



CRMC Dock Subcommittee Minutes (*corrected)

Friday, August 25, 2006; 9:10 a.m.
Stedman Government Center
Wakefield, RI

Council Members Present: Neill Gray, Ray Coia, Bruce Dawson
Legal Counsel: *Brian Goldman, Esq.
CRMC Staff Present: Tracy Silvia, Mike Deveau

Reading of the Minutes of the previous meeting.

Raymond Coia motioned, seconded by Bruce Dawson, for approval of the minutes of the previous meeting. Motion carried on a unanimous voice vote.

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

Richard Lucia/Tim Motte

2005-12-053 WALTER and EILEEN REYNOLDS – Westerly

- Winnapaug Pond
- Aerial map viewed to pinpoint location for Subcommittee members
- Applicant requesting 10' length variance to our 50' standard
- No sideline regulation issues
- Proposal is a fixed pier
- Water depth at MLW at terminus is 18"
- Lateral access clearance is adequate at 5' at MHW
- Dock to cross a small wetland
- Audobon Society owns abutting lot, has no objection to dock
- Subcommittee Members reviewed plans
 - Access ladders are for the dock owners
 - Pilings to be wooden
- Neill Gray motioned, seconded by Bruce Dawson, approval of application
- Application approved on unanimous voice vote.

Tracy A. Silvia/Thomas A. Medeiros

2006-04-101 EDWARD KRIETE – Barrington

- Located in Warren River
- Aerial map viewed to pinpoint location for Subcommittee members
- Public Notice period ended on July 23, 2006 with a comment/concern letter received from Town of Barrington Harbor Commission asking about the length of dock relative to adjacent docks on this waterway due to local navigation patterns.
- Document reviewed by Legal Counsel and determined that it was not a substantive objection and that the applicant had satisfied the Town's concerns in the revisions submitted this morning via e-mail.
- Revisions include
 - elimination of wetland walkover structure across tidal creek, as it is prohibited.
 - Aerial depiction of proposed dock relative to nearby dock lengths, all "in line" no further seaward.
 - Relocating dock slightly southward to minimize wetland impacts (would send in plans depicting this change).
- Application required 25' length variance to extend 75' beyond MLW
- Achieves 4' water depth
- Applicant's boat drafts 2.5'
- Staff asked if applicant should shorten dock;
 - Subcommittee deemed dock consistent length with others in this waterbody.
- Bruce Dawson asked if approval would be conditional on Harbor Commission agreement.
- Discussion on letter of comment
 - Legal Counsel states not substantive objection, no document from town necessary
- Lateral Access discussion; different means of obtaining lateral access
 - Neill Gray states options: raise dock, add stairs, allow access to upper property.
- Legal Counsel stated that an easement would be required if allowing access onto property.
- Neill Gray asked if staff does follow up site visit after construction.
 - Tracy Silvia stated that permitting staff always in areas for other projects and therefore are familiar with project sites.
- Ray Coia motioned, seconded by Bruce Dawson, a conditional approval needing agreement from applicant on the option of stairs, raising dock, or an easement on property for access.
- Application approved on unanimous voice vote.

Gregory Baribault

2006-04-075 JOHN SWEN – Cranston

- Edgewood Area of Cranston
- Aerial map viewed to pinpoint location for Subcommittee members
- Water in this area is shallow for a very long distance
- Total length of dock is 203.5' from seawall; but length is 74' beyond MLW
- Letter of No objection received from abutter regarding sideline setback.
- Length variance required for the 24'
- Greg has concerns:
 - meets current standards
 - 18" of water at terminus of dock
 - pictures reviewed for historical impacts on docks
 - 13.5' mile unobstructed fetch
 - Subcommittee reviewed navigation chart
 - Greg stated that he would like to work with Grover to develop strict stipulation in the event of devastation.
 - Legal Counsel stated that it would require bond posting to cover the cost of removal of facility that would be passed on to eventual new owner.
 - Greg stated that the area also sustains heavy icing which is detrimental to pilings.
- Ray Coia motioned, seconded by Bruce Dawson, to approve dock as applied for.
- Greg argued that he would like to be able to set up some situation in the event of the dock requiring total removal or replacement, so that it is not abandoned.
- Legal Counsel stated that he would talk to Jeff Willis about putting subject before Policy and Planning.
 - discussion
- Ray Coia stated he wanted to move ahead with motion as is.
- Subcommittee members leery of making bond requirement.
- Greg asked if he could come back with application before the Subcommittee after he had talked with Grover about more stringent stipulations.
 - Neill Gray stated he did not want to hold up the applicant.
- Subcommittee stated they needed more guidance on the subject.
- Legal Counsel requested that a copy of the minutes go to Jeff Willis
- Motion to approve dock application as is carried on unanimous voice vote.

Ray Coia motioned, seconded by Bruce Dawson, to adjourn meeting.
Meeting adjourned at 9:45 a.m.

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