



Connecticut Department of Energy and Environmental Protection License*

Structures, Dredging & Fill and Tidal Wetlands Permit

Licensee(s): 362 Post Road LLC,
c/o Gavin Boucher

Licensee Address(s): 49 DePaolo Drive
Southington, CT 06791

License Number(s): 202301695-SDFTW

Municipality: Westbrook

Project Description: Marina improvements for marine commercial use

Project Address/Location: 362 Boston Post Road

Waters: Menuketesuck River

Authorizing CT Statute(s) and/or Federal Law: CGS Section 22a-28 to 35; CGS Section 22a-359 to 363g

Applicable Regulations of CT State Agencies: 22a-30-1 to 17

Agency Contact: Land & Water Resources Division,
Bureau of Water Protection & Land Reuse, 860-424-3019

License Expiration: Five (5) years from the date of issuance of this license.

Project Site Plan Set: *River Slips Permit Application*, eleven (11) sheets of plans prepared by SLR on 12/18/2024.

License Enclosures: LWRD General Conditions; LWRD Compliance Certification Form; Land Record Filing; LWRD Work Commencement Form; Site Plan Set

*Connecticut's Uniform Administrative Procedure Act defines License to include, "the whole or part of any agency permit, certificate, approval, registration, charter or similar form of permission required by law . . ."

Authorized Activities:

The Licensee is hereby authorized to conduct the following work as described in application # 202301695 and as depicted on any site plan sheets / sets cited herein:

1. Install a 54.1' x 4' floating dock with three 12" timber pilings and two 20.3' x 3.4' finger piers and one 23' x 3.4' finger pier,
2. Install a 25' x 3' ramp to an existing float,
3. Install a 45' x 8' jet ski float,
4. Install a 35' x 8' jet ski float,
5. Install a 21' x 4' and 35' x 4' "L" shaped float with three 12" timber pilings,
6. Remove a 200 SF dock and a 120 SF dock,
7. Install a 31' x 4' ramp to a 15' x 4' float alongside a new boat launch ramp,
8. Place a 3'-5' wide row of boulders along 35 LF to close the existing boat launch,
9. Construct a new 1320 SF concrete boat launch with two 70' L x 2' H retaining walls,
 - a. Install a coffer dam with associated dewatering device and turbidity curtains,
 - b. Grade approximately 90 CY of material and dewater above the CJL,
 - c. Remove the coffer dam, associated dewatering device, and turbidity curtains,
10. Restore approximately 3420 SF of tidal wetlands as shown on sheet 4 of 11 of the site plan set,
11. Place 250 CY of fill below CJL in the parking lot and grade a total 4925 SF to a top of slope elevation of 6.1' NAVD88 as shown on sheet 5 of 11 of the site plan set, and
12. Place 125 CY of rip rap and associated geotextile fabric along the side slopes of parking lot as shown on sheet 5 and 11 of 11 of the site plan set.

Failure to comply with the terms and conditions of this license shall subject the Licensee and / or the Licensee's contractor(s) to enforcement actions and penalties as provided by law.

This license is subject to the following Terms and Conditions:

1. **License Enclosure(s) and Conditions.** The Licensee shall comply with all applicable terms and conditions as may be stipulated within the License Enclosure(s) listed above.
2. **Equipment and Stockpile Location Restriction.** At no time shall equipment or material stockpiles be staged over or within tidal wetland(s) or submerged aquatic vegetation area(s). Stockpiles must be stored in upland areas above the Coastal Jurisdiction Line (CJL) with appropriate sedimentation and erosion controls.
3. **Wetland Delineation and Demarcation.** Prior to construction commencement, the Licensee shall demarcate by use of silt fence, hay bales, and/or construction fence the limits of wetlands located at the site. Any work, vehicular/pedestrian passage, equipment staging, or material storage other than what is authorized herein in #10 above shall be prohibited within these limits to prevent any wetland impacts. Any such demarcation

material should be capable of withstanding daily tidal ebbs and flows and shall be maintained in optimal operating condition until project completion, at which time such material shall be removed to an upland location.

4. **Height of Tide Restriction.** All upland based work authorized herein, including restoration of tidal wetlands, shall be conducted during periods of lower water to minimize sedimentation. All water-based work shall be conducted during periods of high water.
5. **Turbidity Curtain and Cofferdam.** The Licensee shall install a turbidity curtain and coffer dam prior to boat launch construction. The turbidity curtain shall extend from the water surface to the substrate. Both the turbidity curtain and cofferdam shall be maintained in optimal operating condition until completion of the associated work at which time they shall be removed to an upland location.
6. **Monitoring Plan.** Following completion of Authorized Activity #10, the Licensee shall conduct a minimum of a 2-year monitoring program which shall include the submission of an annual monitoring report on or before October 30th of each growing season for the Commissioner's review and comment. Such annual report shall contain at a minimum the following information: 1) remedial actions taken during the monitoring year, such as: slope stabilization, replanting of vegetation, and controlling invasive plant species; 2) visual estimates of percent cover of surviving vegetation; 3) general health and vigor of the surviving plants; 4) site photographs; and 5) measures recommended to achieve or maintain the restored tidal wetlands. The Licensee shall immediately implement any additional remedial recommendations that may be prescribed by the Commissioner in writing. If the Commissioner determines, following the 2-year monitoring program, that the approved restoration has not been successful, the Licensee shall submit for the Commissioner's review and written approval a revised plan to achieve tidal wetland restoration at this site.
7. **Fisheries Protection.** To protect anadromous Alewife during their spring migration, no pile driving shall occur between sunset and sunrise from March 15th to May 31st, inclusive, of any year, unless otherwise approved in writing by the Commissioner.
8. **TOY Restriction.** To protect spawning oysters, in-water work shall be prohibited from June 15th to October 30th, inclusive, of any year, unless otherwise approved in writing by the Commissioner.
9. **Other Approvals.** Prior to the commencement of the work authorized herein, the Licensee shall obtain all appropriate local, state, and federal authorizations as necessary.

Issued under the authority of the Commissioner of Energy and Environmental Protection on:

Date

Emma Cimino
Deputy Commissioner
Department of Energy & Environmental Protection



LWRD General Conditions

- 1. Land Record Filing (for *Structures Dredging & Fill, Tidal Wetlands, Certificate of Permission, and Long Island Sound General Permit Licenses only*).** The Licensee shall file the Land Record Filing on the land records of the municipality in which the subject property is located not later than thirty (30) days after license issuance pursuant to Connecticut General Statutes (CGS) Section 22a-363g. A copy of the Notice with a stamp or other such proof of filing with the municipality shall be submitted to DEEP.LWRDRegulatory@ct.gov no later than sixty (60) days after license issuance. If a Land Record Filing form is not enclosed and the work site is not associated with an upland property, no filing is required.
- 2. Contractor Notification.** The Licensee shall give a copy of the license and its attachments to the contractor(s) who will be carrying out the authorized activities prior to the start of construction and shall receive a written receipt for such copy, signed and dated by such contractor(s). The Licensee's contractor(s) shall conduct all operations at the site in full compliance with the license and, to the extent provided by law, may be held liable for any violation of the terms and conditions of the license. At the work site, the contractor(s) shall, whenever work is being performed, have on site and make available for inspection a copy of the license and the authorized plans.
- 3. Work Commencement¹.** Not later than two (2) weeks prior to the commencement of any work authorized herein, the Licensee shall submit to DEEP.LWRDRegulatory@ct.gov, on the Work Commencement Form attached hereto, the name(s) and address(es) of all contractor(s) employed to conduct such work and the expected date for commencement and completion of such work, if any.
 - For water diversion activities authorized pursuant to 22a-377(c)-1 of the Regulations of Connecticut State Agencies, the Licensee shall also notify the Commissioner in writing two weeks prior to initiating the authorized diversion.
 - For emergency activities authorized pursuant Connecticut General Statutes Section 22a-6k, the Licensee shall notify the Commissioner, in writing, of activity commencement at least one (1) day prior to construction and of activity completion no later than five (5) days after conclusion.
- 4. For Coastal Licenses Only - License Notice.** The Licensee shall post the first page of the License in a conspicuous place at the work area while the work authorized therein is undertaken.
- 5. Unauthorized Activities.** Except as specifically authorized, no equipment or material, including but not limited to, fill, construction materials, excavated material or debris, shall be deposited, placed or stored in any wetland or watercourse on or off-site. The Licensee may not

¹ The Work Commencement condition and the need for a Work Commencement Form is not applicable to Flood Management Certification approvals.

conduct work within wetlands or watercourses other than as specifically authorized, unless otherwise authorized in writing by the Commissioner. Tidal wetlands means “wetland” as defined by section 22a-29 and “freshwater wetlands and watercourses” means “wetlands” and “watercourses” as defined by section 22a-38.

