

RYE CONSERVATION COMMISSION

Site Walk Minutes

Thursday, September 28, 2017

Meeting was called to order by Chair King at 5:00 pm

RCC members present at site walks: Chair Sally King, Vice Chair Suzanne McFarland, Members Jeff Gardner, Jaci Grote, Susan Shepcaro, and Mike Garvan.

5:00 pm: Straw's Point Road Tax Map 91 Lot 12, Owner: Straw's Point Trust.

Present: Steve Riker, CWS, Ambit Engineering and Greg Bauer, Bauer Construction, representing the owners.

The project involves the repair of 380 feet of seawall at the end of Straw's Point. The top of the existing wall will be removed and the wall will be built up from the bottom. The repaired seawall will tie into the abutting seawalls on either side. Marafi fabric will be used and the wall will be a boulder/rip construction. Member McFarland suggested that native plantings of a 5 foot minimum depth and an 8 foot maximum depth be installed to help deal with storm surges and to protect the landward side of the new wall. The rest of the commission agreed to make that a formal recommendation. A final plan will be presented later by the engineers.

5:25 pm: 731 Ocean Blvd Tax Map 23 Lot 6, Owner: McIntyre Family Trust and Judy Smith.

Present: Steve Riker, CWS, Ambit Engineering and Christine McIntyre, owner.

The Rye Conservation Commission (RCC) conducted a site walk at 731 Ocean Boulevard on September 28, 2017 to review the proposed project at that property. The plan calls for the existing garage to be replaced by a new garage that would be 1.5 feet closer to the marsh and 1.5 feet greater encroachment in the wetland buffer. There will be a deck on top of the garage. The roof will slope toward the marsh with a drip edge to allow the water to infiltrate the soil. The driveway will be repaved and a 9 ft. x 9 ft. pad for a hot tub will be added immediately behind the house on existing ledge. The impervious area on the lot will increase from 8.5% to 9.2%. The hot tub pad and driveway repaving are reasonable improvements to the property.

The RCC does not object to the new garage; the old garage is in relatively poor shape and is not very functional as it stands. There was some concern that the new structure will be 1.5 feet closer to the marsh but consultation between the RCC and Christine McIntyre, one of the owners, resulted in a plan to mitigate that impact. The lawn currently extends beyond the property line and the McIntyres have been mowing it almost up to the marsh. The RCC suggested that a 5 foot wide buffer of native plantings be planted along the property line to create a vegetative buffer to help protect the wetland marsh and Mrs. McIntyre agreed. Mrs. McIntyre also agreed to discontinue mowing beyond her property line.

The Rye Conservation Commission recommends approval of the project so long as a 5 foot wide buffer of native plantings is created on the property line and the owners cease mowing beyond their property line. The RCC would like to reserve the right to revisit the property after the plantings have been completed to review the vegetative buffer.

Meeting adjourned 5:45 pm.

Respectfully submitted,

Francis P. (Mike) Garvan II, Clerk