

AGENDA
Nantucket Land Bank Commission
Regular Meeting of July 13, 2021
Land Bank Conference Room, 22 Broad Street
Nantucket, Massachusetts

CALL TO ORDER: 4:00 P.M.

A. CONVENE IN OPEN SESSION

1. PUBLIC COMMENT / STAFF ANNOUNCEMENTS
2. PROPERTY MANAGEMENT
 - a. Larrabee Farm/101 Hummock Pond Rd – Greenhouses Request
 - b. Andrews/22 Cathcart Rd – Property Use Discussion
 - c. Hinsdale Road – Nantucket Racquet Club Sports Proposal
3. TRANSFER BUSINESS
 - a. Current “M” Exemptions
 - b. Current “O” Exemptions
4. APPROVAL OF MINUTES
 - a. Regular Meeting of June 22, 2021
5. FINANCIAL BUSINESS
 - a. Monthly Transfer Statistics
 - b. Warrant Authorization – June 30, 21 Ratify and Confirm
 - c. Warrant Authorization – Fiscal Year 2021 Cash Disbursements
 - d. Warrant Authorization – Cash Disbursement
6. PERSONNEL BUSINESS
 - a. Executive Director – Compensation
7. REGULAR BUSINESS
 - a. Dark Sky Initiative – Discussion
 - b. Memorial Plaque Policy - Review

A. 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. The Commission will not reconvene in open session at the conclusion of executive session.*

1. Approval of Executive Session Minutes
2. Real Estate Acquisition

B. ADJOURNMENT

Greenhouse Area

Legend

- Caterpillar Tunnel 1
- Caterpillar Tunnel 2
- Caterpillar Tunnel 3
- Field 4
- Greenhouse 1
- Greenhouse 2



Greenhouse Area

Legend

- Caterpillar Tunnel 1
- Caterpillar Tunnel 2
- Field 4
- Property Line



Susan Campese

From: Jesse Bell
Sent: Wednesday, July 7, 2021 9:39 PM
To: Susan Campese
Subject: Fwd: Passing along a citizen concern/complaint
Attachments: Cathcart Road Beach update 063021.pdf

Follow Up Flag: FollowUp
Flag Status: Completed

Please include in the Commission's packet for the next meeting.

Begin forwarded message:

From: Mark Donato <m.donato@comcast.net>
Date: June 30, 2021 at 12:27:15 PM GMT-4
To: Jesse Bell <jbell@nantucketlandbank.org>
Subject: Passing along a citizen concern/complaint

Begin forwarded message:

From: ejones@jvencapital.com
Date: June 30, 2021 at 11:59:58 AM EDT
To: m.donato@comcast.net
Cc: Neil Paterson - Nantucket Rocks <nwgpateron@gmail.com>, Franci Neely <franci@francineely.com>
Subject: Cathcart Road Beach Update

Hi Mark. It was good to see you at the film festival the other night. I have attached a brief summary on the situation at the Cathcart Beach that we discussed. I copied Neil as he is aware of the problems through discussions with the Monomoy Civic Association over the last year or so. With projected rising tides and all of the development on the island, pressure on the beach will only get worse in coming years.

Feel free to forward the file to Jesse Bell or others at the Land Bank. If there is anything we can do to help move the conversation along regarding potential solutions to this growing problem please let us know.

It's nice to see the work at the Hayes property. Thanks for that.

Best regards,

Evan

Evan Jones

jVen Capital, LLC

Email: ejones@jvencapital.com<mailto:ejones@jvencapital.com>

Tel. 240 401-8596

www.jvencapital.com

Cathcart Road Beach Update, Photos, and Recommendations – June, 2020

- The Cathcart Road Beach is under intense pressure from overuse, vehicular traffic and rising sea levels.
- Photos below from August 2020 highlight the use of the beach as a parking lot.
- Dinghies and other small craft are forced off the Land Bank property onto private property.
- During normal summer high tides the beach is routinely underwater.
- Photos from the September 2020 NorEaster highlight the impact of storm tides.
- There are no rest room facilities at the beach. Cathcart Road homeowners report of beach users using paths and other private property as open toilet facilities.
- Noise in the evening and into the night is an issue. Homeowners have complained to the police. The beach has become a popular party location.
- The parking lot is not large enough to handle all of the vehicles parked on the beach. Homeowners are concerned about enlarging the parking lot and encouraging further overuse of this finite resource.
- Homeowners along Cathcart Road complain of speeding trucks and others driving on this narrow dirt road to the beach. The road is becoming unsafe for children and bicyclists.
- The Monomoy Civic Association has received many complaints from Cathcart Beach homeowners.
- The current situation does not appear to be sustainable. It does not reflect well on the Land Bank as stewards of open space on Nantucket.
- Recommendations include: Limiting vehicular traffic to “Drop-off vehicles permitted, no parking”; limit open hours to daylight hours (this is common in National Parks); provide a toilet for beach users; evaluate parking lot capacity; support the dinghy permitting program that the Town is developing with an eventual goal of controlling the proliferation of small craft on the beach; partner with Monomoy Civic Association and other stakeholders to address this growing problem.

August 2020 – Typical Beach Day





August 2020 – High Tide





September 2020 – High Tide

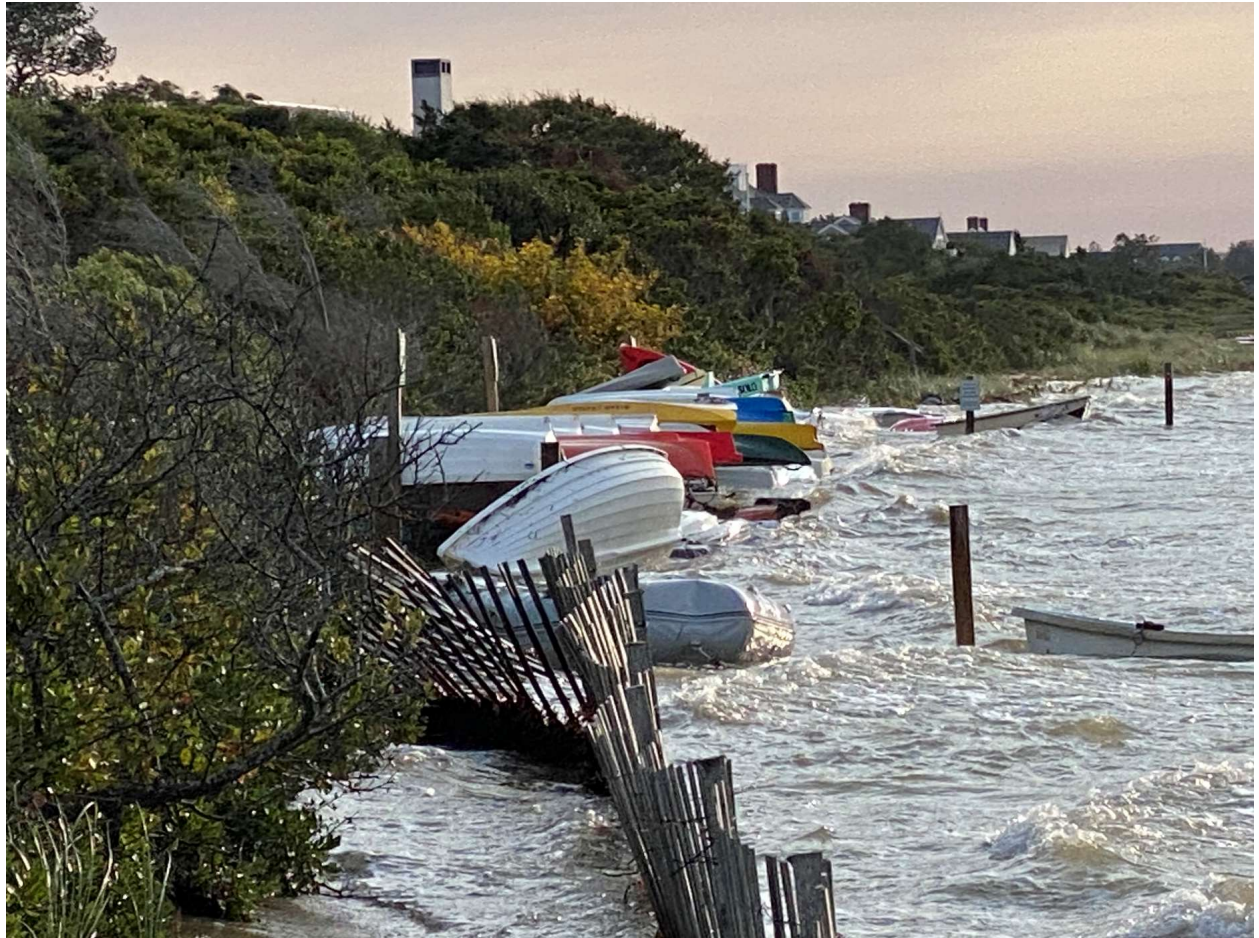




September 2020 – Storm Tide







Nantucket Tennis Courts

Private/associations:

Sankaty Head

Naushop

Nauchaquisset

Casino

Great Harbor YC*

Nantucket Yacht Club

Warrens Landing

Public access:

Jetties Beach

Tom Nevers

Nantucket Racket Sports Association's Growth Plan

With the support of the Land Bank as well as with grants from the Town of Nantucket CPC, the NRSA is prepared to build, maintain and organize four additional pickle courts, three tennis courts as well as new parking and sitting areas. These new additions would be done in phases to allow us to maximize use and to do it carefully and affordably.