- 6. Management of Materials.** Any materials removed from the site shall be managed in accordance with all federal, state, and local requirements, including Chapter 446K Water Pollution Control, Chapter 445 Hazardous Waste, and Chapter 446d Solid Waste of the Connecticut General Statutes.
- 7. Unconfined Instream Work.** Unless otherwise noted in a condition of the license, the following conditions apply to projects in non-coastal waters:
 - Unconfined instream work is limited to the period June 1 through September 30.
 - Confinement of a work area by cofferdam techniques using sand bag placement, sheet pile installation (vibratory method only), portadam, or similar confinement devices is allowed any time of the year. The removal of such confinement devices is allowed any time of the year.
 - Once a work area has been confined, in-water work within the confined area is allowed any time of the year.
 - The confinement technique used shall completely isolate and protect the confined area from all flowing water. The use of silt boom/curtain or similar technique as a means for confinement is prohibited.
- 8. For State Actions Only - Material or Equipment Storage in the Floodplain.** Unless approved by a Flood Management Exemption, the storage of any materials at the site which are buoyant, hazardous, flammable, explosive, soluble, expansive, radioactive, or which could in the event of a flood be injurious to human, animal or plant life, below the elevation of the five-hundred (500) year flood is prohibited. Any other material or equipment stored at the site below said elevation by the Licensee or the Licensee's contractor must be firmly anchored, restrained or enclosed to prevent flotation. The quantity of fuel stored below such elevation for equipment used at the site shall not exceed the quantity of fuel that is expected to be used by such equipment in one day. In accordance with the licensee's Flood Contingency Plan, the Licensee shall remove equipment and materials from the floodplain during periods when flood warnings have been issued or are anticipated by a responsible federal, state or local agency. It shall be the Licensee's responsibility to obtain such warnings when flooding is anticipated.
- 9. Temporary Hydraulic Facilities for Water Handling.** If not reviewed and approved as a part of the license application, temporary hydraulic facilities shall be designed by a qualified professional and in accordance with the *Connecticut Guidelines for Soil Erosion and Sediment Control*, the *2004 Connecticut Stormwater Quality Manual*, or the *Department of Transportation's ConnDOT Drainage Manual*, as applicable. Temporary hydraulic facilities may include channels, culverts or bridges which are required for haul roads, channel relocations, culvert installations, bridge construction, temporary roads, or detours.
- 10. Excavated Materials.** Unless otherwise authorized, all excavated material shall be staged and

managed in a manner which prevents additional impacts to wetlands and watercourses.

- 11. Best Management Practices.** The Licensee shall not cause or allow pollution of any wetlands or watercourses, including pollution resulting from sedimentation and erosion. In constructing or maintaining any authorized structure or facility or conducting any authorized activity, or in removing any such structure or facility, the Licensee shall employ best management practices to control storm water discharges, to prevent erosion and sedimentation, and to otherwise prevent pollution of wetlands and other waters of the State. For purposes of the license, “pollution” means “pollution” as that term is defined by CGS section 22a-423. Best Management Practices include, but are not limited, to practices identified in the *Connecticut Guidelines for Soil Erosion and Sediment Control* as revised, *2004 Connecticut Stormwater Quality Manual*, Department of Transportation’s *ConnDOT Drainage Manual* as revised, and the Department of Transportation Standard Specifications as revised.
- 12. In-Water Work Vessel Staging and Storage. (for Structures Dredging & Fill, Tidal Wetlands, Certificate of Permission, and Long Island Sound General Permit Licenses only).** For any barge, vessel, skiff or floating work platform (“work vessels”) utilized in the execution of the work authorized herein, the Licensee shall ensure that such work vessels:
- do not rest on, or come in contact with, the substrate at any time, unless specifically authorized in the license.
 - are not stored over intertidal flats, submerged aquatic vegetation or tidal wetland vegetation or in a location that interferes with navigation. In the event any work vessel is grounded, no dragging or prop dredging shall occur to free it.
- 13. Work Site Restoration.** Upon completion of any authorized work, the Licensee shall restore all areas temporarily impacted by construction, or used as a staging area or accessway in connection with such work, to their condition prior to the commencement of such work.
- 14. Inspection.** The Licensee shall allow any representative of the Commissioner to inspect the project location at reasonable times to ensure that work is being or has been conducted in accordance with the terms and conditions of this license.
- 15. Change of Use. (Applies only if a use is specified within the License “Project Description”)**
- a. The work specified in the license is authorized solely for the purpose set forth in the license. No change in purpose or use of the authorized work or facilities as set forth in the license may occur without the prior written approval of the Commissioner. The Licensee shall, prior to undertaking or allowing any change in use or purpose from that which is authorized by this license, request permission from the Commissioner for such change. Said request shall be in writing and shall describe the proposed change and the reason for the change.
 - b. A change in the form of ownership of any structure authorized herein from a rental/lease commercial marina to a wholly-owned common interest community or dockominium may constitute a change in purpose as specified in paragraph (a) above.
- 16. De Minimis Alteration.** The Licensee shall not deviate from the authorized activity without prior written approval from the Commissioner. The Licensee may request a de minimis change

to any authorized structure, facility, or activity. A de minimis alteration means a change in the authorized design, construction or operation that individually and cumulatively has minimal additional environmental impact and does not substantively alter the project as authorized.

- For diversion activities authorized pursuant to 22a-377(c)-2 of the Regulations of Connecticut State Agencies, a de minimis alteration means an alteration which does not significantly increase the quantity of water diverted or significantly change the capacity to divert water.

17. Extension Request. The Licensee may request an extension of the license expiration date. Such request shall be in writing and shall be submitted to DEEP.LWRDRegulatory@ct.gov at least thirty (30) days prior to the license expiration. Such request shall describe the work done to date, what work still needs to be completed, and the reason for such extension. The Commissioner may extend the expiration date of this license for a period of up to one year, in order for the Licensee to complete the authorized activities. It shall be at the Commissioner's sole discretion to grant or deny such request. No more than three (3) one-year extensions will be granted under this license.

18. Compliance Certification². Not later than 90 days after completion of the authorized work, the Licensee shall prepare and submit to DEEP.LWRDRegulatory@ct.gov, the attached Compliance Certification Form. Such Compliance Certification shall be completed, signed, and sealed by the Licensee and a Connecticut Licensed Design Professional. If non-compliance is indicated on the form, or the Commissioner has reason to believe the activities and/or structures were conducted in non-compliance with the license, the Commissioner may require the Licensee to submit as-built plans as a condition of this license.

19. Maintenance. The Licensee shall maintain all authorized structures or work in optimal condition or shall remove such structures or facility and restore the affected waters to their pre-work condition. Any such maintenance or removal activity shall be conducted in accordance with applicable law and any additional approvals required by law.

20. No Work After License Expiration. Work conducted after the license expiration date is a violation of the license and may subject the licensee to enforcement action, including penalties, as provided by law.

21. License Transfer. The license is not transferable without prior written authorization of the Commissioner. A request to transfer a license shall be submitted in writing and shall describe the proposed transfer and the reason for such transfer. The Licensee's obligations under the license shall not be affected by the passage of title to the license site to any other person or municipality until such time as a transfer is approved by the Commissioner.

22. Document Submission. Any document required to be submitted to the Commissioner under the license or any contact required to be made with the Commissioner shall, unless otherwise specified in writing by the Commissioner, be directed to:

DEEP.LWRDRegulatory@ct.gov or

² The Work Commencement condition and the need for a Work Commencement Form is not applicable to Flood Management Certification approvals.

Regulatory Section
Land & Water Resources Division
Department of Energy and Environmental Protection
79 Elm Street
Hartford, Connecticut 06106-5127
860-424-3019

- 23. Date of Document Submission.** The date of submission to the Commissioner of any document required by the license shall be the date such document is received by the Commissioner. The date of any notice by the Commissioner under the license, including but not limited to notice of approval or disapproval of any document or other action, shall be the date such notice is personally delivered or the date three (3) days after it is mailed by the Commissioner, whichever is earlier. Except as otherwise specified in the license, the word “day” as used in the license means calendar day. Any document or action which is required by the license to be submitted or performed by a date which falls on a Saturday, Sunday or a Connecticut or federal holiday shall be submitted or performed on or before the next day which is not a Saturday, Sunday, or a Connecticut or federal holiday.
- 24. Certification of Documents.** Any document, including but not limited to any notice, which is required to be submitted to the Commissioner under the license shall be signed by the Licensee and by the individual or individuals responsible for actually preparing such document, each of whom shall certify in writing as follows: “I have personally examined and am familiar with the information submitted in this document and all attachments and certify that based on reasonable investigation, including my inquiry of those individuals responsible for obtaining the information, the submitted information is true, accurate and complete to the best of my knowledge and belief, and I understand that any false statement made in this document or its attachments may be punishable as a criminal offense.”
- 25. Accuracy of Documentation.** In evaluating the application for the license, the Commissioner has relied on information and data provided by the Licensee and on the Licensee’s representations concerning site conditions, design specifications and the proposed work, including but not limited to representations concerning the commercial, public or private nature of the work or structures, the water-dependency of said work or structures, its availability for access by the general public, and the ownership of regulated structures or filled areas. If such information proves to be false, deceptive, incomplete or inaccurate, the license may be modified, suspended or revoked, and any unauthorized activities may be subject to enforcement action.
- 26. Limits of Liability.** In granting the license, the Commissioner has relied on all representations of the Licensee, including information and data provided in support of the Licensee’s application. Neither the Licensee’s representations nor the issuance of the license shall constitute an assurance by the Commissioner as to the structural integrity, the engineering feasibility or the efficacy of such design.
- 27. Reporting of Violations.** In the event that the Licensee becomes aware that they did not or may not comply, or did not or may not comply on time, with any provision of this license or

of any document incorporated into the license, the Licensee shall immediately notify the agency contact specified within the license and shall take all reasonable steps to ensure that any noncompliance or delay is avoided or, if unavoidable, is minimized to the greatest extent possible. In so notifying the agency contact, the Licensee shall provide, for the agency's review and written approval, a report including the following information:

- a. the provision(s) of the license that has been violated;
- b. the date and time the violation(s) was first observed and by whom;
- c. the cause of the violation(s), if known;
- d. if the violation(s) has ceased, the duration of the violation(s) and the exact date(s) and times(s) it was corrected;
- e. if the violation(s) has not ceased, the anticipated date when it will be corrected;
- f. steps taken and steps planned to prevent a reoccurrence of the violation(s) and the date(s) such steps were implemented or will be implemented; and
- g. the signatures of the Licensee and of the individual(s) responsible for actually preparing such report.

