



HISTORIC DISTRICT COMMISSION REGULAR MEETING

2 Fairgrounds Road
Nantucket, Massachusetts 02554
www.nantucket-ma.gov

Commissioners: Raymond Pohl (Chair), Abigail Camp (Vice-chair), John McLaughlin, Diane Coombs, Vallorie Oliver,
Associate Commissioners: Stephen Welch, Jessie Dutra, Carrie Thornewill

~~ MINUTES ~~

Thursday, July 1, 2021

Public Safety Facility, 4 Fairgrounds Road, Community Room – 5:00 p.m.

Called to order at 1:01 p.m. and announcements by Ms. Camp

Staff in attendance: Cathy Flynn, HDC Compliance Coordinator; Holly Backus, Preservation Planner
 Attending Members: Camp, McLaughlin, Oliver, Welch, Thornewill
 Absent Members: Pohl, Coombs, Dutra
 Late Arrivals: None
 Early Departures: Welch, 2:21 p.m.

Agenda adopted by unanimous consent.

I. PUBLIC COMMENT

None

II. SIGNS

| Property owner name | Street Address | Scope of work | Map/Parcel | Agent |
|--|--|------------------|---------------|------------------------------|
| 1. Nant. Historical Assn. 06-4037 | 15 Broad Street | Temporary banner | 42.4.2/61 | Ashley Santos |
| 2. Nant. Historical Assn. 06-4038 | 15 Broad Street | Temporary banner | 42.4.2/61 | Ashley Santos |
| 3. Barbara Lewis 07-4151 | 8 Amelia Drive | Wall sign | 67/445 | Sign Here Nant. |
| Voting | Camp, McLaughlin, Oliver, Welch, Thornewill | | | |
| Alternates | None | | | |
| Recused | None | | | |
| Documentation | Sign design plan, site plan, photo, and advisory comments. | | | |
| Representing | None | | | |
| Sign advisory | None | | | |
| Concerns | None | | | |
| Motion | Items approved. | | | |
| Roll-call vote | Carried 5-0 | | Certificate # | HDC2021-07-(as noted) |

III. NEW BUSINESS (06/07/2021)

| Property owner name | Street Address | Scope of work | Map/Parcel | Agent |
|---------------------------------|---|---------------------|---------------|-------|
| 1. Patti Duester 05-3876 | 13 Monomoy Road | As built deer fence | 54/198 | Self |
| Voting | Camp, McLaughlin, Oliver, Welch, Thornewill | | | |
| Alternates | None | | | |
| Recused | None | | | |
| Documentation | None | | | |
| Representing | None | | | |
| Public | None | | | |
| Concerns (7:09) | Not opened at this time. | | | |
| Motion | Held for representation | | | |
| Vote | N/A | | Certificate # | |