Let me review the recent history and success of NRSA. The Nantucket Paddle Association, which was established in 1974, has been a well run paddle tennis home on Island for visitors and residents alike. A welcome safe haven during the cold months of winter, especially January through March. The Club has hosted Club Championships, a Member Guest and home/away series with Chatham on the Cape. Budgets have always been tight and to fund the hard costs of maintaining the courts, driveway, hut, heat, etc the dues, assessments and initiation fees were closely monitored to balance the past budgets. **The Membership between 2017-19 averaged 78 at a cost of \$450.**

In 2019, a CPC grant was awarded to the Club to bring pickle play onto the island. We were then reestablished as the NRSA, merging the established pickle community and cementing the notion that we are the rackets licensee for the island. The budget for building the four new pickle courts was \$180,000 plus \$80,000 for lights for all eight courts and landscaping. In early 2020, as construction was beginning, Covid hit us all, and put a challenge into every aspect of the Club's duties. Construction was put on hold, membership dove to 45 in April, our construction company's patriarch died, everything slowed to a standstill. But eventually after Memorial Day 2020, with the help of many of the members, especially Chris Perry's construction company, the courts were built, the work was done. **And December 2020 ended with Membership at 150 for the lower rate of \$325.**

As we entered April 2021, pickle play exploded. Membership rose to 214 by the end of our June fiscal and the demand on court time has soared. As of this writing, with the new July fiscal just starting (although we allowed new members to join May 1, 2021) we are at almost 300 members, at a cost of \$350. It is clear that demand has flown past supply and shows no indication of slowing. **As a matter of fact, our Board's estimate is that we will be over 350 members at \$350 by Labor Day.**

Clearly now is a good time for Nantucket to invest in all outdoor racket sports. With our successful experience in the construction of four pickle courts and the paddle courts all resurfaced and the screens repaired, we feel our organization is ready and motivated to run the day to day management of all the rackets sports including tennis. We firmly believe the NRSA works best as one club, one set of rules and one rate. Our mission is to create a rackets association which would give a member full access to the courts of all the sports ...with one yearly fee and a daily drop in rate to guests and Island visitors.

Our plan is to expand in phases so we can budget and plan accordingly with the seasons and allow construction companies to put us on their schedule now and complete the necessary work without too many delays. No easy task.

Phase 1 was repairing the paddle courts, lights and parking lot. **October 2020 completed.**

Phase 2 was the competition of the pickle courts, their screens, and lights. **June 2021 completed.**

Phase 3 would entail the clearing of the land back to the playing fields to the east and from the bike path to the south and Hillsdale Rd to the west. Foundation then laid for the four pickle courts. **October 2021. (Est. cost to clear: \$25,000)**

Phase 4 sees the completion of the pickle courts, screens and lights as well as the foundation for the 3 tennis courts laid, **April 2022. (Est. of court construction: \$350,000)**

Phase 5, the completion of the three tennis courts, backboard, second bathroom, shack, sewer connect, new parking lot finished and a viewing area completed. **October 2022.**

Currently, all NRSA members download our app to pay for membership and book courts one week out. This has proven successful and we would continue with that app for tennis reservations. Maintenance of all courts will be paid out of the operation's budget consisting of associates' dues, daily guest fees and the paddle camps that rent our courts during shoulder season.

TRANSFER BUSINESS
Nantucket Land Bank Commission
Regular Meeting of July 13, 2021

1. June 2021 Transfers – Record Nos. 43310 through 43421

a. Current “M” Exemptions and Liens:

No. 43311 Kris Jared Wiggin and Elizabeth Grace Wiggin
No. 43334 Phyllis W. Ruguaru and Oral P. Harris
No. 43397 Marvin Francis and Debra-Ann Dixon
No. 43414 Maturod Thairat, Pathom Korpraphan and Chakkrit Thairat
No. 43420 Grace Hull

b. Current “O” Exemptions and Liens:

No. 43312 Jose Salvador Martinez Tejada and Esmeralda C. Martinez
No. 43385 Linda Towne

2. “M” Exemption Update:

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

No. 10944 Richard L. Sheehan and Mary E. Huber

Nantucket Islands Land Bank

Transfers by Month Report

No.	DATE	MAP	PAR	LOCATION	BUYER	SELLER	R	B	V	O	AC	PRICE	PAID	EX
43310	6/1/2021	0066	702	GREY LADY LN, 4	FITZPATRICK	GREY LADY LANE LLC	0	0	-1	0	0.12	\$700,000.00	\$14,000.00	
43311	6/1/2021	0067	322	HOOPER FARM RD, 66	WIGGIN	MACDONALD	-1	0	0	0	0.23	\$1,084,000.00	\$4,680.00	M
43312	6/1/2021	0055	1023-	LARRABEE LN, 5	TEJADA/MARTINEZ	JOHN D MANERA LIVING	0	0	-1	0	0.09	\$280,000.00	\$0.00	O
43313	6/1/2021	4244	231	CLIFF RD, 8B	HENEGHAN	SHAUGHNESSY/MARQUES	0	0	0	-1	0.00	\$1,115,000.00	\$22,300.00	
43314	6/1/2021	0014	066	PROPRIETORS RD, D	POCOMO HILL REALTY T	TOWN OF NANTUCKET	0	0	-1	0	0.29	\$25,040.00	\$500.80	
43315	6/2/2021	0056	006	HUMMOCK POND RD, 35	MCCANN	MCCANN	-1	0	0	0	0.49	\$0.00	\$0.00	C
43316	6/2/2021	0080	059-	CORREIA LN, 12	SPERY	VAUGHAN	0	0	-1	0	1.00	\$0.00	\$0.00	F
43317	6/2/2021	0080	059-	CORREIA LN, 12	SPERY	VAUGHAN	0	0	-1	0	1.00	\$0.00	\$0.00	F
43318	6/2/2021	0056	206	MILK ST, 51	BUDDY THE BROWN DOG	SHARON B KARAN REVOC	-1	0	0	0	0.12	\$1,875,000.00	\$37,500.00	
43319	6/2/2021	4232	033	FLORA ST, 4	4 FLORA STREET LLC	RIPPERT	-1	0	0	0	0.07	\$3,535,000.00	\$70,700.00	
43320	6/3/2021	5544	078	ANGOLA ST, 12	METRI	MUELLER NANTUCKET AS	0	0	-1	0	0.22	\$1,543,000.00	\$30,860.00	
43321	6/3/2021	4231	144	WASHINGTON ST, 11	11 WASHINGTON LLC	SWEET PEA ACK LLC	-1	0	0	0	0.07	\$3,400,000.00	\$68,000.00	
43322	6/3/2021	0067	213	MIACOMET AV, 15	WIGGIN FAMILY TRUST	WIGGIN	-1	0	0	0	0.28	\$0.00	\$0.00	D
43323	6/3/2021	0067	834	CRANBERRY LN, 2	FERRER	SCHROETER	-1	0	0	0	0.16	\$2,995,000.00	\$59,900.00	
43324	6/3/2021	0067	073	BAYBERRY LN, 6	PASYS	SILVA	-1	0	0	0	0.96	\$1,495,000.00	\$29,900.00	
43325	6/3/2021	0079	1311	OKORWAW AV, 2	ACK SUNSHINE DAYDREA	LAMPE	0	0	-1	0	0.92	\$5,200,000.00	\$104,000.00	
43326	6/3/2021	0593	103	S CAMBRIDGE ST, 47	LOSURDO	PIERCE	-1	0	0	0	0.47	\$1,805,000.00	\$36,100.00	
43327	6/4/2021	0068	184-	GREGLEN AV, 18A	TOCHAILT LLC	GLOWACKI	0	0	-1	0	0.28	\$900,000.00	\$18,000.00	
43328	6/4/2021	0074	022	CANNONBURY LN, 11	ALBRIGHT	CANNONBURY HOLDINGS	0	0	-1	0	0.46	\$1,250,000.00	\$25,000.00	
43329	6/4/2021	7341	007	SCONSET AV, 3	FOOTE	BEGIER	-1	0	0	0	0.19	\$2,290,540.00	\$45,810.80	
43330	6/4/2021	0066	709	GREY LADY LN, 11	MCGLOUGHLIN	9 SLACKTIDE DEVELOPM	-1	0	0	0	0.13	\$2,845,000.00	\$56,900.00	
43331	6/4/2021	0056	058	HUMMOCK POND RD, 111	PERTICARI	NEW ENGLAND GREEN BU	-1	0	0	0	0.58	\$1,695,000.00	\$33,900.00	
43332	6/7/2021	0068	686	GOLDFINCH DR, 74	FALL HOLDING TRUST	FALL	-1	0	0	0	0.11	\$0.00	\$0.00	D
43333	6/7/2021	4223	009	WASHINGTON ST, 54	CHARDONNAY GROUP LLC	ZEHNER	-1	0	0	0	0.27	\$3,600,000.00	\$72,000.00	
43334	6/7/2021	0069	202	PARK CI, 13B	RUGUARU/HARRIS	13B PARK LLC	0	0	0	-1	0.00	\$675,000.00	\$0.00	M
43335	6/7/2021	0074	016	CANNONBURY RD, 24	24 CANNONBURY LLC	PRINCE/HILL	-1	0	0	0	0.46	\$0.00	\$0.00	I
43336	6/7/2021	4241	622	MACKAY WY, 3	STONE BRIDGE PROPERT	SCOOPERY LLC	-1	0	0	0	0.02	\$1,175,000.00	\$23,500.00	
43337	6/8/2021	0924	193	NICHOLS RD, 14	CRAIG J GERARD FAMIL	GERARD	-1	0	0	0	0.46	\$0.00	\$0.00	D
43338	6/8/2021	0080	2975	S PASTURE LN, 8	CAROL A WALSH IRREVO	WALSH	-1	0	0	0	1.84	\$0.00	\$0.00	D