If the violation occurs outside of normal business hours, the Licensee shall contact the Department of Energy and Environmental Protection Emergency Dispatch at 860-424-3333. The Licensee shall comply with any dates which may be approved in writing by the Commissioner.

- 28. Revocation/Suspension/Modification.** The license may be revoked, suspended, or modified in accordance with applicable law.
- 29. Other Required Approvals.** License issuance does not relieve the Licensee of their obligations to obtain any other approvals required by applicable federal, state and local law.
- 30. Rights.** The license is subject to and does not derogate any present or future property rights or powers of the State of Connecticut, and conveys no property rights in real estate or material nor any exclusive privileges, and is further subject to any and all public and private rights and to any federal, state or local laws or regulations pertinent to the property or activity affected hereby.
- 31. Condition Conflicts.** In the case where a project specific special condition listed on the license differs from, or conflicts with, one of the general conditions listed herein, the project specific special condition language shall prevail. It is the licensee's responsibility to contact the agency contact person listed on the license for clarification if needed prior to conducting any further regulated activities.

362 BOSTON POST ROAD WETMORE'S MARINA

RIVER SLIPS PERMIT APPLICATION

WESTBROOK, CONNECTICUT

DECEMBER 18, 2024



PROJECT VICINITY MAP

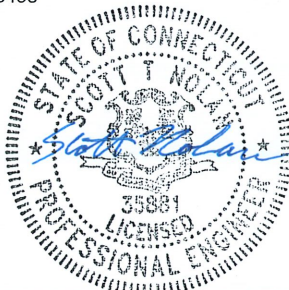
NOT TO SCALE

PREPARED FOR:

362 POST ROAD, LLC.
362 BOSTON POST ROAD
WESTBROOK, CONNECTICUT 06498

SLR

99 REALTY DRIVE
CHESHIRE, CT 06410
203.271.1773
SLRCONSULTING.COM



SHEET LIST

SHEET NUMBER

SHEET TITLE

01

TITLE SHEET

02

TAX ASSESSOR'S MAP

03

SITE PLAN - OVERALL EXISTING

04

SITE PLAN - OVERALL PROPOSED

05

SITE PLAN - GRADING & PROFILE

06

SITE PLAN - PROPOSED ACTIVITY

07

SITE PLAN - PROPOSED ACTIVITY

08

SITE PLAN - SECTION VIEWS - SECTION 1

09

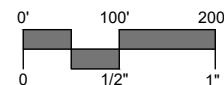
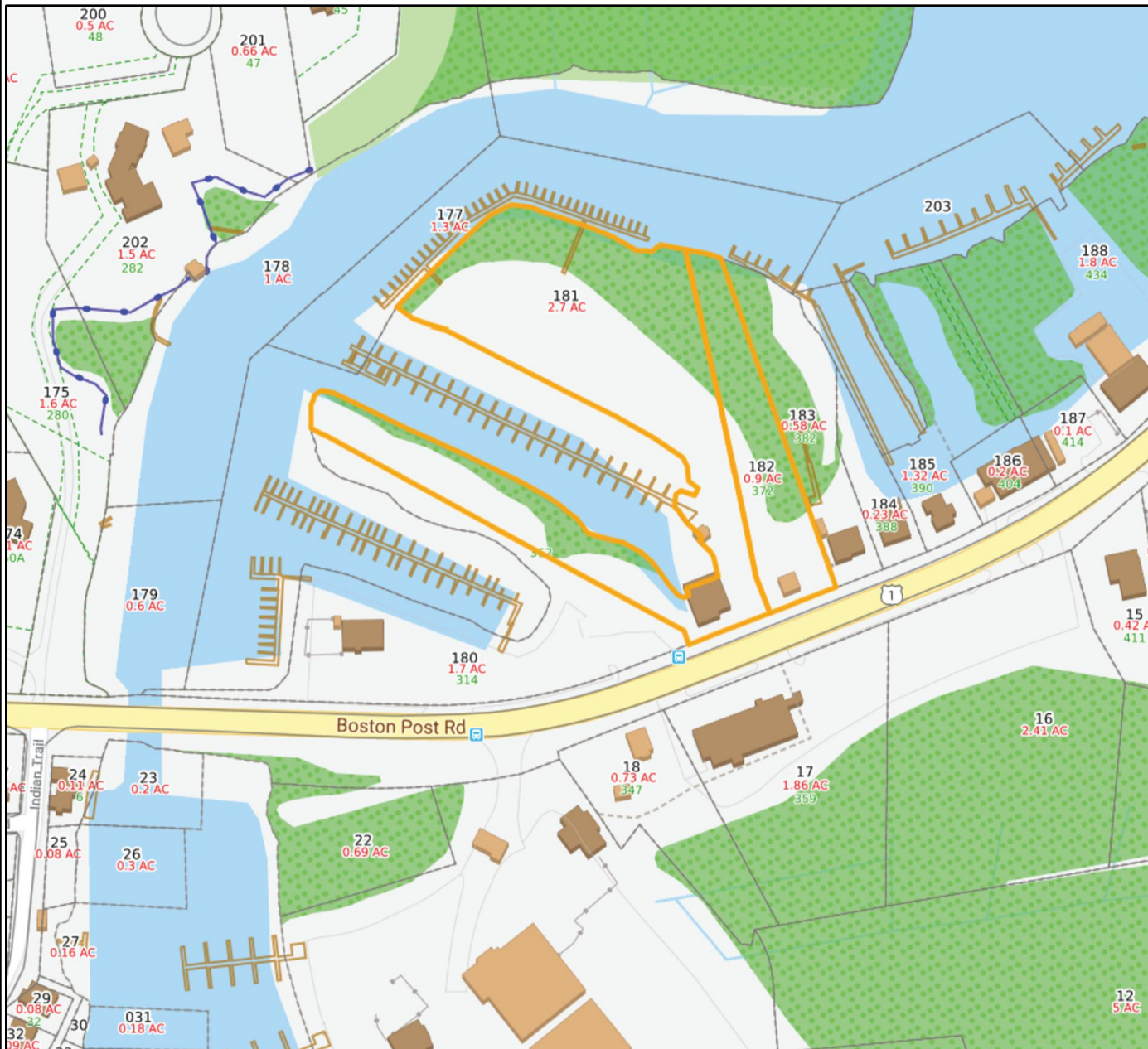
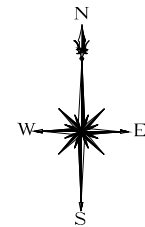
SITE PLAN - SECTION VIEWS - SECTION 2

10

SITE PLAN - PROPOSED GRADING ENLARGEMENT

11

SITE DETAILS



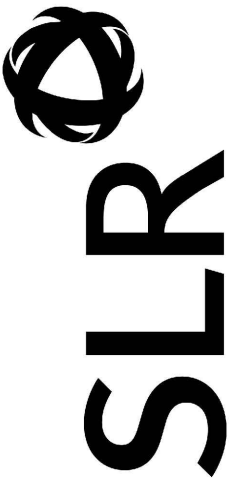
99 REALTY DRIVE
CHESHIRE, CT 06410
203.271.1773
SLRCONSULTING.COM

TAX ASSESSOR'S MAP

MODIFICATIONS TO EXISTING SITE CONDITIONS WETMORE'S MARINA

362 BOSTON POST ROAD
WESTBROOK, CONNECTICUT

DATE	DEC. 18, 2024		
SCALE	1"=200'		
PROJ. NO.	141.13983.00002		
DESIGNED	DRAWN	CHECKED	
STN	STN	MBR	
DRAWING NAME:			
02			



99 REALTY DRIVE
CHESHIRE, CT 06410
203.271.1773
SLRCONSULTING.COM

SITE PLAN - OVERALL EXISTING

MODIFICATIONS TO EXISTING SITE CONDITIONS WETMORE'S MARINA

362 BOSTON POST ROAD (MAP 188, LOT 181)
WESTBROOK, CONNECTICUT

1"=20'