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|-----------------|---|-----------------------|--------------------|---------------|------------------------|
| 2. | Howard & Holt 07-4152 | 10 Bayberry Lane | Addition | 67/71 | Newman Inc. |
| Voting | Camp, McLaughlin, Oliver, Welch, Thornewill | | | | |
| Alternates | None | | | | |
| Recused | None | | | | |
| Documentation | Architectural elevation plans, site plan, and photos | | | | |
| Representing | Josiah Newman, Newman Inc. | | | | |
| Public | None | | | | |
| Concerns (1:14) | <p>Newman – Presented project; would like to have a shed dormer on the north elevation; propose the pipe to be matte black.</p> <p>McLaughlin – Stainless steel isn't approvable if it's visible.</p> <p>Oliver – If the pipe is visible at time of inspection, they have to screen it.</p> <p>Thornewill – Agrees with Ms. Oliver; won't be visible with heavy screening.</p> <p>Welch – Also agrees.</p> | | | | |
| Motion | Motion to Approve with the metal pipe not to be visible at time of inspecting and thereafter. (Oliver) | | | | |
| Vote | Carried 5-0 | | | Certificate # | HDC2021-07-4152 |
| 3. | Stuart Whitlock 06-3965 | 101 Orange Street | As built fence | 55.1.4/17 | Self |
| Voting | Camp, McLaughlin, Oliver, Welch, Thornewill | | | | |
| Alternates | None | | | | |
| Recused | None | | | | |
| Documentation | None | | | | |
| Representing | None | | | | |
| Public | None | | | | |
| Concerns (1:20) | Not opened at this time. | | | | |
| Motion | Motion to Hold for representation. (Oliver) | | | | |
| Vote | Carried 5-0 | | | Certificate # | |
| 4. | Tim Vieth 06-3912 | 3 Gladlands Avenue | Pool and hardscape | 88/234 | Atlantic Landscap |
| Voting | Camp, McLaughlin, Oliver, Welch, Thornewill | | | | |
| Alternates | None | | | | |
| Recused | None | | | | |
| Documentation | Landscape design plans, site plan, and photos. | | | | |
| Representing | Lindsay Congleton, Atlantic Landscaping Inc. | | | | |
| Public | None | | | | |
| Concerns (1:21) | <p>Congleton – Presented project.</p> <p>Welch – No concerns. However, with pools, there are grade changes HDC isn't aware of; with these applications, we should have a cross section of the topography with pool.</p> <p>Oliver – With screening caveat, she's okay thought concerned about visibility from Surfside Road.</p> <p>Thornewill – Agrees with Ms. Oliver.</p> | | | | |
| Motion | Motion to Approve through staff with no grade change greater than 18" and with the fence and pool not to be visible at time of inspection and thereafter. (Welch) | | | | |
| Vote | Carried 5-0 | | | Certificate # | HDC2021-06-3912 |
| 5. | Rhack, LLC 06-3909 | 20 Sherburne Turnpike | Pool and hardscape | 30/195 | Atlantic Landscap |
| Voting | Camp, McLaughlin, Oliver, Thornewill | | | | |
| Alternates | None | | | | |
| Recused | None | | | | |
| Documentation | Landscape design plans, site plan, and photos. | | | | |
| Representing | Lindsay Congleton, Atlantic Landscaping Inc. | | | | |
| Public | None | | | | |
| Concerns (1:26) | <p>Congleton – Presented project; not visible because road is at elevation 38 and the pool is at 39.5.</p> <p>Thornewill – No concerns; this won't be visible.</p> <p>No concerns.</p> | | | | |
| Motion | Motion to Approve as submitted with the pool not to be visible at time of inspection and thereafter. (Oliver) | | | | |
| Vote | Carried 4-0 | | | Certificate # | HDC2021-06-3909 |

