod, Patten; Alternates: none; Sat off: Oliver				Last heard 08/11/2026
4.	Boyers Way, LLC 14921	1 Boyers Alley Way	Addition duplex	55.4.1/211	Gryphon Architects
	• Commissioners: MacLeod (Acting Chair), Pohl, Camp, Oliver, Patten; Alternates: Thornewill, Paul				Last heard 07/07/2026
5.	Town of Nantucket 14649	34 Washington St.	Harbormaster bldg.	42.2.3/2	Charles Gibson
	• Commissioners: Pohl, MacLeod, Camp, Welch, Patten; Alternates: Thornewill, Paul				Last heard 07/28/2026
6.	Bulajuc, Vuk & Polly 15029	27 India St.	Addition	42.3.4/107	JB Studio
	• Commissioners: MacLeod (Acting Chair), Pohl, Camp, Welch, Patten; Alternates: Paul				Last heard 08/04/2026
7.	Tork ACK, LLC 15069	1 Mothball Way	Rev. 14582; massing, fenestration	83/42.4	Emeritus, LTD
	• Commissioners: MacLeod (Acting Chair), Camp, Welch, Patten, Paul; Alternates: none				Last heard 08/04/2026
8.	Six Lily Street, LLC 15067	6 Lily St. Sias	Rev. 13326; doors/windows	73.3.1/10	Emeritus, LTD
	• Commissioners: MacLeod (Acting Chair), Camp, Welch, Patten, Paul; Alternates: none				Last heard 08/04/2026
9.	Gruber, Bria & Nancy 14754	10 New Ln	New dwelling	41/401.2	Sophie Metz
	• Commissioners: Pohl, MacLeod, Thornewill, Patten, Paul; Alternates: none				Last heard 07/28/2026

VI. OTHER BUSINESS

Approve Minutes	July 28, 2026
	Next HDC Meeting September 1, 2026- New Business
Future Discussion Topics	• 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. • 3D Renderings • Walkthroughs • Consents

***III** 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.

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