DECEMBER 18, 2024

141.13983.00002

03

03

1. TOPOGRAPHIC, GEOGRAPHIC, AND EXISTING CONDITIONS INFORMATION BASED UPON A 7.2 SURVEY PREPARED BY SIR INTERNATIONAL CORPORATION, DATED: "GENERAL LOCATION OF WESTBROOK MARINA, 362 BOSTON POST ROAD, WESTBROOK, CONNECTICUT, PREPARED FOR SUPERNE INDUSTRIES, INC. SCALE 1"=30", DATED MARCH 2, 2021. SUPPLEMENTAL TOPOGRAPHIC INFORMATION PROVIDED BY SIR INTERNATIONAL CORPORATION ON OCTOBER 24, 2021. EXISTING CONDITIONS INFORMATION SUPPLEMENTED BY AN A-2 SURVEY PREPARED BY SIR INTERNATIONAL CORPORATION, DATED: "GENERAL LOCATION OF WESTBROOK MARINA, 362 BOSTON POST ROAD, WESTBROOK, CONNECTICUT, SCALE 1"=30", DATED JUNE 5, 2021.
2. HORIZONTAL DATUM IS BASED UPON NAD 83, VERTICAL DATUM BASED UPON NAVD 88.
3. WETLAND DELINEATION BASED UPON MAP ENTITLED "GENERAL LOCATION SURVEY, PROPOSED CONDITIONS LAND OF WETMORE'S MARINA, LLC, 362 BOSTON POST ROAD, WESTBROOK, CONNECTICUT, PREPARED FOR ROBERT SCHMICK", DATED: SEPT. 17, 2013, LAST REVISED NOV. 8, 2014, SCALE 1"=40", BY DONALD R. CARLSON, L.S., DEEP RIVER, CONNECTICUT.
4. WATERWARD LIMIT OF TIDAL WETLAND IS ASSUMED TO BE AT ELEV. = +2.5 (+3).
5. INFORMATION REGARDING THE LOCATION OF EXISTING UTILITIES HAS BEEN BASED UPON AVAILABLE INFORMATION, MAY BE CONSIDERED, AND IT IS RECOMMENDED THAT THE LOCATION OF ALL EXISTING UTILITIES SHOULD BE CONFIRMED PRIOR TO BEGINNING CONSTRUCTION. CALL "CALL BEFORE YOU DIG", 1-800-922-4455. ALL UTILITY LOCATIONS THAT DO NOT MATCH THE VERTICAL OR HORIZONTAL LOCATION, SHOWN ON THE PLANS SHALL IMMEDIATELY BE BROUGHT TO THE ATTENTION OF THE OWNER'S REPRESENTATIVE PRIOR TO THE EXECUTION OF WORK.
6. SIR INTERNATIONAL CORPORATION ACCEPTS NO RESPONSIBILITY FOR THE ACCURACY OF MAPS AND DATA WHICH HAVE BEEN SUPPLIED BY OTHERS.
7. THE PLANS REQUIRE A CONTRACTOR'S WORKING KNOWLEDGE OF LOCAL, MUNICIPAL, AND STATE CODES FOR UTILITY SYSTEMS. ANY COMPLIANCE BETWEEN MATERIALS AND LOCATIONS SHOWN AND LOCAL REQUIREMENTS SHALL BE BROUGHT TO THE ENGINEER'S ATTENTION PRIOR TO THE EXECUTION OF WORK. THE ENGINEER WILL NOT BE HELD LIABLE FOR COSTS INCURRED TO IMPLEMENT OR CORRECT WORK WHICH DOES NOT CONFORM TO LOCAL CODE.
8. SUBSURFACE SEPTIC SYSTEM SHALL BE INSTALLED BY A CT LICENSED SEPTIC INSTALLER AND IN ACCORDANCE WITH THE CT PUBLIC HEALTH CODE.
9. ALL DIMENSIONS AND ELEVATIONS SHALL BE VERIFIED IN THE FIELD PRIOR TO CONSTRUCTION. ANY DISCREPANCIES SHALL BE BROUGHT TO THE ATTENTION OF THE OWNER'S REPRESENTATIVE.
10. ALL NEW UTILITY SERVICES ARE TO BE UNDERGROUND, UNLESS NOTED OTHERWISE, OR BY OTHER MEANS IF PERMITTED TO MINIMIZE FLOOD DAMAGE. THE EXACT LOCATION, MEANS OF CONSTRUCTION, AND SIZE OF ELECTRIC, TELEPHONE, AND CABLE ARE TO BE DETERMINED BY THE RESPECTIVE UTILITY COMPANIES.
11. SEDIMENT AND EROSION CONTROL MEASURES AS DEPICTED ON THESE PLANS AND DESCRIBED WITHIN THE SEDIMENT AND EROSION CONTROL MANUAL, AND AS REQUIRED BY THE IMPLEMENTED EROSION CONTROL, PERMANENT CROPS AND STABILIZATION IS ESTABLISHED. ALL SEDIMENT AND EROSION CONTROL MEASURES SHALL CONFORM TO THE "GUIDELINES FOR SOIL EROSION AND SEDIMENT CONTROL", 2002, - AND IN ALL CASES BEST MANAGEMENT PRACTICES SHALL PREVAIL.
12. ALL PROPOSED CONTOURS AND SPOT ELEVATIONS INDICATE FINISHED GRADE.
13. ALL CONSTRUCTION MATERIALS AND METHODS SHALL CONFORM TO THE TOWN OF WESTBROOK REQUIREMENTS AND TO THE APPLICABLE SECTIONS OF THE STATE OF CONNECTICUT DEPARTMENT OF TRANSPORTATION STANDARD SPECIFICATIONS FOR ROADS, BRIDGES, AND INCIDENTAL CONSTRUCTION.
14. ANY CONFLICTS BETWEEN MATERIALS AND LOCATIONS SHOWN, AND LOCAL REQUIREMENTS SHALL BE BROUGHT TO THE ATTENTION OF THE OWNER'S REPRESENTATIVE PRIOR TO THE EXECUTION OF WORK. THE OWNER'S REPRESENTATIVE WILL NOT BE HELD LIABLE FOR COSTS INCURRED TO IMPLEMENT OR CORRECT WORK WHICH DOES NOT CONFORM TO LOCAL CODE.
15. COMPLIANCE WITH THE PERMIT CONDITIONS IS THE RESPONSIBILITY OF BOTH THE CONTRACTOR AND THE PERMITTEE.
16. CONTRACTOR TO COMPLY WITH THE TERMS AND CONDITIONS OF PREVIOUS DEED PERMITS FOR ALL WORK DONE BELOW COASTAL JURISDICTION LINE (ELEVATION 3.2').
17. THE CONTRACTOR TO MAINTAIN EASEMENTS CONTAINING SUBSTANTIAL COMPLETION OF PROJECT WORK AND PERMANENT STABILIZATION OF ALL PROPOSED CONSTRUCTION.
18. THESE PROPERTIES ARE LOCATED WITHIN FLOOD ZONE "AE" AS SHOWN ON FLOOD INSURANCE RATE MAP 09007C03388, PANEL 03388, EFFECTIVE DATE FEBRUARY 6, 2013.
19. REFER TO RECORDED DEED BK:359 PG:102 FILED ON 3/19/2020 FOR LOT CONSOLIDATION.
20. THE SEPTIC SYSTEM IS REQUIRED TO BE STAKED OUT BY A LAND SURVEYOR OR ENGINEER, ONE CONSTRUCTED AN ENGINEER AS-BUILT OF THE SEPTIC SYSTEM IS REQUIRED.
21. THERE ARE NO KNOWN SOURCES OF POLLUTION ON OR ADJACENT TO THE PROPERTY.

	STREET LINE
	PROPERTY LINE
	EASEMENT
	BUILDING SETBACK LINE
	LOW-TIDE WATER LINE
	WETLAND

NOTE:

C.J.L. - COASTAL JURISDICTION LINE/ELEVATION = 3.2

M.H.W. - MEAN HIGH WATER LINE/ELEVATION = 1.98

M.L.W. - MEAN LOW WATER LINE/ELEVATION = (-2.52')

N19°40'05"W
18.50'

$$\begin{array}{r} N: 661,104.40 \\ E: 1,075,719.83 \end{array}$$

[illegible]

SITE PLAN - OVERALL PROPOSED

MODIFICATIONS TO EXISTING SITE CONDITIONS

WETMORE'S MARINA

362 BOSTON POST ROAD (MAP 188, LOT 181)
WESTBROOK, CONNECTICUT

STN	STN	MBR / D
DESIGNED	DRAWN	CHECKED

1"=20'

