

**FINAL 3/16/22 MINUTES  
Town of Greenwich  
Harbor Management Commission Meeting  
Via Zoom Conference**

**Members in attendance:**

Mike Van Oss, Chairman  
Bernard Armstrong, Secretary  
Lile Gibbons Vice President  
Beth Forbes  
Ty Anderson-seated

**Ex-Officio Members in Attendance:**

Brian Kerzner  
Sargent Shockley-Marine Police  
Sue Baker  
Janet McGuigan-BOS  
Joe Benoit RTM

**Absent:**

Patrick LeRow P&Z  
Sarah Coccaro  
Fridolf Hansen  
Rick Loh, Board of Parks & Rec  
Sean Jordan  
Bill Ingraham  
Skip Parker  
Casey Mc Kee  
Roger Bowgen

**Others in Attendance:**

Jenny Larkin  
Laura Estevez  
Geoff Steadman

1. Meeting called to order at 6:05 pm by Chairman Mike Van Oss
2. Approval of Minutes for the February 16<sup>th</sup> HMC Meeting  
Bernie Armstrong motioned to approve, Ty Anderson seconded,

Vote Unanimous.

3. Chairman's Report Chairman VanOss. No Report

The quorum issue was discussed and agreed that it was established

4. Mooring Committee. Laura Estevez updated the commissioners on mooring renewals

5. Harbor Master Report (Harbormaster Jordan)-No report but Chairman van Oss gave an update on the Town Party and that the HMC was looking for clarification about stationing boats on moorings for the town party.

6. Finance Report (Anderson, Armstrong, Gibbons). Chairman Anderson reported not much excitement so far in the financial area

7. Applications Review Committee Report (Chairman Armstrong, McKee and Forbes)

Chairman Armstrong reported that 2 applications were approved and removed from the list and that any items over 2 years old will be removed from the monthly report.

The Pre-submission form for a dock and boat lift at **77 Club Road** was tabled until 4/20 meeting at applicant's request to give them time for a new survey of the "right away" and property line.

**10 Lighthouse Lane** Old Greenwich. Seawall Replacement. This was tabled until 4/20 at the request of Shellfish and Conversation to give them time for a full site inspection.

8. Water Hazards-Skip Parker No report. Geoff Steadman reported that he contacted Mr. Zawoy, who reported that he has not be contacted by the barge owners

9. Grass Island. Mike Van Oss reported that they are in contact with Congressman Himes to get guidance on how best to approach this matter. Lile Gibbons thanked Mike Van Oss for making contact with Congressman Himes. If the channel could be de-federalized then this would remove the requirement for Grass Island to be open to all. Congressman Himes will be asked to defederalize the anchorage so we can move forward with the much-needed channel dredge. Beth Forbes said that we need to outline all the "pros and cons" so a meaningful discussion can be had. Lile Gibbons asked to see the draft letter and Sue Baker will team up to help.

9 c Cove dredging. Brian Kerzner reported that nor much has changed but he expects to get funding in July. Still waiting for funds to order biotesting. MR. Kerzner said that \$250,000 is needed for the bio testing. Lile Gibbons asked if anything was needed from New York State. Kerzner stated that we are comfortable that the results will be benign.

9 d Harbor Plan redrafting committee (Beth Forbes) said that she wants Conservation to come to more drafting meetings to discuss structural issues on how we go about redrafting. Ms. Forbes said that it was more about procedural clarifications on how everyone is to work together. Chairman van Oss clarified that recommendations of the HMC are binding on DEEP.

10. Court Decision Appeal—Legislative Matters- No report

11. Public Comment – Ty Anderson asked about the kelp farm on the Old Greenwich, Stamford border. Steadman clarified that it was approved by DEEP. Ms. Baker said that it was permitted to Sound Waters with stipulation that it be removed by May 1<sup>st</sup> each year. Ty Anderson asked Geoff Steadman to look into the removal dates for kelp farms.

12. Adjournment – Lile Gibbons motioned to adjourn, Beth Forbes seconded. Vote unanimous.

Meeting adjourned at 7:25 pm.