No.	DATE	MAP	PAR	LOCATION	BUYER	SELLER	R	B	V	O	AC	PRICE	PAID	EX
43339	6/8/2021	0594	215	MADAKET RD, 260	BABIK	MARSHALL	0	0	0	-1	0.00	\$0.00	\$0.00	C
43340	6/8/2021	0059	030	LONG POND DR, 3	WINTERS	WINTERS	-1	0	0	0	0.46	\$0.00	\$0.00	C
43341	6/9/2021	0593	017	ARKANSAS AV, 80	ALEXANDRA L CHAN KAT	THOMAS	0	0	0	-1	0.00	\$11,500.00	\$230.00	
43342	6/9/2021	0594	218	ARKANSAS AV, 9	EISNOR	SCHUMACHER	0	0	0	-1	0.00	\$10,000.00	\$200.00	
43343	6/9/2021	0067	1957	OTOKOMI RD, 7	KNAPP	KNAPP	-1	0	0	0	0.52	\$0.00	\$0.00	C
43344	6/9/2021	0060	032	STARBUCK RD, 44	CHRISTIAN/REID	CHRISTIAN/REID/CHRIS	0	0	0	-1	0.00	\$0.00	\$0.00	C
43345	6/9/2021	4241	761	SWAIN ST, 15, C1	CHRISTIAN	CHRISTIAN/REID/CHRIS	0	0	0	-1	0.00	\$0.00	\$0.00	C
43346	6/9/2021	4244	053	CLIFF RD, 20	SHERBOURNE PROPERTIE	VISBY HOLDINGS LLC	-1	0	0	0	0.15	\$4,100,000.00	\$82,000.00	
43347	6/9/2021	0067	271	HOOPER FARM RD, 41	KILEY	KILEY	-1	0	0	0	0.19	\$0.00	\$0.00	K
43348	6/9/2021	0594	144	ARKANSA AV, 30	HOLTMAN/WHITE-HOLTMA	HOLTMAN/WHITE- HOLT	0	0	0	-1	0.00	\$0.00	\$0.00	B
43349	6/9/2021	0067	293	FAIRGROUNDS RD, 36	CLARK	CLARK	-1	0	0	0	0.80	\$0.00	\$0.00	C
43350	6/10/2021	0067	140	TROTTERS LN, 16	16 TROTTERS LANE LLC	DAVIS PROPERTIES LLC	-1	0	0	0	0.52	\$1,350,000.00	\$27,000.00	
43351	6/11/2021	0011	018	WAUWINET RD, 116	LYNNE B WILSON TRUST	WILSON	-1	0	0	0	0.93	\$0.00	\$0.00	D
43352	6/14/2021	4234	093	HUSSEY ST, 30	BAKER	BAKER	-1	0	0	0	0.11	\$0.00	\$0.00	C
43353	6/14/2021	0030	604	KINGS WY, 2	ROBINSON	WHITE STAR PROPERTIE	-1	0	0	0	0.28	\$3,772,500.00	\$75,450.00	
43354	6/14/2021	0068	352	WILDFLOWER DR, 2	RICHMOND MEADOWS TWO	RICHMOND GREAT POINT	0	0	-1	0	1.60	\$0.00	\$0.00	I
43355	6/15/2021	0067	1121	PERRY LN, 12	TWELVE PERRY LANE LL	ROBERT W KING REVOCA	0	-1	0	0	0.18	\$1,400,000.00	\$28,000.00	
43356	6/15/2021	0040	611	CLIFF RD, 218	218 CLIFF LLC	218 CLIFF LLC	-1	0	0	0	1.84	\$793,395.50	\$15,867.91	
43357	6/15/2021	4234	082	LIBERTY ST, 34	JDB 34 LIBERTY LLC	KAGAN, EST, VLADIMIR	-1	0	0	0	0.31	\$3,300,000.00	\$66,000.00	
43358	6/15/2021	0055	5209	AUTOPSCOT CI, 5	BAKER	GERN/ROBERTS	-1	0	0	0	0.09	\$1,375,000.00	\$27,500.00	
43359	6/15/2021	4241	083	WALSH ST, 8	8 WALSH LLC	SHEA	-1	0	0	0	0.23	\$2,875,500.00	\$57,510.00	
43360	6/15/2021	4233	116	TRADERS LN, 3	HANSEN	3 TRADERS LANE LLC	-1	0	0	0	0.07	\$4,325,000.00	\$86,500.00	
43361	6/15/2021	0055	922	OLD MILL CT, 1	STONES/ZORSKY	MATTHEWS	-1	0	0	0	0.17	\$4,600,000.00	\$92,000.00	
43362	6/15/2021	5514	004	SHORE RD, 2	WILLIAM JOHN MCDONOU	BERLYN	-1	0	0	0	0.26	\$3,602,222.00	\$72,044.44	
43363	6/16/2021	4232	162	CENTER ST, 30B	VANDERSLICE	MULLER	0	0	0	-1	0.00	\$1.00	\$0.02	
43364	6/16/2021	4244	041-	CLIFF ROAD, 42	42 CLIFF ROAD NOMINE	FORTY-FOUR CLIFF NOM	0	0	-1	0	0.02	\$0.00	\$0.00	D
43365	6/16/2021	0066	711	GREY LADY LN, 7	MURPHY, JR/MURPHY	MAURY	0	0	-1	0	0.15	\$2,700,000.00	\$54,000.00	
43366	6/16/2021	0049	008	BAXTER RD, 87	SIASCONSET BEACH PRE	FURROW	-1	0	0	0	0.46	\$0.00	\$0.00	G
43367	6/16/2021	0048	018	BAXTER RD, 99	SIASCONSET BEACH PRE	FURROW	0	0	-1	0	0.57	\$0.00	\$0.00	G
43368	6/17/2021	4332	050	PLEASANT ST, 22	LEFFLER	BUTLER/GRIMES	-1	0	0	0	0.14	\$2,575,000.00	\$51,500.00	
43369	6/17/2021	0594	144	ARKANSAS AV, 30	HOLTMAN/WHITE-HOLTMA	LONG POND HOMEOWNER	0	0	0	-1	0.00	\$1,500.00	\$30.00	
43370	6/17/2021	0594	144	ARKANSAS AV, 30	WHITE	LONG POND HOMEOWNER	-1	0	0	0	0.06	\$2,000.00	\$40.00	