DECEMBER 18, 2024

141.13983.00002

SUBJECT NO. _____

04

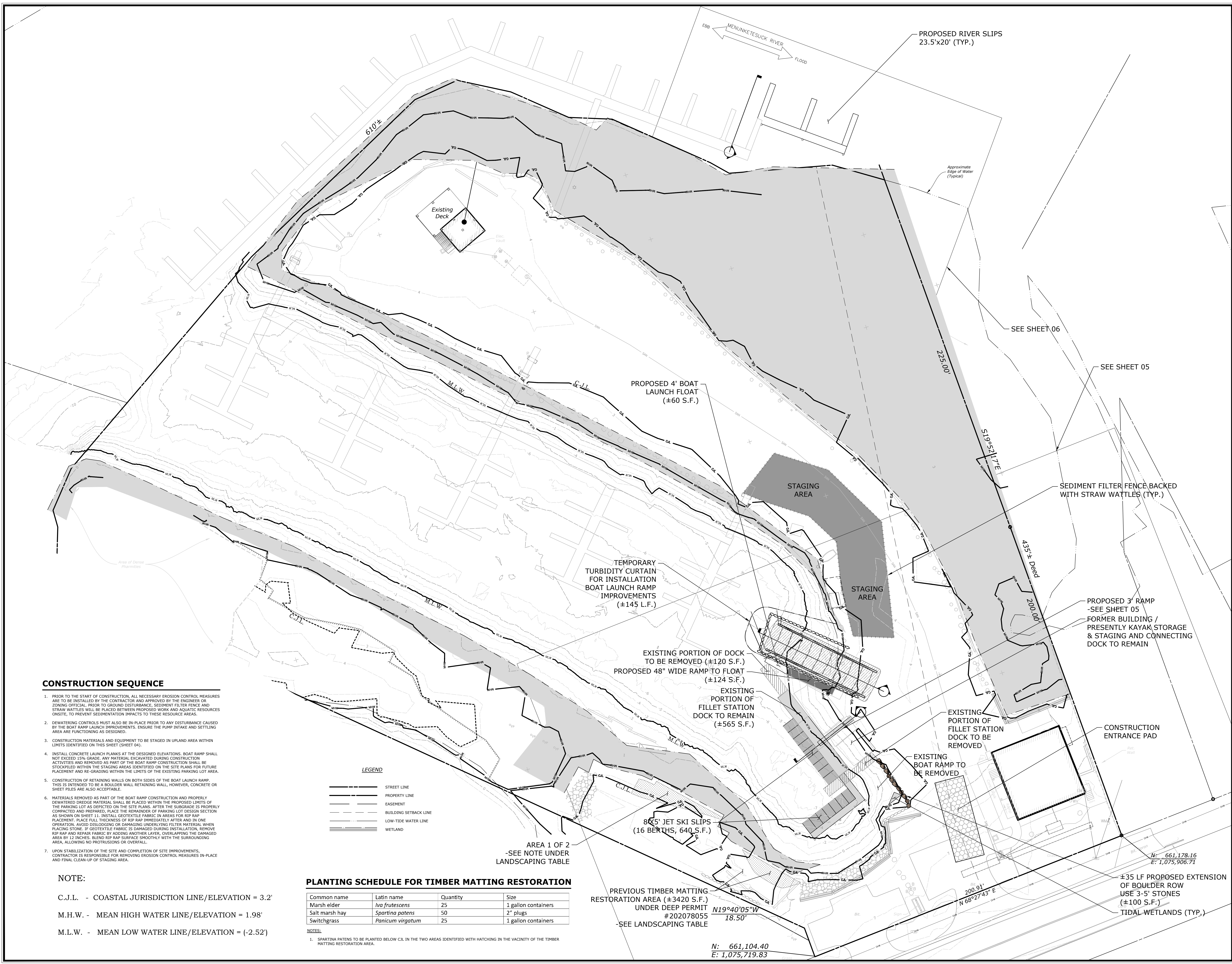
LET NO. _____

04

04

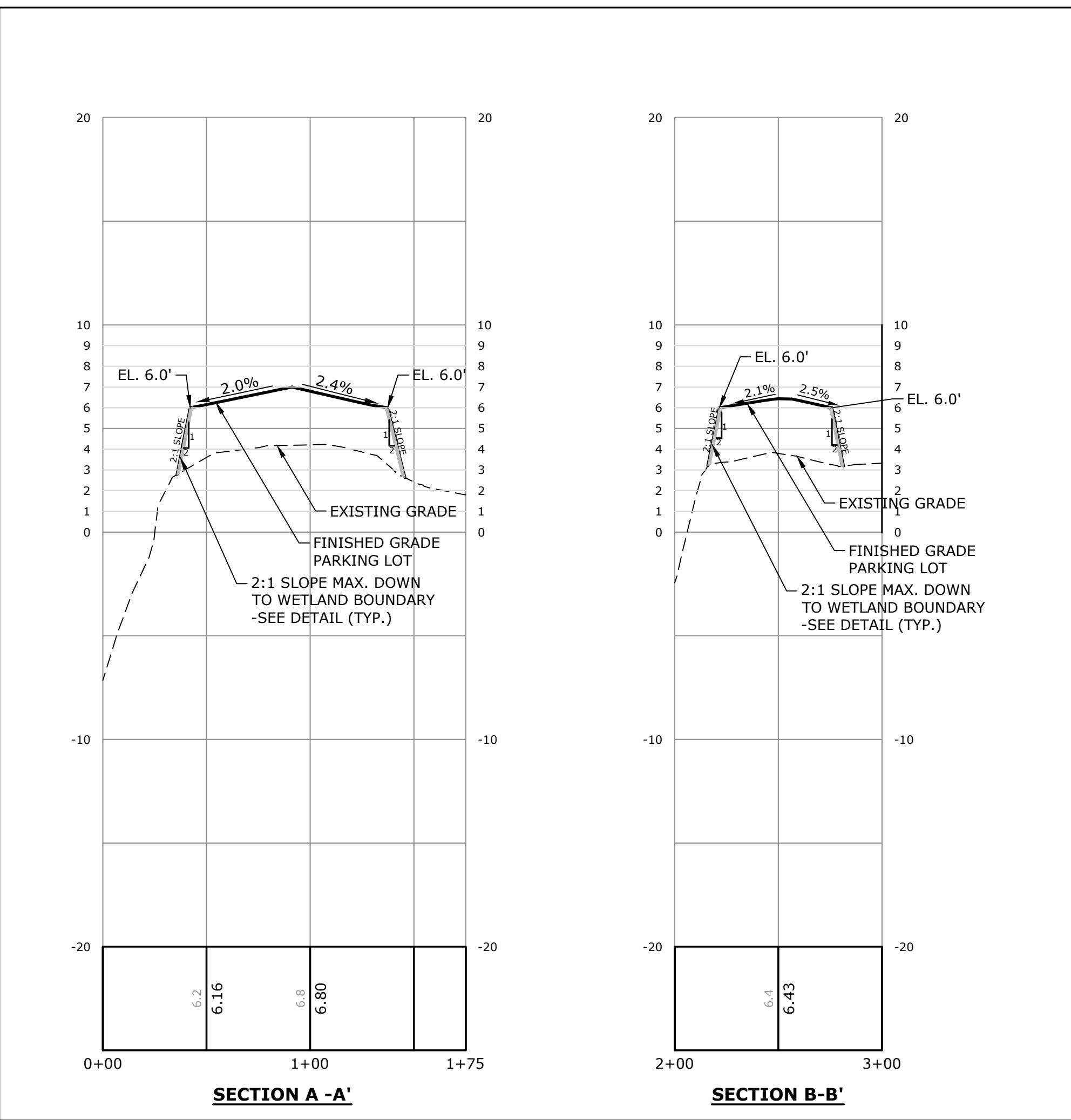
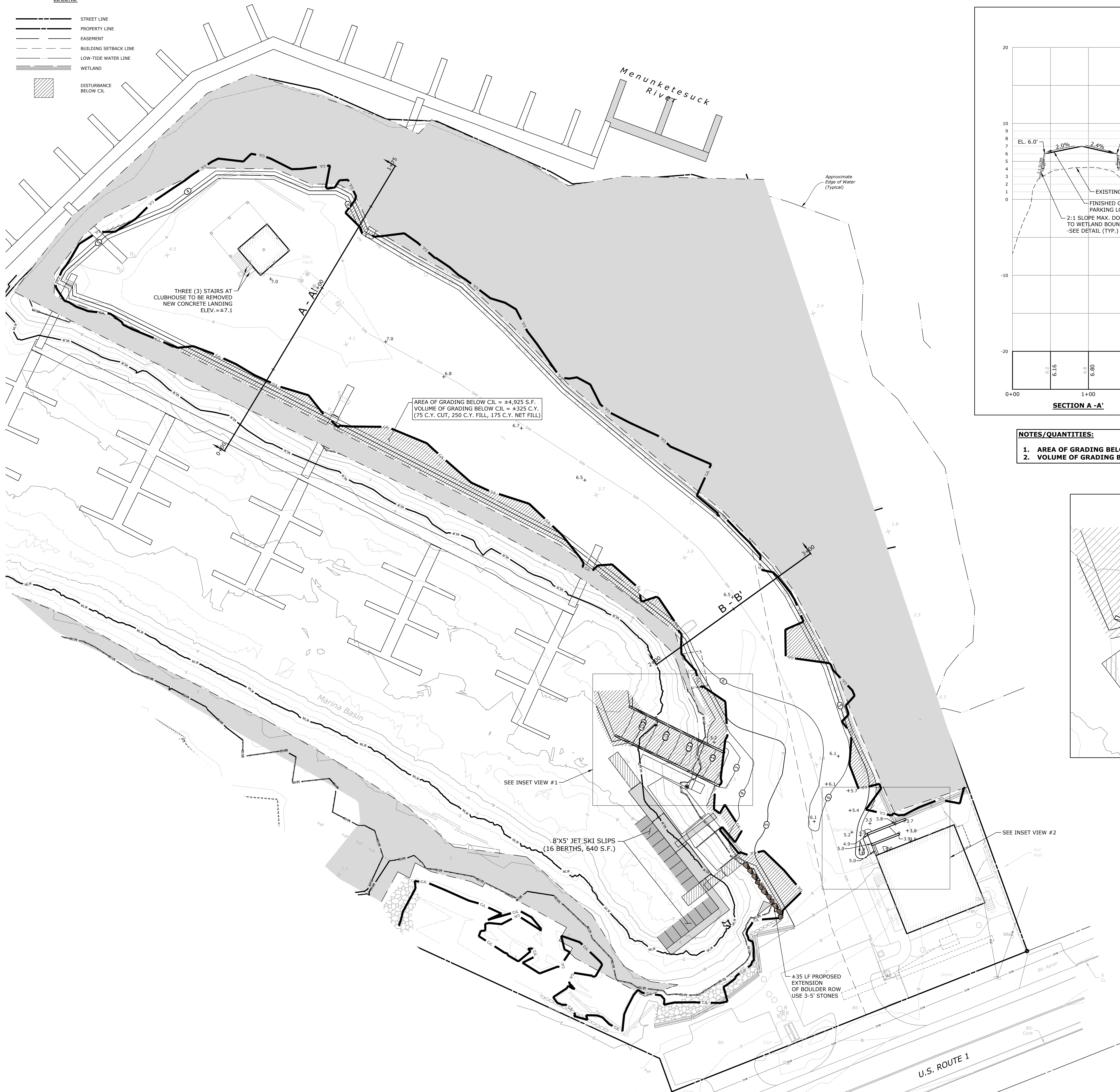
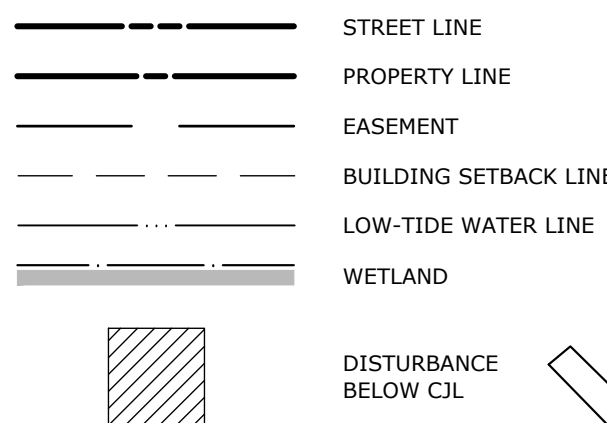
ET NAME

