

AGENDA
Nantucket Land Bank Commission
Regular Meeting of June 9, 2020
Remote Participation via Zoom (see below*)

CALL TO ORDER: 4:00 P.M.

A. CONVENE IN OPEN SESSION

1. PUBLIC COMMENT / STAFF ANNOUNCEMENTS
2. PROPERTY MANAGEMENT
 - a. Easy Street Park – Project Update
 - b. Hays Property – Planning Update
 - c. Beach Management - Update
 - d. Cisco Beach Vendor Request – Nantucket Island Surf School
 - e. Cisco Beach Mobile Vendor Request – Nantucket Poke
 - f. Cisco Beach Mobile Vendor Request – Hang Loose Helado
 - g. Cisco Beach Mobile Vendor Request – Decker’s Dogs
 - h. Polpis Harbor Road Vendor Request – Next Level Watersports
3. REGULAR BUSINESS
 - a. 2020 Annual Town Meeting – Update
4. APPROVAL OF MINUTES
 - a. Regular Meeting of May 19, 2020
6. TRANSFER BUSINESS
 - a. Current “M” Exemptions
 - b. Current “O” Exemptions
 - c. “M” Exemptions Update – Release of Liens
7. FINANCIAL BUSINESS
 - a. Monthly Financial Reports
 - b. Warrant Authorization – Cash Disbursement
 - c. Warrant Authorization – Clubhouse Requisition
 - d. Warrant Authorization – MGC Employee Housing Requisition
 - e. Warrant Authorization – Easy Street Park (*Ratify and Confirm*)
 - f. Warrant Authorization – Refunding 2009 Series A Semi-Annual Bond Payment

B. EXECUTIVE SESSION: *The Executive Session is for Purpose 6 [G.L. c. 30A, 21(a)(6)]. The particular transactions and parcels of real estate are not identified since disclosure of the property information may have a detrimental impact on the Land Bank's negotiating position with one or more third parties; and for Purpose 3 [G.L. c. 30A, 21(a)(3)], discussions concerning strategy with respect to ongoing litigation. The Commission will not reconvene in open session at the conclusion of executive session.*

1. Litigation Discussion – Land Court Department Action No. 20MISC000058: The Ceylon Elves, LLC v. Nantucket Islands Land Bank (3 & 3B Wyer’s Way)
2. Approval of Executive Session Minutes
3. Real Estate Acquisition

C. ADJOURNMENT

***Join Zoom Meeting:**

Join Zoom Meeting

<https://zoom.us/j/98664089932?pwd=WnZObWRPQjNHQjBycjBUVW52d1pUZz09>

Meeting ID: 986 6408 9932

Password: 082002

One tap mobile

+16699009128,,98664089932#,,1#,082002# US (San Jose)

+12532158782,,98664089932#,,1#,082002# US (Tacoma)

Dial by your location

+1 669 900 9128 US (San Jose)

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+1 346 248 7799 US (Houston)

+1 646 558 8656 US (New York)

+1 301 715 8592 US (Germantown)

+1 312 626 6799 US (Chicago)

Meeting ID: 986 6408 9932

Password: 082002



OFFICE OF THE GOVERNOR
COMMONWEALTH OF MASSACHUSETTS
STATE HOUSE • BOSTON, MA 02133
(617) 725-4000

CHARLES D. BAKER
GOVERNOR

KARYN E. POLITO
LIEUTENANT GOVERNOR

**ORDER SUSPENDING CERTAIN PROVISIONS
OF THE OPEN MEETING LAW, G. L. c. 30A, § 20**

WHEREAS, on March 10, 2020, I, Charles D. Baker, Governor of the Commonwealth of Massachusetts, acting pursuant to the powers provided by Chapter 639 of the Acts of 1950 and Section 2A of Chapter 17 of the General Laws, declared that there now exists in the Commonwealth of Massachusetts a state of emergency due to the outbreak of the 2019 novel Coronavirus ("COVID-19"); and

WHEREAS, many important functions of State and Local Government are executed by "public bodies," as that term is defined in G. L. c. 30A, § 18, in meetings that are open to the public, consistent with the requirements of law and sound public policy and in order to ensure active public engagement with, contribution to, and oversight of the functions of government; and

WHEREAS, both the Federal Centers for Disease Control and Prevention ("CDC") and the Massachusetts Department of Public Health ("DPH") have advised residents to take extra measures to put distance between themselves and other people to further reduce the risk of being exposed to COVID-19. Additionally, the CDC and DPH have advised high-risk individuals, including people over the age of 60, anyone with underlying health conditions or a weakened immune system, and pregnant women, to avoid large gatherings.