No.	DATE	MAP	PAR	LOCATION	BUYER	SELLER	R	B	V	O	AC	PRICE	PAID	EX
43371	6/17/2021	0087	035	NOBADEER AV, 30	30 NOBADEER AVENUE L	CROS PARANTOUX TRUST	-1	0	0	0	0.46	\$7,500,000.00	\$150,000.00	
43372	6/17/2021	0055	241	ATLANTIC AV, 18A	LS HOLDINGS ACK LLC	SHERYL Y SHERAW IRRE	-1	0	0	0	0.08	\$1,300,000.00	\$26,000.00	
43373	6/17/2021	0021	274+	QUIDNET RD, 31R, 33	ACK-N-BACK LLC	TINA EGER MCGOLDRICK	-1	0	0	0	3.21	\$4,500,000.00	\$90,000.00	
43374	6/17/2021	0068	038	MACYS LN, 15	GREENWOOD, II	ELLIS, JR/ELLIS	-1	0	0	0	0.49	\$1,600,000.00	\$32,000.00	
43375	6/21/2021	0068	3008	OLD SOUTH RD, 133A	ZACCAGNINO	GWALTNEY	0	0	0	-1	0.00	\$315,000.00	\$6,300.00	
43376	6/21/2021	7342	003	LINCOLN ST, 26	MORIARTY/MCGOVERN	GATE ACK LLC	-1	0	0	0	0.21	\$2,950,000.00	\$59,000.00	
43377	6/22/2021	4241	737	SWAIN ST, 15, A7	DE BLOCK	HEMMINGS	0	0	0	-1	0.00	\$1,000.00	\$20.00	
43378	6/22/2021	7642	415	CLARENDON ST, 25	SACINO	MCGILL	-1	0	0	0	0.23	\$1,395,000.00	\$27,900.00	
43379	6/22/2021	4214	020	EASTON ST, 40	EASTON STREET NOMINE	EASTON STREET NOMINE	-1	0	0	0	0.25	\$0.00	\$0.00	D
43380	6/22/2021	5541	048	W YORK LN, 2	KAPLAN NOMINEE TRUST	KAPLAN NANTUCKET NO	-1	0	0	0	0.10	\$0.00	\$0.00	D
43381	6/22/2021	5541	048	W YORK LN, 2	APPLEMAN	KAPLAN NANTUCKET NO	-1	0	0	0	0.10	\$0.00	\$0.00	D
43382	6/22/2021	0088	058	NOBADEER AV, 63	SURFSHACK VENTURES L	ANNA P MILEK DECLARA	-1	0	0	0	0.58	\$3,495,000.00	\$69,900.00	
43383	6/22/2021	1416	189	MARINER WY, 1	1 MARINER WAY LLC	S/P NORWELL LLC	-1	0	0	0	0.11	\$3,650,000.00	\$73,000.00	
43384	6/23/2021	0040	313	BISHOPS RISE, 19	ACK TACK LLC	J & K NANTUCKET LLC	-1	0	0	0	1.96	\$3,180,000.00	\$63,600.00	
43385	6/23/2021	0068	726-	EVERGREEN WY, 5	TOWNE	FEELEY/SCHWARZ	0	0	-1	0	0.92	\$350,000.00	\$0.00	O
43386	6/24/2021	0043	216	MOORS END LN, 14	AKSEIZER	MOORE	-1	0	0	0	0.63	\$2,537,500.00	\$50,750.00	
43387	6/24/2021	5541	167	ORANGE ST, 71	ACK 71 ORANGE STREET	ELLIOT	-1	0	0	0	0.13	\$4,100,000.00	\$82,000.00	
43388	6/24/2021	0071	046	GREEN HOLLOW RD, 2	TOREY	TWO GREEN HOLLOW ROA	-1	0	0	0	2.75	\$2,375,000.00	\$47,500.00	
43389	6/24/2021	0049	195	WINDSOR RD, 1	SNOWSHOE MILLWORKS L	HARSHMAN	0	0	-1	0	1.15	\$0.00	\$0.00	I
43390	6/24/2021	0049	194	WINDSOR RD, 2	SNOWSHOE MILLWORKS L	HARSHMAN	0	0	-1	0	2.91	\$0.00	\$0.00	I
43391	6/25/2021	0066	519	FINBACK LN, 6	CCSACK LLC	WATKINS	-1	0	0	0	0.14	\$3,000,000.00	\$60,000.00	
43392	6/25/2021	0000	000	MAYFLOWER CI, DAFFOD	RICHMOND GREAT POINT	TOWN OF NANTUCKET	0	0	-1	0	0.65	\$0.00	\$0.00	X
43393	6/25/2021	0000	000-	NANCY ANN LN	RICHMOND GREAT POINT	TOWN OF NANTUCKET	0	0	-1	0	0.76	\$0.00	\$0.00	X
43394	6/25/2021	4232	213	WASHINGTON ST, 25C	DONOGHUE	ZOVAS/ROBERTS	-1	0	0	0	0.11	\$2,410,000.00	\$48,200.00	
43395	6/25/2021	0067	301	WAYDALE RD, 17	CASSANO REALTY TRUST	CASSANO	-1	0	0	0	0.23	\$0.00	\$0.00	D
43396	6/25/2021	0055	445	MACLEAN LN, 12	BEAN	BEAN	-1	0	0	0	0.18	\$0.00	\$0.00	K
43397	6/25/2021	0068	487	MACY'S LN, 39	FRANCIS/DIXON	SMITH-WIGGINS	-1	0	0	0	0.16	\$1,195,000.00	\$6,900.00	M
43398	6/25/2021	0039	028	RANGER RD, 17	SYDELL MITTLER QUALI	SYDELL MITTLER QUALI	-1	0	0	0	2.10	\$0.00	\$0.00	E
43399	6/25/2021	0039	028	RANGER RD, 17	SYDELL MITTLER QUALI	SYDELL MITTLER QUALI	-1	0	0	0	2.10	\$0.00	\$0.00	E
43400	6/25/2021	0067	907	HOOPER FARM RD, 72	MARTUCCI	MARTUCCI	-1	0	0	0	0.32	\$0.00	\$0.00	C
43401	6/25/2021	0066	435	BARTLETT RD, 67	CCH 67 BR LLC	BARTLETT ROAD REALTY	0	-1	0	0	0.13	\$2,000,000.00	\$40,000.00	
43402	6/25/2021	0066	1021	MARBLE WY, 4B	CCH 4BMW LLC	MID-ISLAND REALTY LL	0	0	-1	0	0.21	\$800,000.00	\$16,000.00	