Copyright SRI International Corporation



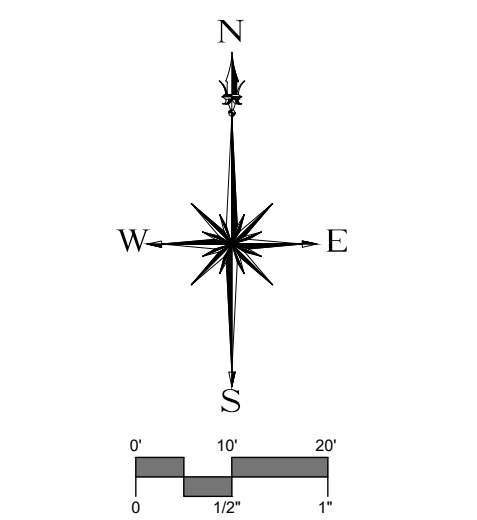
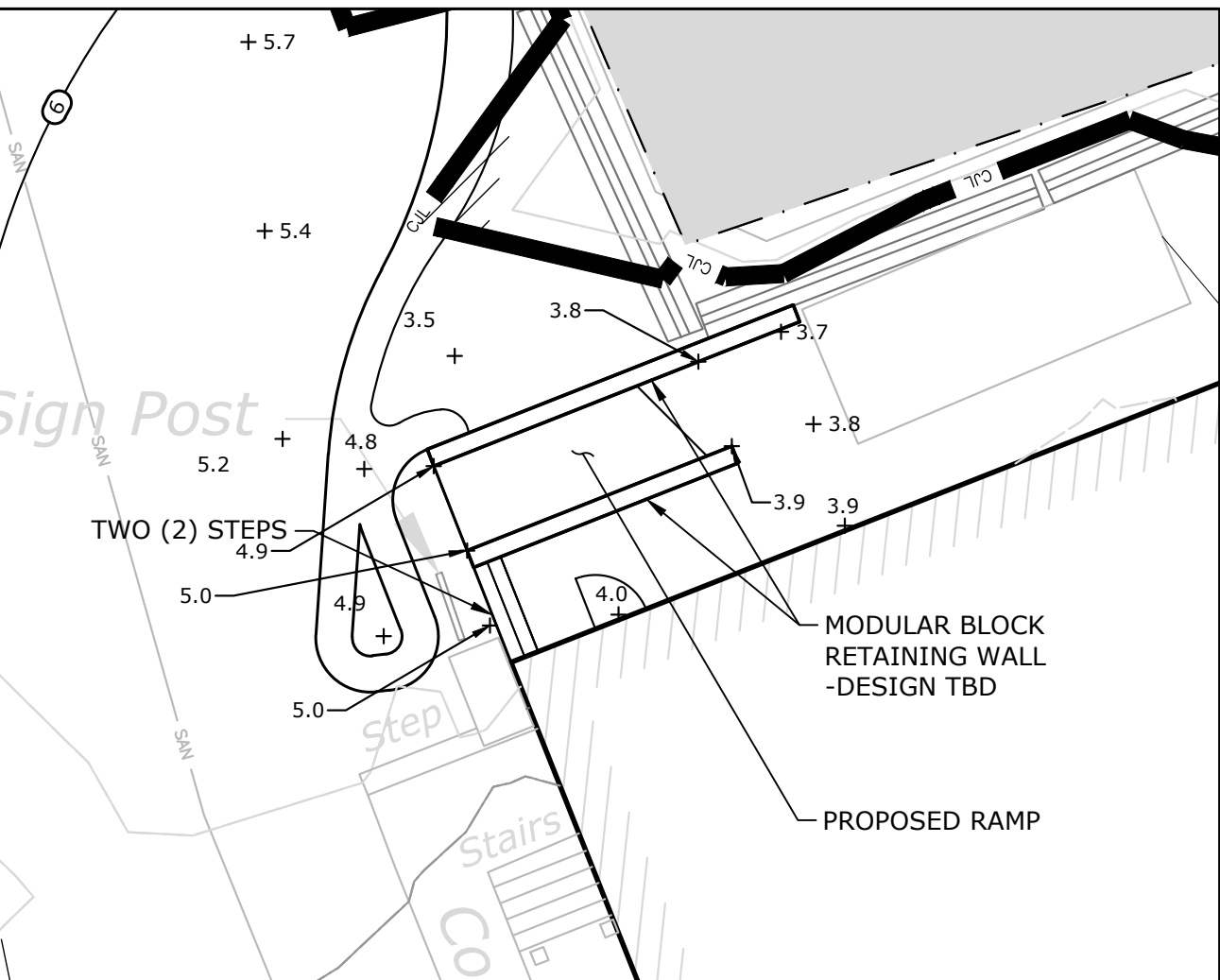
SLR CONSULTING, INC. 2023.01.17.1777

LEGEND



NOTES/QUANTITIES:

1. AREA OF GRADING BELOW CJL = ±4,925 S.F.
2. VOLUME OF GRADING BELOW CJL = ±325 C.Y. (75 C.Y. CUT, 250 C.Y. FILL, 175 C.Y. NET FILL)



DESCRIPTION	DATE	BY

SITE PLAN - GRADING & PARKING LOT PROFILES

MODIFICATIONS TO EXISTING SITE CONDITIONS

WETMORE'S MARINA

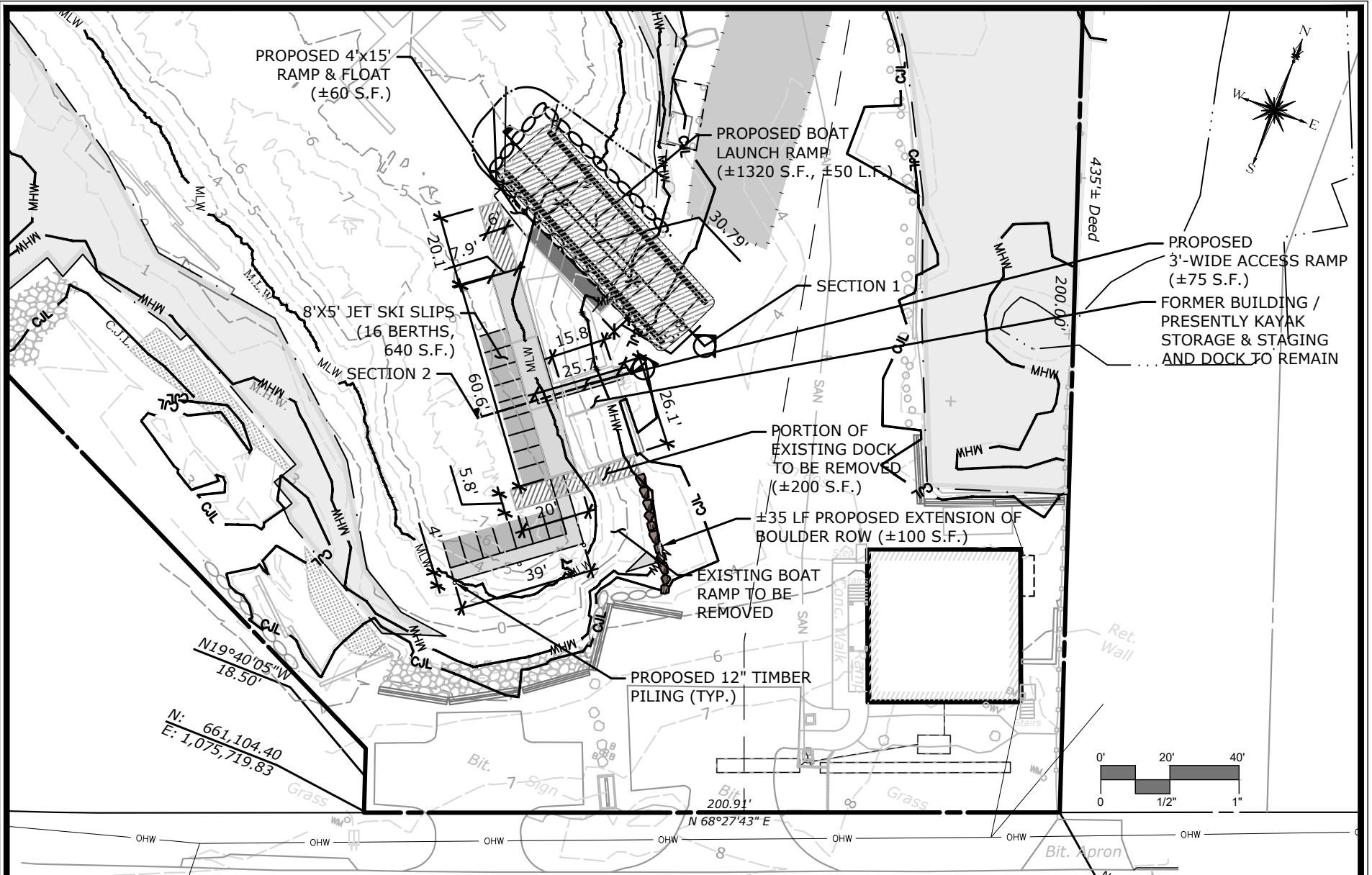
362 BOSTON POST ROAD (MAP 188, LOT 181)
WESTBROOK, CONNECTICUT