WHEREAS, sections 7, 8, and 8A of Chapter 639 of the Acts of 1950 authorize the Governor, during the effective period of a declared emergency, to exercise authority over public assemblages as necessary to protect the health and safety of persons; and

WHEREAS, low-cost telephone, social media, and other internet-based technologies are currently available that will permit the convening of a public body through virtual means and allow real-time public access to the activities of the public body; and

WHEREAS section 20 of chapter 30A and implementing regulations issued by the Attorney General currently authorize remote participation by members of a public body, subject to certain limitations;

NOW THEREFORE, I hereby order the following:

(1) A public body, as defined in section 18 of chapter 30A of the General Laws, is hereby relieved from the requirement of section 20 of chapter 30A that it conduct its meetings in a public place that is open and physically accessible to the public, provided that the public body makes provision to ensure public access to the deliberations of the public body for interested members of the public through adequate, alternative means.

Adequate, alternative means of public access shall mean measures that provide transparency and permit timely and effective public access to the deliberations of the public body. Such means may include, without limitation, providing public access through telephone, internet, or satellite enabled audio or video conferencing or any other technology that enables the public to clearly follow the proceedings of the public body while those activities are occurring. Where allowance for active, real-time participation by members of the public is a specific requirement of a general or special law or regulation, or a local ordinance or by-law, pursuant to which the proceeding is conducted, any alternative means of public access must provide for such participation.

A municipal public body that for reasons of economic hardship and despite best efforts is unable to provide alternative means of public access that will enable the public to follow the proceedings of the municipal public body as those activities are occurring in real time may instead post on its municipal website a full and complete transcript, recording, or other comprehensive record of the proceedings as soon as practicable upon conclusion of the proceedings. This paragraph shall not apply to proceedings that are conducted pursuant to a general or special law or regulation, or a local ordinance or by-law, that requires allowance for active participation by members of the public.

A public body must offer its selected alternative means of access to its proceedings without subscription, toll, or similar charge to the public.

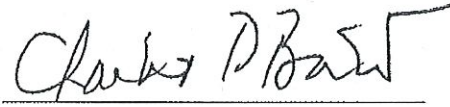
(2) Public bodies are hereby authorized to allow remote participation by all members in any meeting of the public body. The requirement that a quorum of the body and the chair be physically present at a specified meeting location, as provided in G. L. c. 30A, § 20(d) and in 940 CMR 29.10(4)(b), is hereby suspended.

(3) A public body that elects to conduct its proceedings under the relief provided in sections (1) or (2) above shall ensure that any party entitled or required to appear before it shall be able to do so through remote means, as if the party were a member of the public body and participating remotely as provided in section (2).

(4) All other provisions of sections 18 to 25 of chapter 30A and the Attorney General's implementing regulations shall otherwise remain unchanged and fully applicable to the activities of public bodies.

This Order is effective immediately and shall remain in effect until rescinded or until the State of Emergency is terminated, whichever happens first.

Given in Boston at 5:40 PM this 12th day of
March, two thousand and twenty.

A handwritten signature in dark ink, appearing to read "Charles D. Baker". The signature is written in a cursive style with a horizontal line underneath.

CHARLES D. BAKER
GOVERNOR
Commonwealth of Massachusetts

Dear Nantucket Land Bank Commissioners,

The Nantucket Island Surf School has enjoyed a long relationship with the Land Bank. We have provided surf lessons at Cisco Beach since 1999.

Obviously circumstances have changed for everyone coming into the 2020 summer due to Covid 19. In response to Covid19, the Nantucket Island Surf School will alter our regular procedures for the summer.

We will comply with all current CDC and Town of Nantucket guidelines for wearing masks, social distancing, and any other regulations that may be in place. Some additional ideas we have for adapting to the Covid 19 situation are:

- Reducing the total number of lessons given per day
- Staggering the timing of lessons in order to minimize the number of lessons being given at the same time
- Reducing the number of instructors employed/working
- Only conducting private lessons or private group lessons comprised of family/ friends/ people who are isolating together
- Ensuring all boards/equipment are wiped down and disinfected between lessons
- Wetsuits will be limited to one use per day. At the end of the day, I will personally clean the wetsuits with a cleaning solution. We currently have enough wetsuits to remove a wetsuit which has been used once from rotation for a few days before another client may need to use it.