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|-----------------|--|---------|-----------------------|--------------------|------------------------|-------------------|
| 6. | Brian Nester | 06-3908 | 4 East Lincoln Avenue | Pool and hardscape | 42.4.1/49 | Atlantic Landscap |
| Voting | Camp, McLaughlin, Oliver, Welch, Thornewill | | | | | |
| Alternates | None | | | | | |
| Recused | None | | | | | |
| Documentation | Landscape design plans, site plan, photos, and advisory comments. | | | | | |
| Representing | Lindsay Congleton, Atlantic Landscaping Inc. | | | | | |
| Public | None | | | | | |
| Concerns (1:32) | <p>Congleton – Presented project.</p> <p>Backus – Read HSAB comments 6/14: going to be very visible; awkward siting of pool next to garage without a house in front; maybe something more permanent than privet and much heavier; asked where pool equipment is.</p> <p>Thornewill – This approval would be contingent upon the building permit for the house.</p> <p>Oliver – Approval should have the caveat.</p> <p>McLaughlin – Confirmed the location and type of fencing.</p> <p>Camp – Would prefer it pulled off the corner with more screening.</p> | | | | | |
| Motion | Motion to Approve with the pool not to be visible at time of inspection and thereafter. (Oliver) | | | | | |
| Vote | Carried 4-0//Camp abstain. | | | Certificate # | HDC2021-06-3908 | |
| 7. | Local Buoy Props. | 05-3890 | 39 Beach Grass Road | New duplex | 66/368 | Val Oliver Design |
| Voting | Camp, McLaughlin, Thornewill | | | | | |
| Alternates | None | | | | | |
| Recused | Oliver | | | | | |
| Documentation | Architectural design plans, site plan, and photos. | | | | | |
| Representing | Val Oliver, Val Oliver Design | | | | | |
| Public | None | | | | | |
| Concerns (1:38) | <p>Oliver – Presented project; this and the following 2 items are sharing parking; natural to weather trim, forest green sash and door, and black roof.</p> <p>Thornewill – Suggested dropping the finished 1st floor a tiny bit and steepen the pitch a bit.</p> <p>McLaughlin – Asked what will screen the fence around the basement access; it shouldn't be visible from the road.</p> | | | | | |
| Motion | Motion to Approve through staff with the roof pitch to be 8/12 and drop the 1st floor as much as possible and evergreen screening on the street side of the basement stairs. (Thornewill) | | | | | |
| Vote | Carried 3-0 | | | Certificate # | HDC2021-05-3891 | |
| 8. | 41 Beach Grass, LLC | 06-3953 | 41 Beach Grass Road | New dwelling | 68/367 | Val Oliver Design |
| Voting | Camp, McLaughlin, Welch, Thornewill | | | | | |
| Alternates | None | | | | | |
| Recused | Oliver | | | | | |
| Documentation | Architectural design plans, site plan, and photos. | | | | | |
| Representing | Val Oliver, Val Oliver Design | | | | | |
| Public | None | | | | | |
| Concerns (1:44) | <p>Oliver – Same structure, different colors – white trim, sash, and doors.</p> <p>Welch – His only concern is the three should face the same direction. Asked 2 trees be planted along the road.</p> <p>McLaughlin – Asked where air conditioning (A/C) is going (shown as bilcos).</p> <p>Camp – Likes the two buildings are facing each other.</p> | | | | | |
| Motion | Motion to Approve through staff with the roof pitch to be 8/12 and drop the 1st floor as much as possible and evergreen screening on the street side of the basement stairs and screening the A/C. (Thornewill) | | | | | |
| Vote | Carried 4-0 | | | Certificate # | HDC2021-06-3953 | |
| 9. | 43 Beach Grass, LLC | 06-3952 | 43 Beach Grass Road | New dwelling | 66/358 | Val Oliver Design |
| Voting | Camp, McLaughlin, Welch, Thornewill | | | | | |
| Alternates | None | | | | | |
| Recused | Oliver | | | | | |
| Documentation | Architectural design plans, site plan, and photos. | | | | | |
| Representing | Val Oliver, Val Oliver Design | | | | | |
| Public | None | | | | | |
| Concerns (1:53) | <p>Oliver – Same structure; white sash, trim, and doors; A/C on rear.</p> <p>Same concerns.</p> | | | | | |
| Motion | Motion to Approve through staff with the roof pitch to be 8/12 and drop the 1st floor as much as possible. (Thornewill) | | | | | |
| Vote | Carried 3-1//McLaughlin opposed | | | Certificate # | HDC2021-06-3952 | |