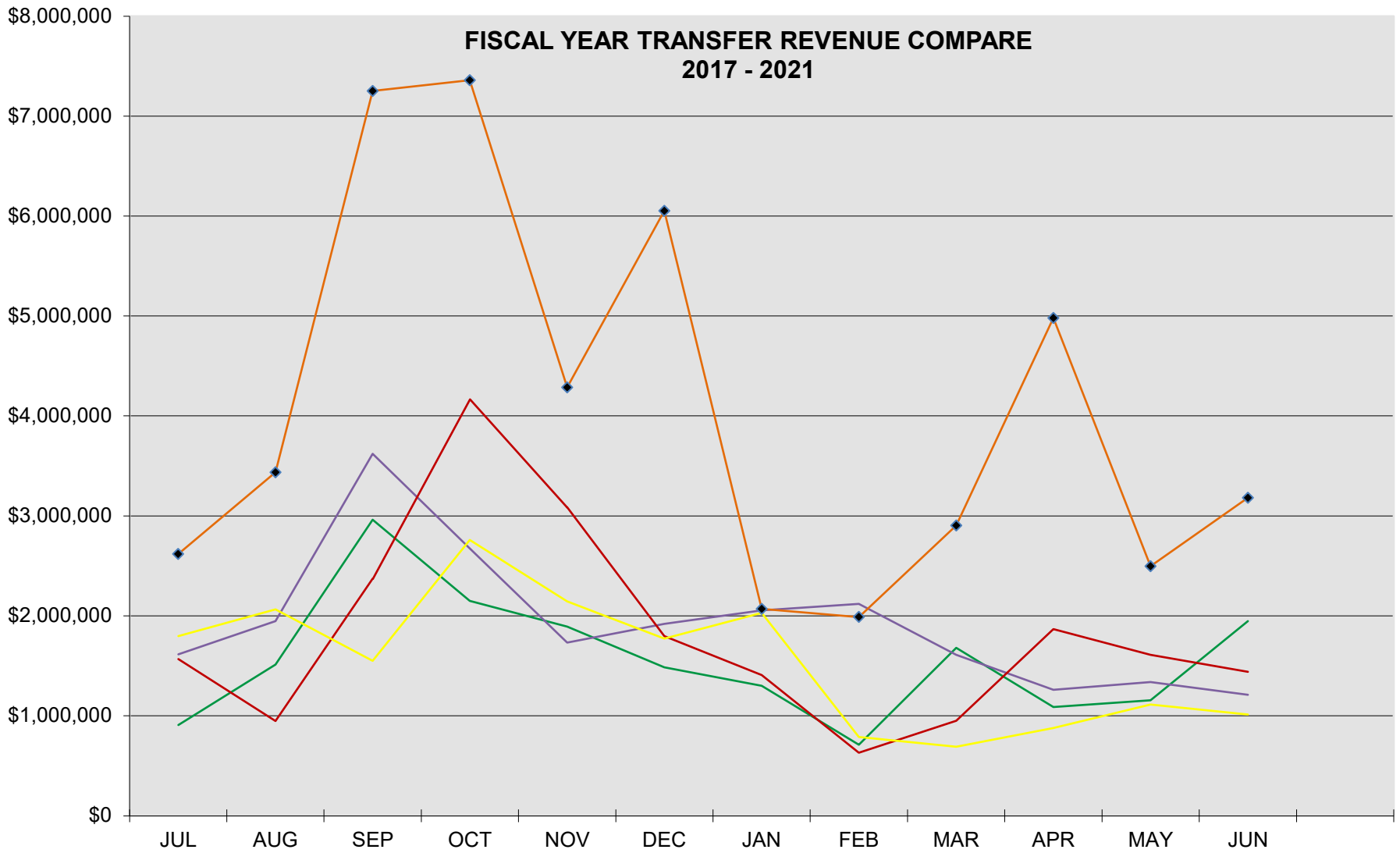
No.	DATE	MAP	PAR	LOCATION	BUYER	SELLER	R	B	V	O	AC	PRICE	PAID	EX
43403	6/25/2021	5514	021	ORANGE ST, 97	97 ORANGE STREET LLC	BARBARA F ANDERSON R	-1	0	0	0	0.11	\$0.00	\$0.00	D
43404	6/28/2021	0030	065	CLIFF RD, 60	WHITE STAR PROPERTIE	WILSON	-1	0	0	0	0.29	\$4,450,000.00	\$89,000.00	
43405	6/28/2021	0041	842	GINGY LN, 8	RICCARDI GINGY LLC	MICHAEL RICCARDI 202	-1	0	0	0	0.14	\$0.00	\$0.00	I
43406	6/28/2021	0055	367	PLEASANT ST, 76	CORDTS-PEARCE	HOGAN	-1	0	0	0	0.12	\$965,000.00	\$19,300.00	
43407	6/28/2021	4234	014	GAY ST, 10	10 GAY ST LLC	C RADCLIFFE LLC	0	-1	0	0	0.10	\$2,900,000.00	\$58,000.00	
43408	6/28/2021	0039	028	RANGER RD, 17	17 RANGER ROAD LLC	SYDELL MITTLER QUALI	-1	0	0	0	2.10	\$3,650,000.00	\$73,000.00	
43409	6/29/2021	0066	158	SWAYZES DR, 13	GRAMBO	VON KOSCHEMBAHR/GRA	-1	0	0	0	0.60	\$1,200,000.00	\$24,000.00	
43410	6/29/2021	0055	536	WASHAMAN AV, 3	MACINNIS/SYLVIA	MACINNIS	-1	0	0	0	0.17	\$0.00	\$0.00	C
43411	6/29/2021	0068	010-	OLD SOUTH RD, 40	GAUCHER/NIEMITZ	40 OSR LLC	0	0	-1	0	0.59	\$875,000.00	\$17,500.00	
43412	6/29/2021	0049	0802	SANKATY RD, 62	STEPHEN S KESSLER PR	ACUSHNET NOMINEE TRU	0	0	-1	0	1.05	\$0.00	\$0.00	B
43413	6/29/2021	0068	062+	DAVKIM LN, 10 & 12	DAVKIM SMILEY LLC	RICHMOND GREAT POINT	0	0	-1	0	1.22	\$2,065,000.00	\$41,300.00	
43414	6/29/2021	0068	985	MARY ANN DR, 13C	THAIRAT	THAIRAT/KORPRAPHAN	-1	0	0	0	0.11	\$146,292.49	\$0.00	M
43415	6/29/2021	0029	073	SANDY DR, 1	ELOISE NOMINEE TRUST	1 SANDY DRIVE LLC	0	0	-1	0	0.14	\$3,595,000.00	\$71,900.00	
43416	6/29/2021	0029	074	SANDY DR, 5	5 SANDY DRIVE REALTY	3-5 SANDY DRIVE REAL	-1	0	0	0	0.35	\$5,995,000.00	\$119,900.00	
43417	6/30/2021	0068	381	BEACH GRASS RD, 25	ZIMMERMAN	RICHMOND GREAT POINT	0	0	-1	0	0.10	\$345,000.00	\$6,900.00	
43418	6/30/2021	0041	377	WEST CHESTER ST, 56	ZORN FAMILY REVOCABL	ZORN FAMILY REVOCABL	-1	0	0	0	0.41	\$0.00	\$0.00	D
43419	6/30/2021	0041	062	DUKES RD, 18	CHIESA/GERLING	NEUDERT	-1	0	0	0	0.46	\$3,200,000.00	\$64,000.00	
43420	6/30/2021	0068	380	BEACH GRASS RD, 27	HULL	RICHMOND GREAT POINT	0	0	-1	0	0.10	\$345,000.00	\$0.00	M
43421	6/30/2021	4242	077	BROAD ST, 23	23 BROAD STREET OWNE	23 BROAD STREET LLC	0	-1	0	0	0.23	\$7,888,000.00	\$157,760.00	
GRAND TOTALS							-71	-25			\$162,548,990.99			
							-4	-12			53.15	\$3,181,053.97		

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	52	29	23	\$50,331,500	\$50,331,500	\$1,012,480
TOTAL FY20	941	516	425	\$977,209,771	\$927,381,133	\$18,595,338
Average	78	43	35	\$81,434,148	\$77,281,761	\$1,549,611
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

MONTHLY TRANSFER STATISTICS FISCAL YEAR 2021

FY21	Total	Exempt	Taxable	Total Gross	Gross	Revenue
Month	Transfers	Transfers	Transfers	Value	Value Taxable	Received
Jul-20	101	57	44	\$137,529,158	\$130,894,991	\$2,617,900
Aug-20	104	49	55	\$176,375,099	\$171,288,925	\$3,435,779
Sep-20	159	42	117	\$363,276,137	\$362,676,137	\$7,253,523
Oct-20	201	68	133	\$373,250,751	\$367,511,350	\$7,359,923
Nov-20	121	40	81	\$218,588,228	\$214,313,827	\$4,286,277
Dec-20	256	146	110	\$307,862,539	\$302,257,539	\$6,053,651
Jan-21	118	60	50	\$108,513,635	\$102,961,135	\$2,069,223
Feb-21	87	48	39	\$107,677,305	\$99,427,305	\$1,988,546
Mar-21	125	62	63	\$149,643,408	\$144,563,748	\$2,903,275
Apr-21	154	74	80	\$253,758,427	\$248,349,549	\$4,980,991
May-21	113	47	66	\$129,395,513	\$124,775,513	\$2,495,510
Jun-21	111	44	67	\$162,548,991	\$159,052,699	\$3,181,054
TOTAL FY21	1,650	737	905	\$2,488,419,192	\$2,428,072,718	\$48,625,651
Average	138	61	75	\$207,368,266	\$202,339,393	\$4,052,138
Low	87	40	39	\$107,677,305	\$99,427,305	\$1,988,546
High	256	146	133	\$373,250,751	\$367,511,350	\$7,359,923

