



CRMC Dock Subcommittee Minutes

Friday, July 28, 2006; 9:10 a.m.
Stedman Government Center
Wakefield, RI

Council Members Present: Neill Gray, Ray Coia
Legal Counsel: John Longo, Esq.
CRMC Staff Present: Tracy Silvia, Mike Deveau

Reading of the Minutes of the previous meeting.

Neill Gray asked that the minutes be amended so that for record 1994-09-081 it says --
26' x 6' access float (already have an access ramp).
Neill Gray voted approval of minutes as amended.

Applications which have been Out to Public Notice and are before the Dock Subcommittee for Decision:

Michael Deveau/Sean Feeley

2006-06-036 KEVIN ENGELMAN – Cranston

- Public Notice period expires August 6, 2006
- Site has not street frontage
 - applicant acquired easement to access site.
- Variance required if ledge is found in area when constructing dock so that piles can be pinned (have alternate set of plans)
 - Four 1 ton anchors (concrete blocks) will secure dock with chains
- Water depth is 3-5' at float
- Dock to extend 44' from end of stone seawall
- Lateral Access is 8' of clearance at MHW
- Dock meets channel setback which is 80' out
- Received sideline sign off from one neighbor (Lawson)
 - When M. Deveau went to do site visit abutting neighbors came to talk and expressed concerns regarding the proximity of the dock to their properties.
 - M. Deveau told abutting neighbors to put their concerns in writing and submit them to CRMC for the file by August 6, 2006.
 - Mr. Lawson stated to M. Deveau at the site that he would like to change is letter of no objection to which M. Deveau stated he needed to send written letter to CRMC prior to August 6, 2006.
 - M. Deveau read letter of "no objection" from Mr. Lawson
 - discussion of subcommittee members
 - sideline setback objection could stop application

- Lawson can express opinion about length objection but it is not a standard.
- Mike explained that if ledge is found when driving piles for dock; alternate plans will be used for pinning the fixed pier.
 - Discussion about standards – geologic site
 - Neill Gray clarifies subcommittee’s role in approval of alternate plan.
- Discussion on concrete blocks; depth of sinkage
- Neill Gray expresses concerns about pinning method but motions approval conditional to clean notice period.
- Ray Coia seconds motion.
- Application carries on a unanimous voice vote.

Tracy A. Silvia/Thomas A. Medeiros

2006-04-101 EDWARD KRIETE – Barrington

- Town has conditional objection applicant has to address.
- Application continued to a later meeting.

2006-05-131 TAVIT SMITH – Narragansett

- Located on the Narrow River
- Very short dock; extending only 25’ past MLW
- No wetland present
- No SAV present
- ACOE granted Category 1 permit
- Public Notice period over July 7 with no comments received.
- Water depth is three feet at terminus of the dock.
- Dock is under threshold for distance to opposite shoreline
- Revising plans for lateral access
 - Right now plans state only 2.5’ at MHW; need 5’
 - Neill Gray states applicant can go up more, or stairs
- T. Silvia states applicant chose to elevate
 - Mean High is at .5
 - Bottom of deck is 3
 - Applicant is going to double height
 - Calling for new plans
- Neill Gray state that approval should be conditional to receipt of new plans.
- Ray Coia motions approval conditional to providing lateral access.
- Neill Gray seconds motion
- Application carries on unanimous voice vote.

2006-06-020 SHAWOMET REALTY COMPANY – South Kingstown

- Located in the Indigo Point Area
- Lots are irregular; subdivision approved long time ago giving each lot road and water access.
 - Lots shaped like hockey sticks
- No house on lot
 - house permitted last year
 - old foundation located on site
- Plans were revised since public notice for upland access not dock dimension
- Public Notice period ended July 13, 2006
- Both abutter sign offs – no variance required.
- No lateral access
 - Staff opinion is that none is required. Only shoreline access to this point is through private property. Vegetation along the shore makes inaccessible; No apparent lateral access at all in this area.
- Neill Gray questioned how much lateral access they proposed
 - T. Silvia stated 3'
- Discussion on Lateral Access Issues
- Ray Coia motioned approval conditional upon certificate of occupancy.
 - Applicant cannot start construction of dock until house is built and certificate of occupancy is received (must provide to CRMC).
- Neill Gray seconds motion
- Application carried on unanimous voice vote.

Ray Coia motioned, seconded by Neill Gray, to adjourn meeting.
Meeting adjourned (9:40 a.m.)

Minutes recorded by Lisa A. Mattscheck, CRMC Office Manager.

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