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|-----------------------|--|-------------------|--------------------|---------------|------------------------|
| 10. Aileen Newquist | 06-3911 | 29 Main Street | Pool and hardscape | 73.3.1/9 | Atlantic Landscap |
| Voting | Camp, McLaughlin, Oliver, Welch, Thornewill | | | | |
| Alternates | None | | | | |
| Recused | None | | | | |
| Documentation | Landscape design plans, site plan, photos, correspondence, historic documentation, and advisory comments. | | | | |
| Representing | Lindsay Congleton, Atlantic Landscaping Inc. | | | | |
| Public | None | | | | |
| Concerns (1:57) | (1:11) Congleton – Mr. Welch stepped out, wants 5 people on this. Motion to hold for a 5-person board. (Oliver) Carried 4-0 Congleton – Presented project; 28 Main Street across the street was approved for a pool with similar conditions; there is a huge hedge along the north property line but could move it closer to the house. Backus – This is a contributing structure circa 1820s; not in the SROH. Read SAB comments 6/14: push pool back and off the side line as far as possible; pool equipment not shown; want to see adjacent properties with structures; waterfall is on the property line. Oliver – Anything to move it away from the north property line would be great; suggested swapping the pool and patio. McLaughlin – The way it is rendered, there is no visibility; he would motion to approve as submitted. Camp – She’s worried about visibility from West Sankaty. She feels a pool is inappropriate in this historic neighborhood. Welch – He might not like it, but this is approvable. Proximity to the rear lot line and it’s being a historic structure are concerns. Asked Mr. Congleton if he would be willing to move it closer to the house and eliminate the waterfall. | | | | |
| Motion | Motion to Approve through staff shifted at least 4’ closer to the house and eliminate the water fall and not to be visible at time of inspection and thereafter. (McLaughlin) | | | | |
| Vote | Carried 3-2//Camp and Welch opposed | | | Certificate # | HDC2021-06-3911 |
| 11. John Barry | 06-3956 | 22 Eel Point Road | New guest house | 40/45 | Emeritus |
| Voting | Camp, McLaughlin, Oliver, Welch, Thornewill | | | | |
| Alternates | None | | | | |
| Recused | None | | | | |
| Documentation | Architectural elevation plans, site plan, and photos. | | | | |
| Representing | Matt MacEachern, Emeritus Development | | | | |
| Public | None | | | | |
| Concerns (2:12) | MacEachern – Presented project. Oliver – This 2 nd dwelling is over 26’; it needs to be dropped down. Thornewill – Agrees. North elevation, the 2 French doors are not bad and somewhat screened from the road. McLaughlin – East elevation, the Dutch door should be a typical Nantucket front door. North elevation, the meeting rails don’t align. Welch – Generally it’s appropriate. Wants to see the topography and revisions. Camp – Wants the roof pitch lessened and height come down. | | | | |
| Motion | Motion to Hold for revisions and to track with the main house. (Oliver) | | | | |
| Vote | Carried | | | Certificate # | |
| 12. John Barry | 06-3955 | 22 Eel Point Road | New garage | 40/45 | Emeritus |
| Voting | Camp, McLaughlin, Oliver, Welch, Thornewill | | | | |
| Alternates | None | | | | |
| Recused | None | | | | |
| Documentation | Architectural elevation plans, site plan, and photos. | | | | |
| Representing | Matt MacEachern, Emeritus Development | | | | |
| Public | None | | | | |
| Concerns (2:20) | MacEachern – Presented project. Camp – We should see what happens when the guest house roof pitch is changed. | | | | |
| Motion | Motion to Hold to track with the guest house. (Oliver) | | | | |
| Vote | Carried 5-0 | | | Certificate # | |
| 13. Barbara Henderson | 06-3981 | 6A Silver Street | Spa and hardscape | 55.4.1/184.1 | Waterscapes |
| Voting | Camp, McLaughlin, Thornewill | | | | |
| Alternates | None | | | | |
| Recused | Oliver | | | | |
| Documentation | Landscape design plans, site plan, photos, correspondence, historic documentation, and advisory comments. | | | | |
| Representing | Jesse Dutra, Waterscapes by Jesse Dutra | | | | |
| Public | None | | | | |
| Concerns (2:21) | Not opened at this time. | | | | |
| Motion | Motion to Hold for a full board. (Camp) | | | | |
| Vote | Carried 3-0 | | | Certificate # | |

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|-------------------------------------|---|----------|---------------|------------------------|
| 14. Thomas Wynn Trst 06-3966 | 10 Moors End Lane | Addition | 43/214 | Studio Ppark |
| Voting | Camp, McLaughlin, Oliver, Thornewill | | | |
| Alternates | None | | | |
| Recused | None | | | |
| Documentation | Architectural elevation plans, site plan, and photos. | | | |
| Representing | James Krapp, Studio Ppark | | | |
| Public | None | | | |
| Concerns (2:23) | Krapp – Presented project. Discussion about adding windows or making them larger on the west. | | | |
| Motion | Motion to Approve through staff with “A” windows on the west elevation 1st floor and 2nd-floor windows to be “B”. (Thornewill) | | | |
| Vote | Carried 4-0 | | Certificate # | HDC2021-06-3966 |

Motion to Hold the rest for Tuesday, July 6 5:00 p.m. Community Room. (Oliver) Carried 4-0

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|------------------------------------|-----------------|-----------------------------|------|-----------------|
| 15. Kingfisher R.T. 05-3519 | 278 Polpis Road | Rev. 2488: relocate on site | 25/2 | Gryphon Archit. |
|------------------------------------|-----------------|-----------------------------|------|-----------------|