*B.F. Armstrong*

Bernard Armstrong, Secretary

Mike Van Oss, Chairman



**Harbor Management Commission  
Selectmen's Office  
101 Field Point Road  
Greenwich, CT 06836-2540  
203-622-7713**

Mike Van Oss, Chairman  
Lile Gibbons, Vice Chairman  
Bernie Armstrong, Secretary

**Meeting Notice  
Harbor Management Commission  
March 16, 2022 Agenda  
6:00 P.M.  
Mazza Room and Via Zoom Conference**

Here's the Zoom link:

<https://greenwichct.zoom.us/j/84205004136?pwd=dy8wZlVhYlBKNhUUM2Y2Z2Z5VStVQT09>

877 853 5257 or 888 475 4499

Webinar ID: 842 0500 4136

Password: 2186181

- 1) Call to Order
- 2) Approval of Minutes for February 16<sup>th</sup> regular Meeting
- 3) Chairman's Report
- 4) Mooring Committee Report (Ingraham, Mc Kee, Van Oss)
- 5) Harbormaster Report (Harbormaster Sean Jordan)
- 6) Finance Committee Report (Anderson)
  
- 7) Applications Review Committee Report (Armstrong, Forbes McKee)
  - a. 77 Club Road. Pre-submission Consultation form for new pier, dock and boat lift for **77 Club Road**, Riverside, CT Engineer Christina Lopes Docko's. Tabled pending additional information from Docko's.
  - b. No other dock applications have come in
- 8) Water Hazards Committee Report (Skip Parker)
- 9) Old Business
  - a. Captain's Island No Wake Zone Buoys
  - b. Greenwich Harbor Dredge/Grass Island
  - c. Greenwich Cove Dredge
  - d. Harbor Plan drafting committee update (Beth Forbes).

New Business

- e. Legislative Measures Related to recent court decision
  - f. Greenwich Town Party Harbor Plan (Sean Jordan)
- 10) Public Comment
- 11) Adjournment

N.B Jenny Larkin (ZOOM Technical Support) will attend the meeting in the Mazza room and co-ordinate the technical aspects of the combined live meeting and the Zoom meeting

Mike Van Oss, Chairman

*The Town complies with all applicable federal and state laws regarding non-discrimination, equal opportunity, affirmative action, and providing reasonable accommodations for persons with disabilities.*

*If you require an accommodation to participate, please contact the Commissioner of Human Services at 203-622-3800 .Alan Barry was replaced by Demetria Nelson [demetria.nelson@greenwichct.org](mailto:demetria.nelson@greenwichct.org). The phone number remains the same.*

## **Application Review Committee Report**

**3/16/22 HMC Meeting**

**Bernard Armstrong, Chairman**

**Casey Mc Kee, Beth Forbes**

**Finished business**

**2 new items**

2/20/22 License Number 202111888-COP issued for 4 Sound Shore to rebuild its seawall.

2/20/22 License Number 202112152-COP issued for **Rocky Point Club** to repair its seawall for flood and erosion control

**25 open Items (pending DEEP action)**

Rec'd COP Application for Removal of Invasive Phragmites in Bruce Park, Greenwich. Coastal resources in Bruce Park are Greenwich Creek, tidal ponds and associated tidal marshes. Approved by HMC 12/19/18.

Sent signed Pre-application approval letter to Jill Pietropaolo at Race along with the signed Deep Permit Consultation Form (file **17 Byron Dock**).

5/21/19 rec'd Certificate of Permission Application Form for **8 Eggleston Lane** to rebuild a stone seawall. Engineer Jim Bajek. See Dock application now permitted. 2 separate Permission Applications.

Rec'd DEEP Notice of Tentative Determination to approve the application submitted by River Road Development LLC for proposed activity that includes modifying a marina and rowing club. Written comments due to DEEP by June 16, 2020.

9/23/19 General Permit Registration Form for 152 Indian Head Rd for waterfront improvements to replace broken timbers and gangway and ramp. HMC voted in favor at 10/16/19 meeting

Rec'd the Public Notice from the USACOE regarding the kelp farm North of Payea Reach. File NAE-2019-00271 The ACOE is seeking comments regarding this plan. N.B the HMC approved a similar request in 2017,

1/3/2020 Rec'd LWRD License Application for 228 Byram Shore to retain and maintain a 3'x40' aluminum ramp and a 10' by 42" timber floating dock in the Byram Riven in Greenwich. Engineer John Hilts. 1/21/20 Sent HMC position letter to Susan Jacobson.