In the past, we have held a surf clinic/camp which consisted of children from various families. This year we will not hold the surf camp.

Typically our schedule is structured around the timing of the tides and wave conditions, not necessarily weather i.e. a beautiful beach day. Low tide is optimal for beginners, and the timing of low tide changes daily. If circumstances arise where the commission feels the beach is too busy/crowded during peak beach hours, which in my experience has been 1-4pm, we could reduce or eliminate lessons during this time.

Further we will gladly comply with any additional suggestions, restrictions, or regulations the land bank may have. I know this is a dynamic situation and the future is uncertain. I understand circumstances may change throughout the summer season, and I am ready to adapt in any way that I am able to.

I look forward to fostering a healthy, safe, fun environment this summer during these trying times.

Thank you,
Gary Kohner

Jesse Bell

From: Devon Wright <dwright@nantucketpoke.com>
Sent: Wednesday, June 3, 2020 3:29 PM
To: Jesse Bell
Subject: Re: Mobile Food Vendor - Nantucket Poke - Cisco Beach

Hi Jesse,

Thanks for getting back to me. I totally understand you guys not knowing yet. I was looking for the days I wasn't at Cisco but now I'd be looking for as many days as possible at the beach since I won't be parking at the brewery now. Since I emailed you I told the brewery I won't be parking there. It just didn't make sense financially this year.

So just to clarify, I'd be looking to park as many days as possible (especially Friday-Monday) starting late June early July.

Thanks
Devon Wright
CEO & Founder
Nantucket Poke LLC
917-771-4317 m.
www.nantucketpoke.com
Instagram: @nantucketpoke



On Jun 3, 2020, at 12:13 PM, Jesse Bell <jbell@nantucketlandbank.org> wrote:

Hi Devon,

We are still figuring a few things out with regard to Cisco beach this summer. Once we have everything sorted we will contact you (soon). In the meantime, based on your email it seems as though your request has changed. Are you asking to be "parked" at Cisco beach all day on the days that you're not at Cisco (which is three days/week)? Just looking for some clarification.

Thanks,
Jesse

From: Devon Wright <dwright@nantucketpoke.com>
Sent: Tuesday, June 2, 2020 11:22 AM
To: Jesse Bell <jbell@nantucketlandbank.org>
Subject: Re: Mobile Food Vendor - Nantucket Poke - Cisco Beach

Good morning,

Just checking in, any updates?



PLAN OF OPERATION

Proposed Schedule:

May 18 – September 30, 2020

Monday – Wednesday

12pm – 4pm

*We will be parked at the brewery Thurs-Sun

Employee count: 2 people

Trailer takes up the area equal to one parking spot (6'x10').

We will also have our pickup truck parked in a legal spot.

Menu:

Poke bowls

Pork & Chicken Banh Mi Sandwiches

Ramen (on rainy & cold days)

Bottled drinks (water, Matt Fee drinks, sparkling water)

Cold Brew Coffee

Ice cream

*No cooking will be done on sight The trailer has no ovens, grills or fryers.

Employee Restroom:

Cisco Beach Public restrooms

All garbage from trailer will be placed in our own bins including recycle bins and taken with us on a daily basis to be put in our dumpster at the kitchen. We will remove all garbage generated by our trailer or from careless customers in the parking lot or beach. All of our products are biodegradable and we offer paper straws.

Dear Land Bank Commission,

Thank you for the opportunity to request permission to visit Cisco beach during the daily operation of my seasonal ice cream truck business. The truck will offer a selection of commercially packaged frozen novelties, snacks and sustainably packaged beverages. The vehicle is small in size and will be tastefully decorated in the style of a traditional ice cream truck. Our plan has been approved by both the Health Department and NPD. I am on the Select Board docket for March, 11th and do not anticipate opposition. We are currently the only "roaming" mobile food unit license on the island and have been approved to operate on a number of pre-selected town properties, neighborhoods, private property and at NPS sporting events and functions. We are also working to partner with schools and camps.