IV. OLD BUSINESS (06/15/2021)

| <u>Property owner name</u> | <u>Street Address</u> | <u>Scope of work</u> | <u>Map/Parcel</u> | <u>Agent</u> |
|---|--------------------------|---------------------------------|-------------------|-----------------|
| 1. Peter Garren 04-3615 | 36 Pocomo Road | 2 nd dwelling/garage | 14/79 | NAG |
| 2. Eliza Silva 04-3391 | 16 Helen's Drive | Rooftop solar | 66/53 | ACK Smart |
| 3. Jennifer Khoury 05-3768 | 27 West Chester Street | Spa | 42.3.4/2 | David Troast |
| 4. Westmoor Club 05-3636 | 109 West Chester Street | Dorm A | 41/805 | JGG Architects |
| 5. Westmoor Club 05-3637 | 105 West Chester Street | Dorm B | 41/805 | JGG Architects |
| 6. Carol Anne Surface 04-3605 | 47 Warren's Landing | New dwelling | 38/34 | BPC |
| 7. Carol Anne Surface 04-3606 | 47 Warren's Landing | Studio | 38/34 | BPC |
| 8. Carol Anne Surface 04-3607 | 47 Warren's Landing | Pool | 38/34 | BPC |
| 9. 14 MVR LLC 04-3420 | 14 Madequecham Valley Rd | New dwelling | 89/13 | Emeritus |
| 10. Frederick Hahn 05-3797 | 50 Eel Point Road | Pool and hardscape | 32/25.1 | Atlantic Lndscp |
| 11. Zero India Street 03-3268 | 1 Cambridge Street | Addition | 42.3.1/150.2 | Emeritus |
| 12. One Folger Road, LLC 05-3642 | 1 Folger Road | Studio | 30/195.1 | Studio Ppark |
| 13. Delores Martin 05-3796 | 80 Easton Street | Spa & fence | 42.4.2/6 | Self |

V. NEW BUSINESS (06/21/2021)

| <u>Property owner name</u> | <u>Street Address</u> | <u>Scope of work</u> | <u>Map/Parcel</u> | <u>Agent</u> |
|-----------------------------|-------------------------|--------------------------------|-------------------|-------------------|
| 1. Nantucket Marine | 14 Sun Island Road | Rooftop solar | 69/105 | ACK Smart |
| 2. Corey Gammill | 56 Miacomet Avenue | Rooftop solar | 67/350 | ACK Smart |
| 3. Richard Meisenberg | 86 Polpis Road | Pool, spa, and hardscape | 44/25.4 | Ahern |
| 4. Timothy Quinlisk | 88 Quidnet Road | Patio | 21/104 | Ahern |
| 5. Mike White | 8 Grey Lady Lane | New dwelling | 66/704 | Val Oliver Design |
| 6. Jack Barry | 1 Goose Cove Way | Rev 69708; downsize pool | 59.4/133 | Val Oliver Design |
| 7. Amy Ambrecht | 13 Giny Lane | Rev. 71359: pool and spa | 41/850 | Robert Newman |
| 8. Phil Pastan | 16 Beach Grass Road | New dwelling | 68/384 | KOH Arch |
| 9. Phil Pastan | 18 Beach Grass Road | New dwelling | 68/383 | KOH Arch |
| 10. Michael Herbert | 4 Harbor View Way | Revisions to spa and hardscape | 42.4.1/30 | Topham Design |
| 11. Fredrick Hahn | 50 Eel Point Road | Shed | 32/25.1 | EMDA |
| 12. Hydrangea Ln No. 3, LLC | 10 Hydrangea Lane | New dwelling | 73/89 | B. Meerbergen |
| 13. Hydrangea Ln No. 3, LLC | 10 Hydrangea Lane | Pool and hardscape | 73/89 | B. Meerbergen |
| 14. Hydrangea Ln No. 3, LLC | 10 Hydrangea Lane Lot 5 | New dwelling | 73/89 | B. Meerbergen |
| 15. Hydrangea Ln No. 3, LLC | 10 Hydrangea Lane Lot 5 | Pool | 73/89 | B. Meerbergen |
| 16. Norbonne LLC | 104 Main Street | Addition | 42.3.3/159.1 | Lucas Velle |
| 17. Boughrum Fam NT | 28 Old Tom Nevers Rd | Windows | 92.4/252 | Self |
| 18. Letini Salvatore | 20 Field Avenue | Main house addition | 80/149 | Chip Webster |
| 19. Letini Salvatore | 20 Field Avenue | Addition | 80/149 | Chip Webster |
| 20. Letini Salvatore | 20 Field Avenue | Pool | 80/149 | Chip Webster |
| 21. Letini Salvatore | 20 Field Avenue | Pool cabana | 80/149 | Chip Webster |
| 22. NHA | 89 A-B Bartlett Road | AC and roof overhang | 66/410 | Linda Williams |
| 23. 6 OWF Road, LLC | 6 Old Westmoor Farm Rd | Pool | 41/821 | Ahern |
| 24. John Dalton | 30 Vestal Street | Pool/patio | 41/45 | Ahern |
| 25. Lot 27 North Mill, LLC | Lot 21 Birdsong Lane | New dwelling | 55.4.4/80.1 | B. Meerbergen |
| 26. Lot 27 North Mill, LLC | Lot 21 Birdsong Lane | Studio/garage | 55.4.4/80.1 | B. Meerbergen |
| 27. Jessica Millard | 5 Cudweed Road | Fenestration | 82/145 | Val Oliver Design |
| 28. Anna Samuels | 3 Evergreen Way | New dwelling | 68/726.1 | Val Oliver Design |
| 29. 17 FGR ACK, LLC | 17 Fairgrounds Road | New dwelling | 67/885 | Val Oliver Design |
| 30. 17 FGR ACK, LLC | 17 Fairgrounds Road | Tertiary dwelling | 67/885 | Val Oliver Design |
| 31. Hayden Hurley Trust | 5 Sandy Drive | MH move off to 11 Hulburt Av | 29/74 | Val Oliver Design |
| 32. 11 Hulburt Ave, LLC | 11 Hulburt Avenue | MH move on fm 5 Sandy Dr | 24.2.3/2 | Val Oliver Design |