LWRD License Application for Additional floating docks, replacement of deteriorated bulkheads, seawalls and ramp landings, and reinstallation of and/or modifications to ramps at a commercial recreational boating marina for **112 Water Street**, Greenwich. Engineer John Hilts. There was no objection to this application and letter sent to DEEP on

LWRD License Application for 207 Byram Shore Road to build a 4/40 dock. John Hilts Engineer. The HMC reviewed this project on April 15<sup>th</sup> and sent is notification out on 4/20/20.

Certificate of Permission Application for dock modifications for 31 Indian Point Lane, Riverside. Engineer is Christina Lopes with Dockos in Mystic, CT. The HMC had no objection to this at its 6/17 meeting.

Pre-submission Consultation Form for Greenwich Point Park to dredge 2.4 acres in Greenwich Cove. This area is part of the 147acre Greenwich Point Park with significant residential development in the area. Sponsor is Brian Kerzner. Engineering by Steve Sternberg, Race Coastal. The HMC had no objection to this at its 6/17/20 meeting.

Pre-Submission Consultation Form for 7 Meadow Place, Old Greenwich., to extend the 50 ft pier, add gangway and timber floating dock. Engineer, Jill Pietropaolo, Race Coastal. Rec'd Shellfish signoff for same.

Revised Pre-Submission Consultation Form for 7 Meadow Place, Old Greenwich. 7/21/20 sent signed Pre-Submission application and letter to Race Coastal,

Pre-Submission Consultation Form to repair a 190 'stone seawall and build a new 110'x4 'pier and gangway at 54 Byram Drive, Greenwich. RACE is the engineer. The commission had great concerns about the non-compliant size of the proposed dock (155 ft) considering there are no other docks in the area and the extreme low tidal conditions mostly mud flats. Armstrong to contact Shellfish to request its inspection. Inspection planned for 9/29/20. Reviewed by HMC on 9/16 & 10/21/20. Unable to provide favorable recommendation.

Certificate of Permission Application to retain and repair the pre-1995 gangway and floating dock structure as well as maintain the existing stone masonry retaining wall and existing stone revetment. Site is 7 Byron Road, Old Greenwich. Jill P is engineer at RACE. 10/2/20 sent to committee for comment. Reviewed by HMC 10/21/20.

Pre-Submission Consultation Form for 200 Shore Road in Old Greenwich to construct a 4 x 88 dock and boat lift and retain a pr-95 stone revetment. Engineer David Provencher at Coastline Consulting. HMC letter sent 2/2/21

Certificate of Permission Application for 708 Steamboat Rd, Greenwich to rebuild and repair substantial damage to an unauthorized seawall in Greenwich Harbor.

Coastal General Permit Registration for a 4/40 dock and stairs at 15 Northway, Old Greenwich.

**Tod's Drift Way.** The HMC no objections to this application at its 6/16<sup>th</sup> meeting. Letter sent 7/14/21.

- 12/13/21 Pre-Submission Consultation Form to construct a 4'x4' wooden landing and an 8'x12.5' float at **619 Steamboat Rd**, Greenwich, CT. Engineer Tom Ryder at Land Tech, Westport Rec'd Pre-Submission Consultation Form from Shellfish for 619 Steamboat Rd. Greenwich, stating will "not adversely impact shellfish". Conservation cited many issues of concern that will need to be addressed.
- 112/6/21 Pre-Submission Consultation form to construct a 36" x 3" ramp and a 8x12 Float at 613 Steamboat Road, Greenwich. Engineer Land Tech, Westport. Rec'd Pre-Submission Consultation Form from Shellfish for **613 Steamboat Road** stating that this will" not adversely impact shellfish."
- 1/14/22 Rec's COP Application for **10 Lighthouse Lane**, Old Greenwich Sea Wall repair. Engineer Race Coastal.

### **New Business**

#### **Items for review at the 3/16/22 HMC Meeting**

- 1/12/2022 Rec'd Pre-submission Consultation form for new pier, dock and boat lift for **77 Club Road**, Riverside, CT Engineer Christina Lopes Docko's. Tabled pending additional information from Docko's. Dockos notified 2X

USACOE had no posted actions in the GHA for the past month.