As it relates the Land Bank properties, I would like to make two to three, brief visits to Cisco beach per day, from June to September. The vehicle will carry its own trash and recycling receptacles, which will be placed outside of the service window during and after service. Drivers will be well trained, courteous, responsible and mindful to park appropriately.

My intention is to create a business that adds to the positive summer experience of children and families on Nantucket. Thus far the ice cream truck has been well received and my hope is that the Commission will look favorably on this request as well. While I understand, and truly appreciate, that the majority of LB properties have been set aside for the quiet enjoyment of nature and are not suitable for commerce, I believe Cisco is an appropriate location. Through the implementation of a thoughtful business plan and the diligent support of my staff, I know that we will be responsible visitors and excellent partners in keeping Cisco clean. Thank you for your time and consideration; I look forward to discussing this request in person.

Kind Regards,



Chris Getoor
Owner, Hang Loose Frozen Treats
Cgetoor@gmail.com
(508) 221-5839

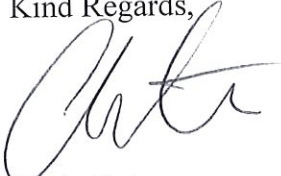
Dear Land Bank Commission,

I make the following request separately because I recognize it is less likely to be approved; I ask that it be considered independently. My hope is that the Commission will grant permission for the ice cream truck to make one brief daily visit to the playground on Old South Road.

This playground has been a tremendous addition to the island. Being mid-island residents, my family visits the playground several times a week. It is a safe, positive place for the children of our diverse community to gather, play and learn. Frozen treats and healthy refreshments are natural fit for the playground and will contribute to the positive experience for visitors.

While I understand that both parking and trash are already problematic at times, I am confident the truck will operate in a way that will not exacerbate either issue. The truck will only visit when appropriate parking is available and our driver will circulate trash receptacles through the playground prior to leaving. The Land Bank of course would reserve the right to revoke permission to visit at any time. I appreciate that the island and its conservation institutions must consider use and prescient in unique ways. That said, ice cream trucks and playgrounds share a bond that is as special and wholesome as sparklers and the 4th of July. I hope that this request will be considered in that light. Thank you for your consideration.

Kind Regards,



Chris Getoor

Owner, Hang Loose Frozen Treats

cgetoor@gmail.com

(508) 221-5839

Hang Loose Frozen Treats Business Plan

Vision

Our vision is to operate a traditional ice cream truck with a modern business approach and updated appearance. We are customizing a current-model, Ford Transit, high-roof van. This is a safe, reliable vehicle with relatively narrow dimensions. In addition to a daily rout of pre-approved locations, the truck will be available for private bookings and special events in the afternoons and evenings. We intend to operate from April through October.

Menu

The truck will carry a variety of traditional, prepackaged, novelty frozen treats as well as a small selection of commercially packaged snacks and beverages. A portion of the truck's offerings will be low-sugar, low-fat, health conscious options.

Staffing

Truck staff will be thoroughly vetted, thoughtfully trained, closely supervised, responsible, safe and courteous. Truck staff will provide outstanding, family-friendly, customer service.

Our commitment to the island

We are committed to creating a business that has a positive impact on the island.

Leaving noting but smiles

Trash and recycling receptacles will be available outside the truck at all stops. Costumers will be encouraged to dispose of waist through signage and by staff. All waist and recycling will be disposed of properly by staff.

Having a neutral traffic impact

Travel routs will be thoughtfully outlined, with efficiency in mind, and strictly adhered to.

Conducting business respectfully

Sales locations will be preapproved and every effort will be made to respect the experience and wishes associated residents, visitors, HOAs, etc. We will be mindful not to duplicate or encroach upon other established businesses.

Giving back

It will be a priority to donate services to aid the fundraising efforts of interested island non-profits.



Design example



Red Rock

DECEMBER 19



6 Comments



Like



Comment



Share

Actual vehicle





Next Level Watersports
24 Washington Street
Nantucket, MA 02554
508 680 3343 | jon@nlwatersports.com

June 5, 2020

For the attention of the Nantucket Land Bank Board of Directors:

Kiteboarding is a sport that started in the early 2000s and has converted from a fringe sport to a mainstream reality for locals and visitors on Nantucket. It is a sport that is natural, healthy, and allows you to get out on the water and enjoy the peace and tranquility that nature provides. It is a sport that is a new iteration of the sailing tradition that made Nantucket. Jake and I started our Company, Next Level Watersports, in 2016 out of our love of this sport and a desire to build a professional company that teaches people to practice this sport safely.