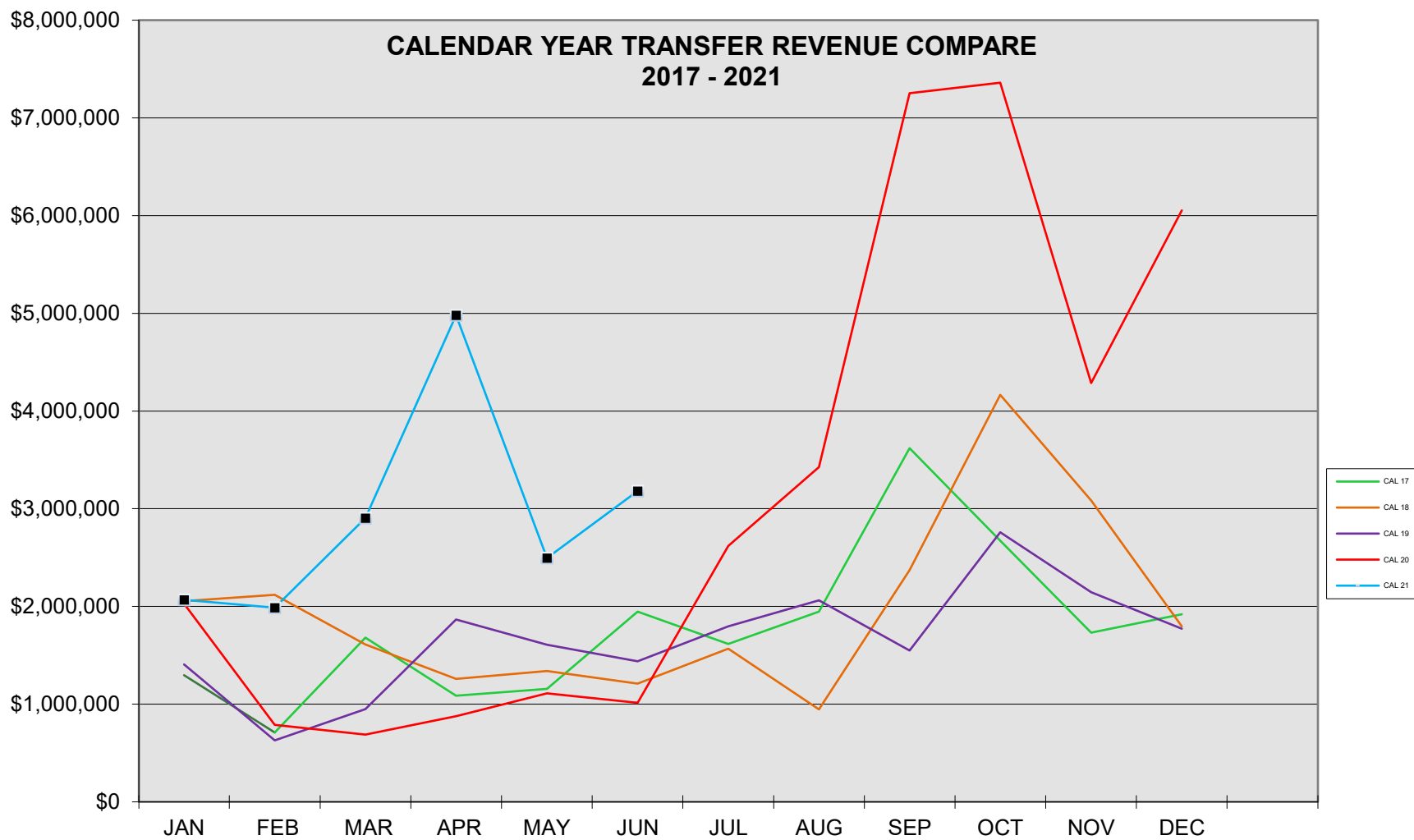


MONTHLY TRANSFER STATISTICS CALENDAR 2020

CAL20	Total	Exempt	Taxable	Total Gross	Gross	Revenue
Month	Transfers	Transfers	Transfers	Value	Value Taxable	Received
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	52	29	23	\$50,331,500	\$50,331,500	\$1,012,480
Jul-20	101	57	44	\$137,529,158	\$130,894,991	\$2,617,900
Aug-20	104	49	55	\$176,375,099	\$171,288,925	\$3,425,779
Sep-20	159	42	117	\$363,276,137	\$362,676,137	\$7,253,523
Oct-20	201	68	133	\$373,250,751	\$367,511,350	\$7,359,923
Nov-20	121	40	81	\$218,588,228	\$214,313,827	\$4,286,277
Dec-20	256	146	110	\$307,862,539	\$302,257,539	\$6,053,651
THRU JUN 20	340	195	145	\$340,211,490	\$324,602,873	\$6,507,907
Average	107	50	57	\$159,757,784	\$156,128,804	\$3,125,413
Low	36	18	18	\$36,463,714	\$34,508,714	\$690,174
High	256	146	133	\$373,250,751	\$367,511,350	\$7,359,923

MONTHLY TRANSFER STATISTICS CALENDAR 2021

CAL21	Total	Exempt	Taxable	Total Gross	Gross	Revenue
Month	Transfers	Transfers	Transfers	Value	Value Taxable	Received
Jan-21	118	60	50	\$108,513,635	\$102,961,135	\$2,069,223
Feb-21	87	48	39	\$107,677,305	\$99,427,305	\$1,988,546
Mar-21	125	62	63	\$149,643,408	\$144,563,748	\$2,903,275
Apr-21	154	74	80	\$253,758,427	\$248,349,549	\$4,980,991
May-21	113	47	66	\$129,395,513	\$124,775,513	\$2,495,510
Jun-21	111	44	67	\$162,548,991	\$159,052,699	\$3,181,054
Jul-21						
Aug-21						
Sep-21						
Oct-21						
Nov-21						
Dec-21						
THRU JUN 21	708	335	365	\$911,537,279	\$879,129,949	\$17,618,599
Average	118	56	61	\$151,922,880	\$146,521,658	\$2,936,433
Low	87	44	39	\$107,677,305	\$99,427,305	\$1,988,546
High	154	74	80	\$253,758,427	\$248,349,549	\$4,980,991



Susan Campese

From: Eric Savetsky
Sent: Tuesday, June 8, 2021 9:37 AM
To: Jesse Bell
Cc: Susan Campese
Subject: FW: Seeking your support for Nantucket Lights, <https://nantucketlights.org/>

Follow Up Flag: Follow up
Flag Status: Flagged

Agenda item for next meeting?

From: Gail Walker <gailwalker101@gmail.com>
Sent: Tuesday, June 8, 2021 8:21 AM
To: ccollier@nantucketconservation.org; Emily Molden <Emily@nantucketlandcouncil.org>; Eric Savetsky <esavetsky@nantucketlandbank.org>; team@nantucketmman.org; kpochman@lnf.org
Subject: Seeking your support for Nantucket Lights, <https://nantucketlights.org/>

Hello again. As you may recall, I wrote to you last week encouraging you to sign on to the Sierra Club letter supporting the pending MA dark sky bills. I'm writing today to ask you to please consider becoming a "Supporting Organization" for *Nantucket Lights*, the citizen advocacy group that I recently founded to combat light pollution on Nantucket.

You will find information about us on our website, <https://nantucketlights.org>. Organizations that would like to be publicly recognized as supporting our mission will be listed on the About Us page.

I'm happy to say that **Maria Mitchell** and the **Nantucket Civic League** have already signed on.

I hope all of your organizations will agree to sign on as well. Having the support of all the environmental conservation organizations on the island would go a long way in helping us achieve our goals.

I will also be reaching out to other organizations like the Chamber of Commerce, the Builders Association, the Rotary Club, Remain Nantucket, and all the neighborhood associations. The goal is to form as large a coalition as possible on this important issue.

I would love to have all of you on board before we issue a press release announcing ourselves, which we'd like to do in the near future.

If you'd like to discuss this by phone or Zoom before making a decision, happy to do that!

Gail Walker
'Sconset
Founder of *Nantucket Lights*
Lead of the Dark Sky Initiative of the Siasconset Civic Association
Member of IDA-MA

Cell: 301-775-0549

DRAFT

PRESS RELEASE

PRESERVING OUR STARRY NIGHTS:

A NEW CITIZEN ADVOCACY GROUP FORMED TO COMBAT LIGHT POLLUTION ON NANTUCKET

Nothing can beat the magic of the Nantucket sky on a clear night. Thirty miles at sea, far from the glow of major cities, the island can feel at times like an ocean liner, alone beneath a canopy of stars. It's a view to stir the soul. But now that velvety blackness, and the celestial bodies it reveals, could be lost to us. Light pollution on Nantucket has increased 2.4% each year since 2012, according to data obtained from satellites. That means that there is about 22% more light pollution today than just nine years ago.

A new citizen advocacy group called *Nantucket Lights* aims to do something about that. With a diverse steering committee that includes year-round as well as seasonal residents, its mission is to preserve and protect Nantucket's nighttime environment and heritage of dark skies by raising awareness about light pollution on the island and advocating for environmentally responsible outdoor lighting.

Its recently launched website (<https://nantucketlights.org>) is intended to serve as a resource for the community. It has information about light pollution specific to the island, including information about Nantucket's Outdoor Lighting Bylaw. Adopted in 2005, that Bylaw contains a number of provisions to help preserve Nantucket's dark skies that *Nantucket Lights* suspects many property owners aren't aware of and will voluntarily comply with once they are.

