



# HISTORIC DISTRICT COMMISSION REGULAR MEETING

2 Fairgrounds Road  
Nantucket, Massachusetts 02554  
[www.nantucket-ma.gov](http://www.nantucket-ma.gov)

**Commissioners:** Kristine Glazer (Chair), Diane Coombs (Vice-chair), John McLaughlin, Raymond Pohl, Abigail Camp  
**Associate Commissioners:** Vallorie Oliver, Matt Kuhnert

## ~~ MINUTES ~~

**Thursday, September 1, 2016**

Public Safety Facility, 4 Fairgrounds Road, Training Room – 1:00 p.m.

Called to order at 1:05 p.m.

Staff in attendance: John Hedden, PLUS Administrative Specialist; Terry Norton, Town Minutes Taker  
Attending Members: Coombs, Pohl, Oliver  
Absent Members: Glazer, McLaughlin, Camp, Kuhnert  
Late Arrivals: None  
Early Departures: None

Agenda adopted by unanimous consent.

### I. PUBLIC COMMENT

None

### II. OLD BUSINESS

1. Weinberg	4 Quaise Pastures Lane	Hardscape: pool	26-29	Julie Jordin
Voting	Coombs (acting), Pohl, Oliver			
Alternates	None			
Recused	None			
Documentation	Associated site and elevation plans, photos, correspondence, and historical documentation as required.			
Representing	None			
Public	None			
Concerns (1:06)	Review of the project. <b>Pohl</b> – There are a lot of trees along the road, so it’s well screened. No concerns. <b>Coombs</b> – The arbor isn’t visible. <b>Oliver</b> – No concerns.			
Motion	<b>Motion to Approve. (Pohl)</b>			
Vote	Carried 3-0	<b>Certificate #</b>	<b>66481</b>	

### III. NEW BUSINESS

1. Rosenberg, Eric	7 Gardner Street	Hardscape	42.3.3-58	Self
Voting	Coombs (acting), Pohl, Oliver			
Alternates	None			
Recused	None			
Documentation	Associated site and elevation plans, photos, correspondence, and historical documentation as required.			
Representing	None			
Public	None			
Concerns (1:09)	Motion to Reopen. (Pohl) Carried 3-0 The motion was: “Motion to Approve through staff with the parking spaces reduced to 9X20 and buffer Nr 1 increased by two feet and the walkway and gate to be center on the stoop and front door.” <b>Coombs</b> – We need to remove the gate from the approval; there was no request for a gate.			
Motion	<b>Motion to Approve the removal of the requirement in regards to a gate from COA 66453. (Oliver)</b>			
Vote	Carried unanimously	<b>Certificate #</b>		

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2.	Hanson, Laura	55 Center Street	Rev. 66306:	42.4.3-72	Val Oliver
3.	Hayden, Harvey	5 Sandy Drive	Add window	29-74	Val Oliver
4.	Anathan, Tom	2 Weetamo Road	Addition to garage	15-55	Val Oliver
5.	Anathan, Tom	2 Weetamo Road	Rev. 66139: addition	15-55	Val Oliver
NO QUORUM – not opened.					
6.	O’Callaghan, Brian	29 Brewster Road	Move on	54-293	Topham Design
Voting	Coombs (acting), Pohl, Oliver				
Alternates	None				
Recused	None				
Documentation	Associated site and elevation plans, photos, correspondence, and historical documentation as required.				
Representing	None				
Public	None				
Concerns	No comments at this time.				
Motion	<b>Motion to Hold for representation. (Pohl)</b>				
Vote	Carried 3-0		<b>Certificate #</b>		
7.	Spivy, Greg	36 Main Street (“Sconset)	Rev. 66072:	73.3.1-3	SMRD
Voting	Coombs (acting), Pohl, Oliver				
Alternates	None				
Recused	None				
Documentation	Associated site and elevation plans, photos, correspondence, and historical documentation as required.				
Representing	<b>Steve Roethke</b> , S.M. Roethke Design – Presented project.				
Public	None				
Concerns (1:15)	<b>Oliver</b> – Read SAB comments: no concerns. No concerns.				
Motion	<b>Motion to Approve as submitted. (Oliver)</b>				
Vote	Carried 3-0		<b>Certificate #</b>	<b>66482</b>	
8.	Bartlett Farm LLC	39 Bartlett Farm Road	Rev. 66071: solar array	65-16	SMRD
Voting	Coombs (acting), Pohl, Oliver				
Alternates	None				
Recused	None				
Documentation	Associated site and elevation plans, photos, correspondence, and historical documentation as required.				
Representing	<b>Steve Roethke</b> , S.M. Roethke Design – Presented project, lower the height and north-south dimension is less and east-west dimension is greater.				
Public	None				
Concerns (1:19)	<b>Coombs</b> – Thinks it will be hard to pick up those differences with the lower height. No concerns.				
Motion	<b>Motion to Approve. (Pohl)</b>				
Vote	Carried unanimously		<b>Certificate #</b>	<b>66483</b>	
9.	Platt, Dan	71 Lovers Lane	Hardscape: pool	80-197	SMRD
Voting	Coombs (acting), Oliver				
Alternates	None				
Recused	Pohl				
Documentation	Associated site and elevation plans, photos, correspondence, and historical documentation as required.				
Representing	<b>Steve Roethke</b> , S.M. Roethke Design – Presented project.				
Public	None				
Concerns (1:22)	<b>Pohl</b> – Looking at the site plan, he has to recuse.				
Motion	<b>Held due to no quorum.</b>				
Vote	N/A		<b>Certificate #</b>		