HDC Minutes for July 1, 2021, adopted July 20

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|-----|--------------------------|----------------------|--------------------------------|-------------|-------------------|
| 33. | Hayden Hurley Trust | 5 Sandy Drive | Grg move off to 11 Hulburt Av | 29/74 | Val Oliver Design |
| 34. | 11 Hulbert Ave, LLC | 11 Hulbert Avenue | Grg move on fm 5 Sandy Dr | 24.2.3/2 | Val Oliver Design |
| 35. | Nant. Whales End II, LLC | 43 Squam Road | Gym building | 13/24 | M. Cutone Arch. |
| 36. | Nant. Whales End II, LLC | 43 Squam Road | Pool | 13/24 | M. Cutone Arch. |
| 37. | Nant. Whales End II, LLC | 43 Squam Road | Sport court | 13/24 | M. Cutone Arch. |
| 38. | Eloy Nava | 79 Milk Street | Grge addition and color change | 56/213 | SMRD |
| 39. | Brian Harris | 51 Weweeder Avenue | Move off/demo dwelling | 88/12 | Emeritus |
| 40. | Brian Harris | 51 Weweeder Avenue | Move off/demo shed | 88/12 | Emeritus |
| 41. | Brian Harris | 51 Weweeder Avenue | New dwelling | 88/12 | Emeritus |
| 42. | Robin Tweedy | 3 Grand Avenue | Renovation | 73.3.1/13.1 | Emeritus |
| 43. | Nantucket Inves. Holding | 22 Pocomo Road | New dwelling | 14/73.1 | Emeritus |
| 44. | Housing Nantucket | 31 Fairgrounds Road | New dwelling 1 | 67/149 | Emeritus |
| 45. | Housing Nantucket | 31 Fairgrounds Road | New dwelling 2 | 67/149 | Emeritus |
| 46. | Housing Nantucket | 31 Fairgrounds Road | New dwelling 3 | 67/149 | Emeritus |
| 47. | Housing Nantucket | 31 Fairgrounds Road | New dwelling 8 | 67/149 | Emeritus |
| 48. | Mark Atkinson | 82 Baxter Road | Addition | 49/39 | Botticelli + Pohl |
| 49. | Fleur De Lis | 8 Shimmo Pond Road | Demo/move off | 54/258 | Botticelli + Pohl |
| 50. | Fleur De Lis | 8 Shimmo Pond Road | New dwelling | 54/258 | Botticelli + Pohl |
| 51. | Fleur De Lis | 8 Shimmo Pond Road | Garage | 54/258 | Botticelli + Pohl |
| 52. | Parren Nantucket | 10 Fulling Mill Road | New main house | 27/31 | Botticelli + Pohl |
| 53. | Parren Nantucket | 10 Fulling Mill Road | Garage/apartment | 27/31 | Botticelli + Pohl |
| 54. | Howard Martin | 2 Back Street | Move off/demo | 55/359 | LINK |
| 55. | Howard Martin | 2 Back Street | New dwelling | 55/359 | LINK |
| 56. | Richard Arnold | 8 Winn Street | Demo dwelling | 41/51.2 | Richard Arnold |
| 57. | Sean & Gina O'Callaghan | 16 Boulevard | Addition | 80/79 | Studio Ppark |