The website has a link to a downloadable handout that supporters can print out and distribute to property owners to spread the word about the Bylaw as well as educate them about the "Five Principles for Responsible Outdoor Lighting" agreed on by the International Dark Sky Association (<https://www.darksky.org>) and the Illuminating Engineering Society (<https://www.ies.org>).

Nantucket Lights hopes many more like-minded people will join *Nantucket Lights* to show their support for its mission and help it achieve its goals. A link for joining is on the Home Page of its website.

Nantucket Lights is entirely non-profit and volunteer-run.

The Maria Mitchell Association (<https://www.mariamitchell.org>), the Nantucket Civic League (<http://www.nantucketcivicleague.com>), the Nantucket Land Council (<https://www.nantucketlandcouncil.org>), and the Marine Mammal Alliance Nantucket (<https://www.nantucketmman.org>) are among the organizations that have already signed on as "Supporting Organizations." Any organization or business that would like to join them should send an email to nantucketlights@gmail.com.

Media Contact

Gail Walker, nantucketlights@gmail.com

Fact Sheet: “An Act to improve outdoor lighting, conserve energy, and increase dark-sky visibility”

A bill titled “An Act to improve outdoor lighting, conserve energy, and increase dark-sky visibility” has been introduced by Sen. Cynthia Creem (S.2147) and by Rep. Sean Garballey (H.3306). It is a refile of S.1927/H.2858 from last session, and proponents seek to exceed those bills’ 24 bipartisan co-sponsors.

This legislation would promote energy-efficient lighting practices throughout the Commonwealth by:

- requiring municipal- and state-funded projects to use fully-shielded exterior lighting in new or replacement installations, and to install that lighting only where it is needed;
- requiring these installations to use lighting with a correlated color temperature (CCT) of no higher than 3000K, which researchers advocate for human circadian health and nocturnal habitats.
- establishing maximum illumination thresholds for municipal- and state-funded lighting projects
- requiring Mass. Dept. of Transportation to review and update its criteria for roadway lighting to conform to commonly accepted best practices; and
- requiring the Mass. Department of Public Utilities to establish reduced-rate tariffs for low-wattage LED streetlights and for streetlights that are dimmed or turned off during the night. This would benefit towns that want to install LED streetlights, particularly if they’re opting for electronic dimming controls.

Poorly designed or excessive night lighting harms the environment in many ways, including:

- **Energy waste:** by one recent estimate, light streaming up into the night sky from cities and towns in Massachusetts equates to 1½ billion kilowatt-hours and \$180,000,000 in wasted electricity annually.
- **Visual impairment:** poorly designed lighting causes harsh glare that blinds and distracts drivers, especially in bad weather and for elderly drivers with poor visibility.
- **Environmental consequences:** overlit buildings disorient many birds, especially during their seasonal migrations, causing death due to impact or predation.
- **Loss of the starry sky:** skyglow from light pollution reduces enjoyment of the night sky. More than two-thirds of Americans can’t see the Milky Way from their homes.

By contrast, well-designed lighting illuminates the ground without wasting energy and without being a burden or nuisance to the environment or other people and property. Lighting professionals recognize that the most straightforward means to create a glare-free nighttime environment is to utilize fully-shielded lighting fixtures, which emit all of their light down (below horizontal) and none of it directly up into the sky.

Note that the bill’s requirements would apply only to new or replacement lighting installations — existing lighting would not be affected, and provisions are included to permit waivers when deemed necessary by special circumstances. Nor would it add to project costs, because well-designed, fully-shielded lighting is now almost universally available from manufacturers.

The primary sponsor is the International Dark-Sky Association (darksky.org) and its Massachusetts chapter. If you have questions regarding this bill, please contact Kelly Beatty (kbeatty@darksky.org), Tim Brothers (astrobrothers@gmail.com), or Mario Motta (mmotta@massmed.org).

References:

“Human and Environmental Effects of Light Emitting Diode Community Lighting” (American Medical Association, CSAPH Report 2-A-16, 2016; <http://bit.ly/1XZzs23>)

“Visibility, Environmental, and Astronomical Issues Associated with Blue-Rich White Outdoor Lighting” (International Dark-Sky Association, 2010; https://is.gd/IDA_bluelight_report)

“IDA and IES announce strategic collaboration to advance quality lighting to reduce light pollution” (Illuminating Engineering Society, April 16, 2020; <https://is.gd/5principles>)

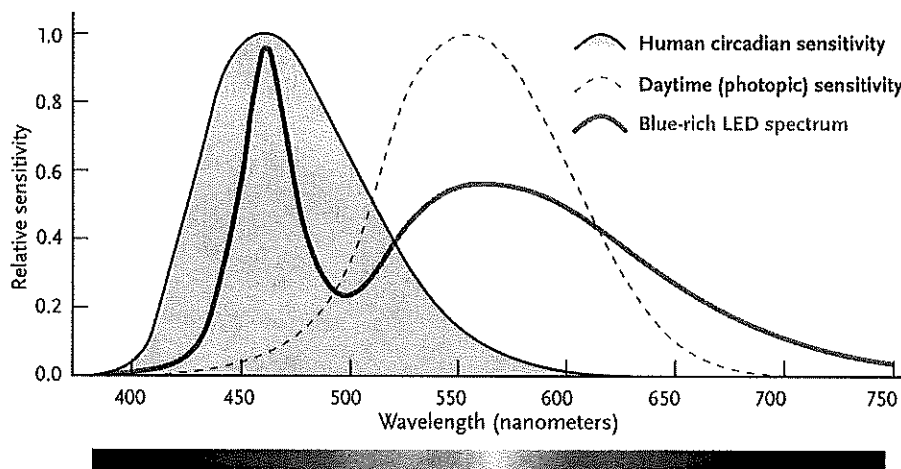
LED Streetlighting: Promise and Pitfalls

by J. Kelly Beatty (reprinted with permission from *Sky & Telescope*, May 2015)

We are on the cusp of a once-in-a-lifetime revolution in the way we illuminate our nighttime environment. Light-emitting diodes, or LEDs, are rapidly replacing any and all light sources used at night — from flashlights to headlights to streetlights.

There's much to like about LEDs. They are mechanically uncomplicated, produce a great deal of light from very little electricity, have extremely long lifetimes (up to 100,000 hours), and can be dimmed or cycled on and off instantly. Illumination technology has not taken such a dramatic step forward since the introduction of high-pressure sodium (HPS) bulbs in the 1960s.

However, white LEDs are strong sources of blue-rich light, which has several negative side effects. For example, blue-rich light is more disruptive to the circadian activity of nocturnal wildlife, including humans.



As the graph shows, our eyes are much more sensitive to blue light at night than they are in daylight. Blue-rich light can create strong, often disabling glare within the eyes of elderly people. Most critically for astronomers, blue-rich light scatters readily in the atmosphere (which is why our daytime skies are blue). This means blue light creates far more skyglow at night than a similarly bright “warm” source such as HPS.

One easy way to determine an LED's apparent color is to note its *correlated color temperature*, or CCT. Very high values, 5000 kelvins or above, have the harshest, bluest light; those with CCTs of 3000 K or lower have a “warmer,” more environmentally benign output. A 2010 analysis by the International Dark-Sky Association addresses these problems in detail; see https://is.gd/IDA_bluelight_report.

The odds are high that your town or city is planning to convert its streetlight to LEDs, if it hasn't already. The same prospect applies to businesses near you. If so, the IDA makes the following recommendations:

- Always choose fully shielded fixtures that emit no light upward.
- Use “warm-white” or filtered LEDs with a CCT no higher than 3,000 K.
- Choose models with adaptive controls like dimmers, timers, and motion sensors.
- Consider dimming or turning off the lights during overnight hours.
- Do not overlight just because LEDs have high luminous efficiency.

Please sign on to Sierra Club letter of support for MA Dark Sky bills

Gail Walker <gailwalker101@gmail.com>

Thu, Jun 3, 2021 at 7:17 AM

To: ccollier@nantucketconservation.org, Emily@nantucketlandcouncil.org, director@nantucketlandbank.org,

team@nantucketmman.org, kpochman@ltnf.org

Cc: James Lowenthal <jamesastron@gmail.com>

Hi everyone,

I am writing on behalf of the Massachusetts chapter of the International Dark Sky Association to invite your organizations to sign on to the attached letter authored by **Sierra Club Massachusetts** in support of the "dark sky" bills currently pending in the Massachusetts legislature (S.2147 and H.3306).