Our adventure on this Island started with a meeting with Bill Pittman, Sheila Lucey, and Amy Baxter. We subsequently presented to the Nantucket Board of Selectmen and became the only licensed Kiteboarding School on Nantucket consistent with Town Bylaws. Our goal is, and has always been, to follow the rules and work proactively within the community we love. In the last two months we became aware that our usage of Polpis Harbor to access our boats is a problem. It is for this reason we write this proposal to you today.

Kiteboarding is a sport that is extremely safe, but can be extremely dangerous. You can launch yourself across a beach and hurt yourself and other bystanders. You can get dragged through the water, out to sea, or tangle yourself in lines. Just like any community with roads needing a driving school or a community with sailboats needing a sailing school, there is an undeniable need for safe kiteboard instruction on Nantucket. We service that need and are in the business of keeping people safe.

Our usage of Polpis started innocently where we found a calm harbor in which to keep our boats and observed numerous entities – shellfishermen, sailing schools, surfing schools and beyond utilizing the property and similar properties. We have always been respectful leaving it better than we found it. Assisting local boaters where we can. Picking up garbage. And having a minimal presence on the waterfront at the early morning and late hours of the day when we depart to our operating area on the harbor.

After a great discussion with Eric Savetsky and Jesse Bell, we feel that we understand and appreciate the Land Bank's mission and the clear guideline that commercial entities are not allowed to operate on Land Bank Property without prior approval. We submit the attached proposal to demonstrate how we have proactively adjusted our operations and will continue to minimize our transient usage of the space inherent in our operations to follow that guideline.

Jake and I run this business because we love it. We volunteer and give back to the community. We aspire to be kind, respectful, and cultivate a good reputation. And we provide a service that is needed and people love. We appreciate your consideration and hope to come to a mutually agreeable solution to be able to provide this service here for the long term.

Respectfully,

Jon Beery
Co-Founder
Next Level Watersports

Jacob Hoefler
Co-Founder
Next Level Watersports

Operating Proposal

Overview – Next Level Watersports provides three core services: Kiteboarding Instruction, Wakeboarding Instruction, and eFoiling Instruction. Our instructors are USCG Certified; our staff have years of experience and follow strict training protocols; and we have operated for four years successfully without incident with only five star reviews. We have had our operational plans reviewed and approved by the Town and are the only kiteboarding business to be approved by the Nantucket Board of Selectmen and be permitted to operate on the Harbor.

Polpis Usage – Trailer – We have historically utilized the Land Bank's property at Polpis to park to access our boats, load our boats with required teaching equipment, and disembark to our permitted operating area on the harbor. In the past we have used a trailer in which to store our gear and have parked this trailer in the Polpis parking lot which takes up vital room in the heat of the season. *We are discontinuing usage of this trailer and will be keeping our gear permanently on a boat to further minimize our impact.*

Polpis Usage – Employee Parking – We have always encouraged our employees to carpool and commute by boat. *We are strengthening this policy and are creating a mandatory carpool policy so that there are no more than three cars at most within the parking lot with any excess parked on private property.*

Polpis Usage – Moorings – We have historically utilized available moorings from friends and anchored our small safety dinghies outside of the anchorage. We have been on the town waiting list for a mooring from the day we started our company. *We will be renting three moorings from Nantucket Moorings on which to keep our boats, will be transporting any excess boats on a daily basis, and are working to talk with Sheila Lucey about obtaining deeded moorings for us.*

Polpis Usage – Loading/Offloading of Gear – *Due to our conversion to keeping our gear on a boat instead of a trailer, loading/unloading of gear is no longer a necessity.*

Commercial Transactions – No commercial transactions have ever occurred on Land Bank Property. Our clients do not step foot on Land Bank Property in any capacity in the scope of our services. *We will continue this policy.*

Risk Mitigation – In accordance with standards set by the town and any sensible business, we maintain a full insurance policy from a AA rated insurance company. *We would like to add the Land Bank and associated legal entities as additional insured to our policy and provide you certificates to keep on record as a precautionary measure.*

