

Stamford Harbor Management Commission (HMC) - Applications Review Committee Minutes

Date: March 6, 2023
Time: 5:30 p.m.
Location: Remotely on Zoom
Roll Call: In Attendance: Acting Committee Chairman Samuel Abernethy; Commissioners Damian Ortelli and Paul Adelberg; Consultant Geoff Steadman and AAC Maria Vazquez-Goncalves.

1. The meeting was called to order by Committee Acting Chairman Abernethy in the absence of Committee Chairman Karp at approximately 5:34 p.m.

2. Review and Approval of February 6, 2023 Meeting Minutes.

**Commissioner Adelberg moved to approve February 6, 2023 Meeting Minutes.
Seconded by Commissioner Ortelli Unanimously Approved**

*Acting Chairman Abernethy started with Item #6 & Item #7.

3. Referral of CSPP 1166 – DPS Consulting LLC on behalf of Ahamed Mafiji, 110 Euclid Avenue, Stamford, CT. Proposing the legal connection of an existing staircase from 1st floor to basement of owner-occupied dwelling. Property is located within the CAM boundary. No representative of the Applicant was present to describe the project.

**Commissioner Ortelli made a motion to recommend to the HMC a finding of no objection to the project provided best management practices are employed during construction.
Seconded by Commissioner Adelberg Unanimously Approved**

4. Application 223-05 – through 223-08 - City of Stamford – Zoning Board, 888 Washington Boulevard, Stamford, CT, - Text Change.

**Commissioner Ortelli made a motion to recommend to the HMC a finding of no objection.
Seconded by Commissioner Adelberg Unanimously Approved**

5. Application 223-09 through 223-11 – City of Stamford – Zoning Board, 888 Washington Boulevard, Stamford, CT, - Text Change.

**Commissioner Ortelli made a motion to recommend to the HMC a finding of no objection, with the exception of Application 223-09 for which additional information will be requested from the Land-Use Bureau.
Seconded by Commissioner Adelberg Unanimously Approved**

*6. CT DEEP – LWRD License Application Pre Submission Consultation Form, HMC – Antonia & Christian Stroeh, 35 Rogers Road, Stamford, CT. Property is located within the CAM boundary. Applicant proposes construction of a concrete wall, expansion of the existing revetment on the waterward side of the proposed wall, restoration of the southern groin, construction of a reinforced berm, and beach nourishment. Azure Dee Sleicher, P.E., Race Coastal Engineering, Applicant’s representatives, was present to describe the proposal and answer commissioners’ questions.

Commissioner Ortelli made a motion to recommend to the HMC a finding of no objection to the pre-application plans being included in a permit application to DEEP with the understanding there are no issues of noncompliance associated with the existing structures and provided the Applicant provides, with that application, a statement that the adjoining property owner has been informed of the proposed project regarding the stone groin along the extended southern littoral property line.

Seconded by Commissioner Adelberg Unanimously Approved

*7. CT DEEP – LWRD License Application Pre Submission Consultation Form, Shellfish Commission – Antonia & Christian Stroeh, 35 Rogers Road, Stamford, CT. Property is located within the CAM boundary. Applicant proposes construction of a concrete wall, expansion of the existing revetment on the waterward side of the proposed wall, restoration of the southern groin, construction of a reinforced berm, and beach nourishment. Azure Dee Sleicher, P.E., Race Coastal Engineering applicant’s representatives, was present to describe the proposal and answer commissioners’ questions.

Commissioner Ortelli made a motion to recommend to the HMC, acting as the Shellfish Commission, a finding of no objection to the pre-application plans being included in a permit application to DEEP with the same comments as discussed with respect to no. 6 above.

Seconded by Commissioner Adelberg Unanimously Approved

8. Old Business:

- Consultant Steadman reported on new updates on the legislative initiative to achieve amendments to the CT Harbor Management Act to clarify and uphold harbor management authority in response to the CT court case Cohen v. DEEP seen to diminish municipal harbor management authority. Proposed H.B. 5614 has been drafted by the CT Legislature’s Environment Committee to uphold harbor management authority and a Public Hearing on this Bill was held on February 27. Mr. Steadman testified at that hearing in support of the bill and on behalf of the HMC and other harbor management commissions. Efforts are now underway to submit statements of support from all harbor management commissions.
- SHMC – Application Review Process for Connecticut DEEP Permits - Flow Charts: no new update; work in progress.
- SHMC – Application Review Process for Coastal Site Plan Approvals - Flow Charts: no new update.

9. **New Business:** None

10. **Next scheduled meeting Monday, April 3, 2023 at 5:30 p.m.**

Commissioner Adelberg made a motion to adjourn.

Seconded by Commissioner Ortelli Unanimously Approved

Respectfully Submitted by
Maria Vazquez-Goncalves
March 7, 2023