<b>10. Pence School, LLC</b>	<b>8 Quince Street</b>	<b>Demo, rebuild chimney</b>	<b>42.3.4-163</b>	<b>Nils Van Vokst</b>
Voting	Coombs (acting), Pohl, Oliver			
Alternates	None			
Recused	None			
Documentation	Associated site and elevation plans, photos, correspondence, and historical documentation as required.			
Representing	<b>Nils Van Vokst</b> – Agreed to move forward with a board of three. Presented project; firebox would not be visible. The brick veneer would be antique brick attached to plywood with inboard waterproofing.			
Public	None			
Concerns (1:11)	No comments at this time. Motion to Hold for representation and a full board. (Pohl) Carried 3-0			
(1:28)	Motion to Reopen. (Oliver) Carried 3-0			
	<b>Oliver</b> – Read HSAB comments: age of cobblestone chimney (not original), no plans for new chimney, it needs to fit the era of the house; prefer Option A. House moved to this site after 1887 and is individually significant. If we are going to consider this, we need drawings more reflective of what will go there; the chimney design is too modern and needs to be corbelled at the top.			
	<b>Pohl</b> – Option A would eliminate a lot of problems.			
	<b>Coombs</b> – Also prefers Option A, but need drawings and statement about the material that would be used. The grout would also have to be lime mortar.			
Motion	<b>Motion to Approve a 24X28 chimney with antique brick with lime mortar veneer, per Exhibit A. (Pohl)</b>			
Vote	Carried 3-0	<b>Certificate #</b>	<b>66484</b>	

<b>11. Glowacki, Kim</b>	<b>17 Nancy Ann Lane</b>	<b>Garage</b>	<b>68-139</b>	<b>Structures Unlimited</b>
Voting	Coombs (acting), Pohl, Oliver			
Alternates	None			
Recused	None			
Documentation	Associated site and elevation plans, photos, correspondence, and historical documentation as required.			
Representing	None			
Public	None			
Concerns (1:39)	Review of the plans and project.			
	<b>Pohl</b> – The length and width are on the floor plan; the height is not and measures out at 23.5 feet high. A garage can be 24 feet. No concerns as long as the colors are grey.			
	<b>Oliver</b> – This is in the commercial pit next to a big building. No concerns.			
Motion	<b>Motion to Approve. (Pohl)</b>			
Vote	Carried 3-0	<b>Certificate #</b>	<b>66485</b>	

**IV. VIEWS**

<b>1. Davis, Mac</b>	<b>45 Wauwinet Road</b>	<b>Hardscape: pool &amp; fence</b>	<b>14-27</b>	<b>Self</b>
Voting	Coombs (acting), Pohl, Oliver			
Alternates	None			
Recused	None			
Documentation	Associated site and elevation plans, photos, correspondence, and historical documentation as required.			
Representing	<b>Sue Ellen Delacourt</b> – Presented project.			
Public	None			
Concerns (1:46)	No concerns.			
Motion	<b>Motion to Approve. (Oliver)</b>			
Vote	Carried unanimously	<b>Certificate #</b>	<b>66486</b>	

**V. HDC BUSINESS**

Approve Minutes	None
Review Minutes	None
Other Business	None
Commission Comments	None

List of additional documents used at the meeting:

- Draft minutes of August 30, 2016 (posted to Town website)

Motion to Adjourn: 1:50 p.m.

Submitted by:  
Terry L. Norton

Nantucket Old Historic District

Sconset Advisory Board District

Madaket Advisory Board District