Operating Protocols – We do not coach in Polpis Harbor or utilize it in any capacity throughout the day – We provide our services on the open waters of the Harbor where we have a good breeze approach. *We will continue this policy.*

Community Impact – We have put on free events for the benefit of the Boys & Girls Club, Nantucket New School, Nantucket Community Sailing, and Great Harbor Yacht Club. We act as Principle Race Officer and are in charge of coordinating and planning the kiteboard regatta for Nantucket Raceweek. We volunteer coaching the Nantucket High School Sailing Team. We serve on the Advisory Board of Nantucket Community Sailing. We donate lessons to support fundraising efforts for local causes such as Fairwinds, the Boys & Girls Club, the Nantucket New School, and the Scallopier's Ball. We give free and subsidized lessons to locals. We believe firmly in giving back to our community. *We will continue doing this.*

Conclusion – We understand that Polpis Harbor and associated parking is a scarce resource that many rely on. We are hoping that, by following the above operating guidelines, we can be permitted to access our moorings in harmony with Land Bank policies and others in the community. Our goal is to put our heads down, keep a low profile, and earn a living on the water providing a vital service, just like many others on this Island are afforded the opportunity to do, so that we can one day earn the right to call Nantucket our home.

We look forward to hearing back and can be available for questions at any time via phone call, in-person meeting, or email. Thank You.

TRANSFER BUSINESS
Nantucket Land Bank Commission
Regular Meeting of June 9, 2020

1. May 2020 Transfers – Record Nos. 41670 through 41706

a. Current “M” Exemptions and Liens:

No. 41675 Changying Sun and Huizhen Xu
No. 41683 David A. Lemberg and Patricia A. Lahiff
No. 41702 Jacob Gardner Williams and Alice Beatty Townsend-Williams

b. Current “O” Exemptions and Liens:

No. 41697 Andrew J. Mulcahy

2. “M” Exemption Update:

a. Five-Year Domicile and Ownership Compliance – Releases of Liens:

No. 36301 William Patrick Norris
No. 36308 Tigran Baghdasaryan
No. 36338 Allyson E.S. Bold and David M. Bold

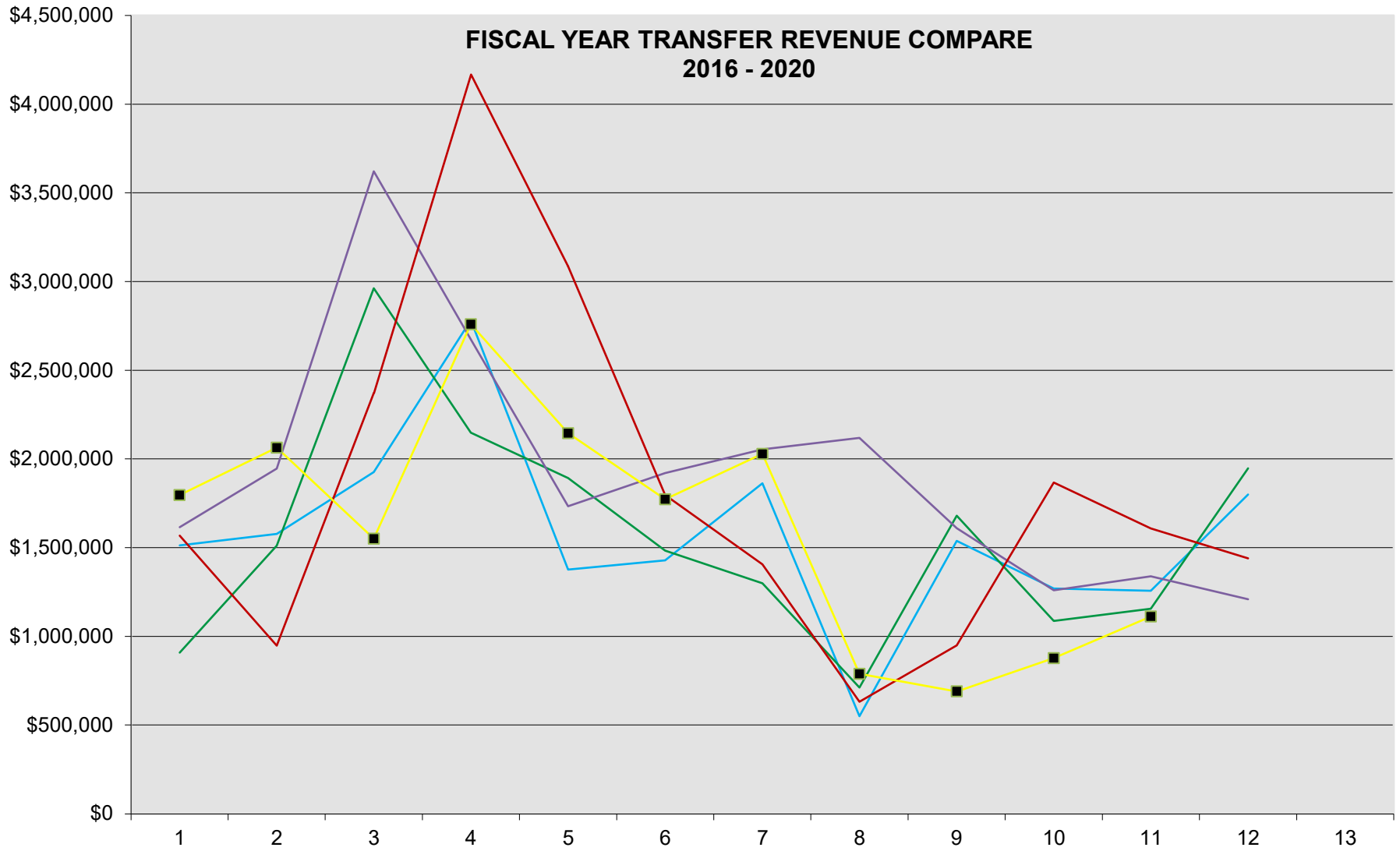
MONTHLY TRANSFER STATISTICS FISCAL YEAR 2019