VI. OLD BUSINESS (06/29/2021)

| | Property owner name | Street Address | Scope of work | Map/Parcel | Agent |
|-----|-------------------------------|---------------------------|-------------------------------|-------------|-----------------|
| 1. | Howard Auburn Cottage 12-0324 | 46 Easton Street | Demo/move dwelling | 42.4.1/22 | Linda Williams |
| 2. | 61 Fairgrounds, LLC | 61 Fairgrounds Road Lot B | MH Rev 02-2982 | 67/173 | Linda Williams |
| 3. | ACK 11 Pleasant, LLC | 11 Pleasant Street | Window survey | 42.3.3/121 | Linda Williams |
| 4. | 33 N Mill, LLC | 7 North Mill Street | New dwelling | 55.4.4/77 | S Met |
| 5. | 22 Easton Street, LLC | 22/24 Easton Street | Main house | 42.1.4/12.1 | Workshop APD |
| 6. | 22 Easton Street, LLC | 22/24 Easton Street | Pool, Apron, & Fence | 42.1.4/12.1 | Ahern |
| 7. | Mark Wilmot | 35 Monomoy Road | Dormer, fenestration, balcony | 54/74 | Gryphon Archit |
| 8. | Jim Ikard 05-3833 | 1 Bloom Street | Addition | 42.3.3/140 | Emeritus |
| 9. | Jim & Cindy Helfrich 05-3834 | 37 Fair Street | Addition/alterations/porch | 42.3.2/212 | Emeritus |
| 10. | William Scannell 05-3849 | 119R Eel Point Road | Rev. 2446: cupola revs | 33/17.1 | BPC |
| 11. | Barry Ang 05-3821 | 11 Jonathan Way | Main dwelling | 75/42 | McMullen Assoc. |
| 12. | Barry Ang 05-3822 | 11 Jonathan Way | Cottage | 75/42 | McMullen Assoc. |
| 13. | Barry Ang 05-3824 | 11 Jonathan Way | Pool/hardscape | 75/42 | McMullen Assoc. |
| 14. | Trogoh Nominee Trust 05-3640 | 26 Easy Street | Mixed use structure | 42.4.2/23 | Emeritus |
| 15. | Greg Raiff 05-3832 | 100 Low Beach Road | Rev 10-2182: hardscaping | 75/27 | Emeritus |
| 16. | Earret, LLC 05-3836 | 6A Morey Lane | New dwelling | 73.3.1/47.1 | Emeritus |
| 17. | John Berry 05-3838 | 22 Eel Point Road | New dwelling | 40/45 | Emeritus |
| 18. | Kristina Amendaloro 05-3625 | 8 Bank Street | Addition revisions | 72.1.3/69 | Angus Macleod |

VII. OTHER BUSINESS

| | |
|---------------------|--|
| Approved Minutes | None |
| Review Minutes | June 22 & 24, 2021 |
| Other Business | <ul style="list-style-type: none"> • Next HDC Meeting Tuesday, July 6, 2021 at 5:00 p.m. 4 Fairgrounds Road, Community Room • HDC Meeting Schedule Update Flynn – July 13th meeting will be in the Community Room • Coastal Resilience Plan Virtual Open House #2, June 24, 2021, 6-8pm. Registration to attend: https://www.eventbrite.com/e/nantucket-coastal-resilience-plan-open-house-2-tickets-154033750093 • Discussion of additions and new dwellings added to the consent agenda • Review policy of Move/Demo hearings in relation to new dwellings • Hardscaping |
| Commission Comments | None |

List of additional documents used at the meeting:

1. Draft minutes as listed
2. HDC Meeting Schedule

Adjournment:

Motion **Motion to Adjourn at 2:33 p.m. (McLaughlin)**
Vote Carried 4-0

Submitted by:

Terry L. Norton

Historic Structures Advisory Board

Sconset Advisory Board

Madaket Advisory Board

Sign Advisory Council