Co-signers to date include:

2 Degrees

350 MA

Charles River Watershed Association

Connecticut River Watershed

Conservation Law Foundation

CounterAct Climate Change

Living the Change (Berkshires)

Massachusetts Audubon Society

Massachusetts Land Trust Coalition

Nashua River Watershed Assoc. (Wild and Scenic River area)

Neponset River Watershed Association

I hope your organization will agree to sign on to this letter as well.

Light pollution poses a serious threat to all living species from salamanders to birds, from pollinating insects to fish, from coral to humans -- and it's getting worse at 2% per year globally, twice the rate of population growth. All species are affected by light pollution, and some face extinction because of it. Humans risk elevated rates of cancer, diabetes, obesity and depression due to artificial light at night. The BioEnvironment chapter of this major new report to the United Nations includes the opinions of top scientists about these issues, with extensive references in the scientific literature:
<https://www.iau.org/news/announcements/detail/ann21002/>

Light pollution also wastes energy and money -- 1.5 billion KWH and \$180M per year in Massachusetts alone -- and adds to greenhouse gas emissions.

The pending MA "dark sky" bills propose common-sense measures to reduce light pollution in Massachusetts. More than 20 legislators have signed on as co-sponsors. The Appalachian Mountain Club, Mass Audubon, and the Massachusetts Medical Society have all endorsed the bills. For additional info, please see the attached fact sheet.

If your organization would be willing to sign on to the Sierra Club letter, please include the President of IDA-MA, James Lowenthal (cc'd here), in your response so that he can ensure that your organization is listed when the letter is sent.

Thank you and best regards,


Gail Walker ('Sconset)


Member, IDA-MA

Founder of Nantucket Lights, <https://nantucketlights.org>

cc. James Lowenthal, President of IDA-MA

2 attachments

 **Enviro-sign-on-SierraClub-TUE-DarkSkyBill-2021june3.pdf**
138K

 **2021-IDA_MA-Dark-Sky-bill-H3306-S2147-info.pdf**
537K



April 2021

To: Joint Committee on Telecommunications, Utilities, and Energy

RE: Letter in support of H.3306 and S.2147, "An Act to improve outdoor lighting, conserve energy, and increase dark-sky visibility."

Dear Chairman Barrett, Chairman Roy, and Members of the Joint Committee on Telecommunications, Utilities, and Energy,

We, the undersigned organizations, write in support of H.3306 and S.2147, the so-called "Dark-Sky Bill" (Sen. Creem and Rep. Garballey).

We accept as well-supported, evidence-based scientific fact that:

- Humans and most other life forms on Earth are profoundly tied to the natural 24-hour cycle of light and darkness. The 2017 Nobel Prize in Physiology was awarded to researchers who discovered the chemical clock in our DNA that controls those circadian rhythms.
- Light pollution, especially blue light, is devastating to wildlife, from mammals to birds to insects to fish. Dark nights are an essential part of their natural ecosystem. Numerous institutes around the US, with many researchers here in Massachusetts, are devoted to studying the effects of light at night on animals, and the news is essentially all bad: light pollution negatively affects migration, mating, and/or feeding patterns in all species studied.
- Hundreds of millions of birds die each year due to light pollution when they are disoriented by bright city lights and crash into buildings or drop dead from exhaustion.
- Insect populations are in steep decline, and there is growing evidence that light pollution plays a significant role. Visits to flowers by pollinators – on which our food chain depends critically – drop by more than 50% in the presence of artificial light at night. Some species of fireflies are threatened with extinction due to light pollution.
- Over ¾ of all mammal species are nocturnal; they all require darkness at night to thrive.
- Plants, including trees, also depend on a natural light-dark cycle to thrive, and are negatively affected by light pollution.
- Light pollution wastes energy and money: Tens of millions of dollars per year in Massachusetts, spent burning fossil fuels to light up the sky. This translates directly to climate-change-inducing greenhouse gas emissions, with no practical benefit.
- Light pollution is growing worldwide at over 2% per year—more than twice the rate of population growth. In Massachusetts, some areas have seen light pollution worsen by as much as 10% per year in the last few years. Darkness at night is now a rare thing in most parts of the Commonwealth.

Furthermore, the dark, star-studded sky and the Milky Way are natural resources, like air and water, to which all people have a right. In the National Parks, night-time events are the fastest growing programming type, with one-third of all public posts on Instagram from the National Parks related to dark skies and astronomy. The few remaining relatively unpolluted areas of Western Massachusetts draw many visitors: Boston area and out-of-state astronomy groups from other heavily light-polluted regions travel there for their multi-day "star parties", boosting local and state economies with tourist dollars.



We believe the problem of light pollution is a serious one for wildlife and humans alike. Protecting wildlife and the nighttime ecosystem from light pollution is consistent with all of our organizations' missions. We believe that light pollution is unnecessary, and that better lighting in our cities, towns, and highways can provide more than enough light needed for safety while also respecting and protecting wildlife and the rest of the natural environment.

We support the Dark-Sky Bill because it will reduce unnecessary and harmful light pollution; it will help protect human health and wildlife; it will reduce greenhouse gas emissions; and it will support eco-tourism and access for all to the timeless majesty of the starry night sky.

We respectfully urge the Telecommunications, Utilities and Energy Committee to report out favorably the Dark-Sky Bill and to move it to the Legislature for a full vote.

Sincerely,

Sierra Club Massachusetts

Co-signers (confirmed as of 6/3/21):

2 Degrees
350 MA
Charles River Watershed Association
Connecticut River Watershed
Conservation Law Foundation
CounterAct Climate Change
Living the Change (Berkshires)
Massachusetts Audubon Society
Massachusetts Land Trust Coalition
Nashua River Watershed Assoc. (Wild and Scenic River area)
Neponset River Watershed Association

Selected References:

<https://www.darksky.org/light-pollution/wildlife/>
<https://www.anatomyofnight.com/research/recently-published-in-lda-starving-for-darkness-by-jane-slade>
https://www.nps.gov/articles/nocturnal_earthnight.htm
<https://www.nationalgeographic.com/science/2019/04/nights-are-getting-brighter-earth-paying-the-price-light-pollution-dark-skies/>
<https://www.iau.org/news/announcements/detail/ann21002/>



**POLICY FOR THE INSTALLATION OF COMMEMORATIVE PLAQUES,
BENCHES, ROCKS, & TREES ON NANTUCKET LAND BANK PROPERTIES**
ADOPTED: _____, 2021

I. Purpose

This policy is implemented to ensure a thoughtful, consistent, and appropriate process for the consideration of requests for donated commemorative plaques, benches, rocks, and trees on Land Bank properties.

II. Policy

The design, language and location of the commemorative plaque, whether it is proposed on a bench, rock, tree, or otherwise, must be reviewed by Land Bank staff and approved by the Commission. Requests will be considered for individuals with a demonstrable connection or established ties to the preferred location. Anything outside of the parameters of this policy may be approved at the sole discretion of the Commission.

III. Process

Applications may be submitted to the Nantucket Land Bank office at 22 Broad Street or *via* email to administrator@nantucketlandbank.org

IV. Costs

The design and fabrication costs for the plaque, bench, rock, tree will be the responsibility of the applicant. Bench plaques must be ordered at the same time as the bench and embedded within the bench at the time of fabrication. Upon approval of the request, the Land Bank will place the order at the expense of the applicant.

V. Violations

Any commemorative plaque, bench, rock, or tree installed on Land Bank property without prior approval by the Land Bank will be removed at the expense of the party who made the installation.



**APPLICATION FOR THE INSTALLATION OF COMMEMORATIVE PLAQUES,
BENCHES, ROCKS, & TREES ON NANTUCKET LAND BANK PROPERTIES**

APPLICANT NAME: _____

MAILING ADDRESS: _____

NANTUCKET ADDRESS: _____

TELEPHONE: (____) - ____ - ____ *cell* (____) - ____ - ____ *home* (____) - ____ - ____ *work*

E-MAIL: _____

Name of Person(s) on Plaque: _____

Please describe the connection of the person(s) to the preferred location:

Please check type of plaque¹ etc... :

- | | | |
|--|---|--|
| <input type="radio"/> Plaque on existing bench | <input type="radio"/> New bench with plaque | <input type="radio"/> Free standing plaque |
| <input type="radio"/> Plaque on existing tree | <input type="radio"/> Plaque on new tree | <input type="radio"/> Plaque on rock |
| <input type="radio"/> OTHER: _____ | | |

Wording on plaque: _____

Approved/Denied: _____

Date: _____

Executive Director

Comments: _____

¹ Land Bank Staff should be consulted as to type of plaque, bench, rock, and tree to ensure compatibility with the environment of the preferred location.