FY19	Total	Exempt	Taxable	Total Gross	Gross	Revenue
Month	Transfers	Transfers	Transfers	Value	Value Taxable	Received
Jul-18	80	50	30	\$80,896,878	\$78,396,878	\$1,567,938
Aug-18	77	45	32	\$48,618,521	\$46,802,521	\$946,902
Sep-18	84	26	58	\$119,633,412	\$118,343,412	\$2,371,535
Oct-18	101	35	66	\$212,485,401	\$207,882,401	\$4,167,648
Nov-18	119	48	71	\$158,226,115	\$153,331,115	\$3,085,622
Dec-18	94	51	43	\$93,258,434	\$89,800,934	\$1,796,019
Jan-19	77	36	41	\$73,129,224	\$70,296,724	\$1,405,934
Feb-19	55	32	23	\$33,375,816	\$31,585,094	\$631,702
Mar-19	75	43	32	\$51,027,881	\$47,441,881	\$948,838
Apr-19	72	42	30	\$94,747,898	\$91,479,627	\$1,866,725
May-19	86	45	41	\$82,825,845	\$80,412,845	\$1,608,257
Jun-19	70	42	28	\$82,330,500	\$71,590,500	\$1,438,810
THRU MAY 19	920	453	467	\$1,048,225,424	\$1,015,773,431	\$20,397,120
Average	83	41	41	\$94,212,994	\$90,613,661	\$1,819,661
Low	55	26	23	\$33,375,816	\$31,585,094	\$631,702
High	119	51	71	\$212,485,401	\$207,882,401	\$4,167,648

MONTHLY TRANSFER STATISTICS FISCAL YEAR 2020

FY20	Total	Exempt	Taxable	Total Gross	Gross	Revenue
Month	Transfers	Transfers	Transfers	Value	Value Taxable	Received
Jul-19	89	56	33	\$94,955,156	\$89,775,156	\$1,796,308
Aug-19	99	46	53	\$106,405,471	\$102,684,583	\$2,063,692
Sep-19	93	48	45	\$80,267,845	\$77,392,845	\$1,549,917
Oct-19	109	49	60	\$139,977,450	\$137,527,117	\$2,759,542
Nov-19	99	51	48	\$110,400,753	\$107,270,753	\$2,145,415
Dec-19	112	71	41	\$104,991,606	\$88,127,806	\$1,772,556
Jan-20	89	47	42	\$109,790,691	\$101,405,024	\$2,028,080
Feb-20	64	43	21	\$41,203,812	\$39,403,812	\$788,096
Mar-20	50	31	19	\$36,463,714	\$34,508,714	\$690,174
Apr-20	49	27	22	\$45,321,960	\$43,866,510	\$877,330
May-20	36	18	18	\$57,099,813	\$55,087,313	\$1,111,746
Jun-20						
THRU MAY 20	889	487	402	\$926,878,271	\$877,049,633	\$17,582,858
Average	81	44	37	\$84,261,661	\$79,731,785	\$1,598,442
Low	36	18	18	\$36,463,714	\$34,508,714	\$690,174
High	112	71	60	\$139,977,450	\$137,527,117	\$2,759,542

FISCAL YEAR TRANSFER REVENUE COMPARE 2016 - 2020



NANTUCKET ISLANDS LAND BANK***CHECK WARRANT SUMMARY*****For the Period From Jun 9, 2020 to Jun 9, 2020**

Filter Criteria includes: Report order is by Check Number.

Check #	Payee	Amount
	BARTLETT TREE EXPERTS	865.00
	BENJAMIN NORMAND RESIDENTIAL DESIGN INC	5,400.00
	BLACKWELL & ASSOC., INC.	7,285.00
	SUSAN CAMPESE	129.02
	COASTAL ENGINEERING CO.	30,939.99
	COMCAST	139.90
	COMCAST	88.40
	COUNTY OF NANTUCKET (PAYROLL/FICA)	68,195.47
	COUNTY OF NANTUCKET (BCBS)	17,079.56
	FERRANTELLA LANDSCAPING, INC	88.00
	FULL GRADING SURFACES, INC.	6,500.00
	HARBOR FUEL OIL CORPORATION	342.32
	HARBOR FUEL OIL CORPORATION	72.72
	HORSLEY WITTEN GROUP	2,013.52
	JOHN DEERE FINANCIAL	158.88
	KP LAW, P.C.	333.00
	LONGFIN LLC	350.00
	MAKEPEACE INC.	135.37
	MARINE HOME CENTER	338.64
	JORDAN MCHUGH	173.63
	NANTUCKET ENGINEERING & SURVEY	14,202.00
	NATIONAL GRID	566.35
	NORTHWIND BUILDING CORP	105,671.37
	P & M REIS TRUCKING, INC.	760.40
	REGISTRY OF DEEDS	420.00
	SAMUEL NICHOLSON ELECTRIC INC.	7,639.04
	WOODS HOLE, MARTHA'S VINEYARD	115.00
	TOWN OF NANTUCKET TIPPING FEES	72.70
	TOWN OF NANTUCKET (VERIZON)	79.62
	ULINE	519.79
	VALERO LOCKSMITH	668.00
	VOSS SIGNS, LLC	33.90
	WANNACOMET WATER COMPANY	1,215.60
	WATERWORKS OF NANTUCKET, INC	58.24
	WATERWORKS OF NANTUCKET, INC	6,909.60
	W.B. MASON	37.46

NANTUCKET ISLANDS LAND BANK***CHECK WARRANT SUMMARY*****For the Period From Jun 9, 2020 to Jun 9, 2020**

Filter Criteria includes: Report order is by Check Number.

Check #	Payee	Amount
Total		<u>279,597.49</u>

NANTUCKET ISLANDS LAND BANK

CHECK WARRANT SUMMARY

For the Period From Jun 9, 2020 to Jun 9, 2020

Filter Criteria includes: 1) Vendor ID's from DELLBROOK JKS to DELLBROOK JKS. Report order is by Check Number.

Check #	Payee	Amount
	DELLBROOK JKS	140,457.13
Total		140,457.13

NANTUCKET ISLANDS LAND BANK

CHECK WARRANT SUMMARY

For the Period From Jun 9, 2020 to Jun 9, 2020

Filter Criteria includes: 1) Vendor ID's from TRIUMPH MODULAR to TRIUMPH MODULAR. Report order is by Check Number.

Check #	Payee	Amount
	TRIUMPH MODULAR, INC.	399,968.55
Total		399,968.55

NANTUCKET ISLANDS LAND BANK***CHECK WARRANT SUMMARY*****For the Period From May 21, 2020 to May 21, 2020**

Filter Criteria includes: Report order is by Check Number.

Check #	Payee	Amount
	ACK MARINE & GENERAL CONTRACTING, LLC	294,505.70
Total		294,505.70