STN	STN	MBR / DLO
DESIGNED	DRAWN	CHECKED
1"=20'		
DECEMBER 18, 2024		
DATE		
141.13983.00002		
PROJECT NO.		
05		
SHEET NO.		
05		
SHEET NAME		

05

Copyright SLR International Corporation - 2021

Drawing: W:\CAD\DESIGN\13983.00002-DE\CAD\2022-03-11-RIVER SLIPS FULL PERMIT SET PHASE 1\WM-SITE PLAN MODIFICATION PLAN 2022.DWG Layout Tab:Revised by: SJOLAN On this date: Mon, 2024 December 30 - 4:51pm



99 REALTY DRIVE
CHESHIRE, CT 06410
203.271.1773
SLRCONSULTING.COM

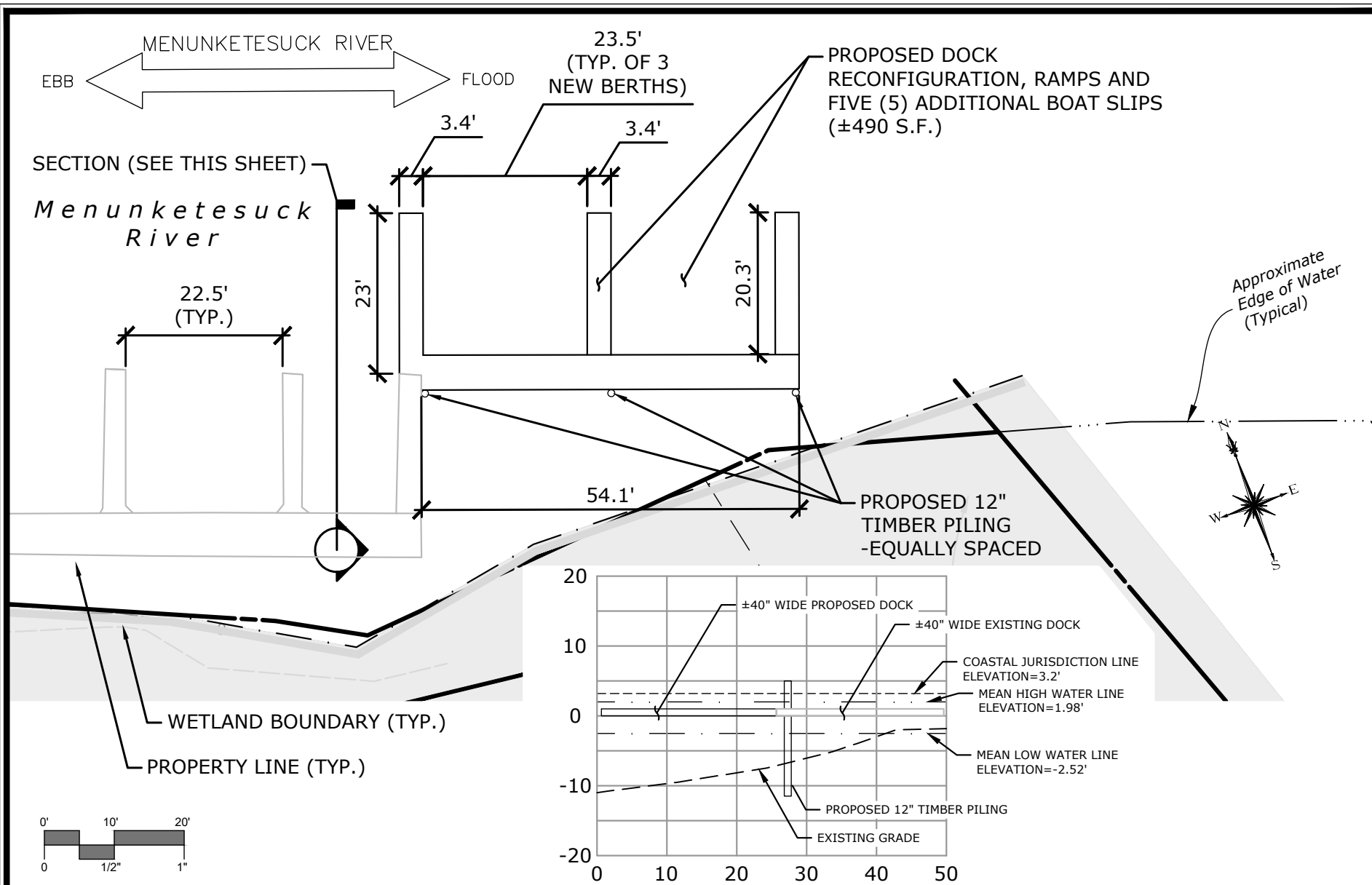
DATE	DEC. 18, 2024
SCALE	1"=40'
PROJ. NO.	141.13983.00002
DESIGNED	STN
DRAWN	STN
CHECKED	MBR

SITE PLAN - PROPOSED ACTIVITY
MODIFICATIONS TO EXISTING SITE CONDITIONS
WETMORE'S MARINA
362 BOSTON POST ROAD
WESTBROOK, CONNECTICUT

DRAWING NUMBER:

06

Drawing: W:\CAD\DESIGN\13983.00002-DE\CAD\2022-03-11-RIVER SLIPS FULL PERMIT SET PHASE 1\WM-SITE PLAN MODIFICATION PLAN 2022.DWG Layout Tab:Modified by: SNOLAN On this date: Mon, 2024 December 30 - 4:51pm



SLR

99 REALTY DRIVE
CHESHIRE, CT 06410
203.271.1773
SLRCONSULTING.COM

DATE	DEC. 18, 2024
SCALE	1"=20'
PROJ. NO.	141.13983.00002
DESIGNED	STN
DRAWN	STN
CHECKED	MBR

SITE PLAN - PROPOSED ACTIVITY

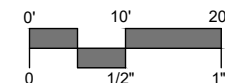
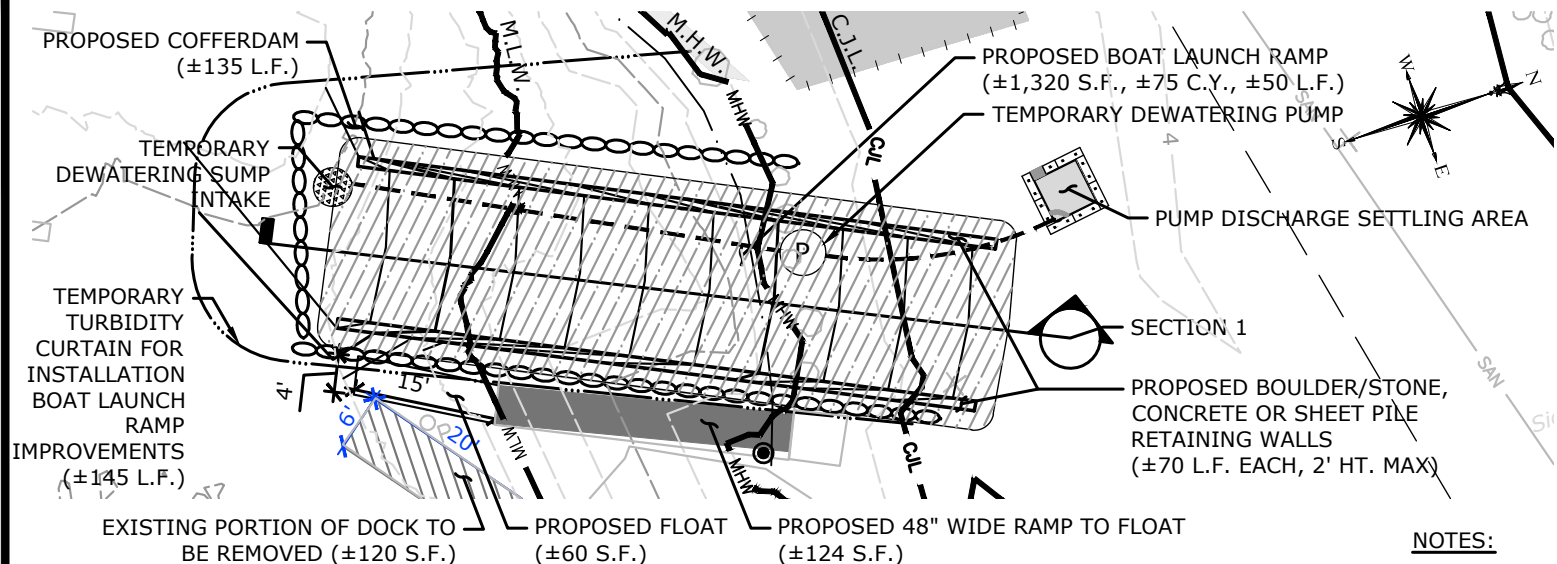
MODIFICATIONS TO EXISTING SITE CONDITIONS
WETMORE'S MARINA

362 BOSTON POST ROAD
WESTBROOK, CONNECTICUT

DRAWING NUMBER:

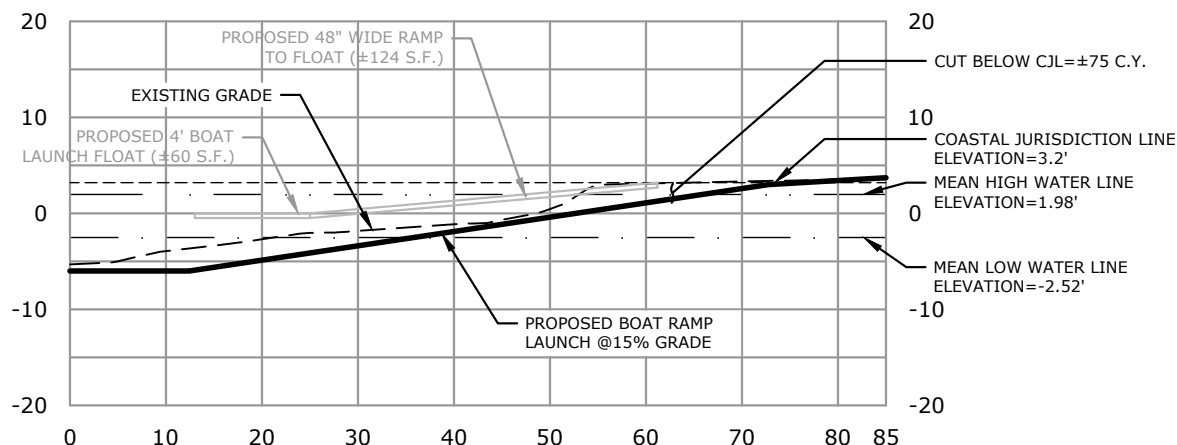
07

Drawing: W:\CAD\DESIGN\13983.00002-DE\CAD\2022-03-11-RIVER SLIPS FULL PERMIT SET PHASE 1\WM-SITE PLAN MODIFICATION PLAN 2022.DWG Layout Tab:SECTION 08 by: SJOLAN On this date: Mon, 2024 December 30 - 4:51pm



NOTES:

1. CONSTRUCTION SEQUENCE OF BOAT LAUNCH RAMP ON SHEET 04.
2. SEE DETAILS FOR PROPOSED COFFERDAM, TEMPORARY DEWATERING SUMP INTAKE, PUMP DISCHARGE SETTLING AREA AND TEMPORARY TUBIDITY CURTAIN ON SHEET 09.



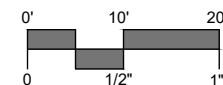
99 REALTY DRIVE
CHESHIRE, CT 06410
203.271.1773
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DATE	DEC. 18, 2024
SCALE	1"=20'
PROJ. NO.	141.13983.00002
DESIGNED	STN
DRAWN	STN
CHECKED	MBR

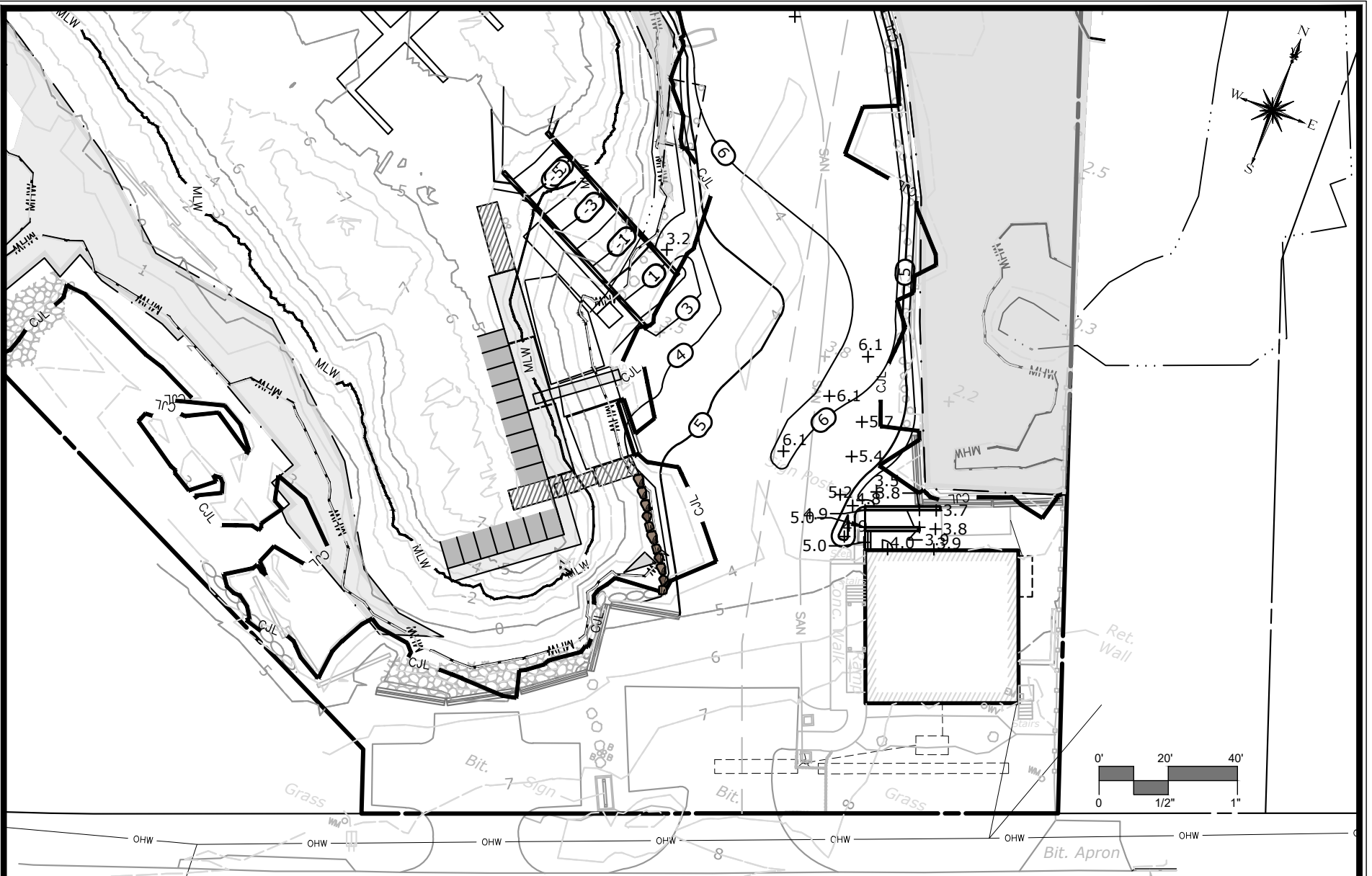
SITE PLAN - SECTION VIEWS - SECTION 1
MODIFICATIONS TO EXISTING SITE CONDITIONS
WETMORE'S MARINA
362 BOSTON POST ROAD
WESTBROOK, CONNECTICUT

DRAWING NUMBER:

08



09



SLR

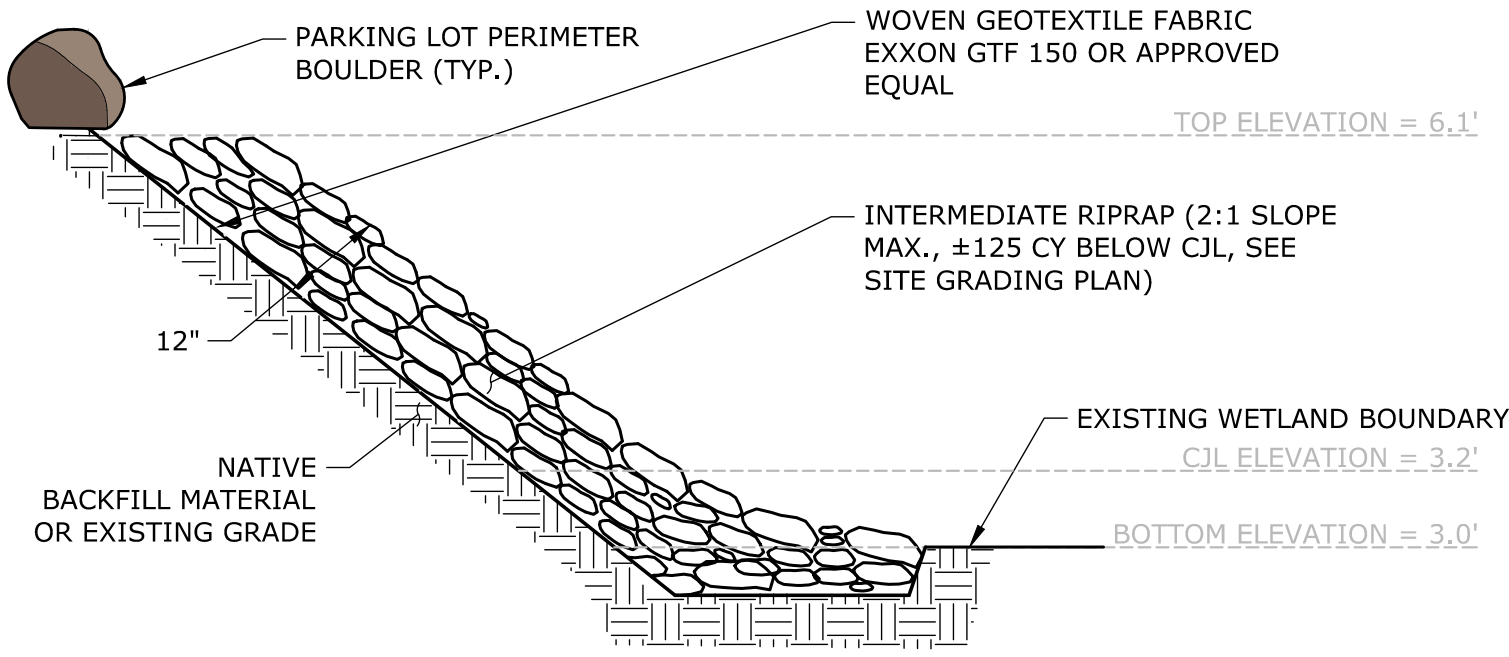
99 REALTY DRIVE
CHESHIRE, CT 06410
203.271.1773
SLRCONSULTING.COM

DATE	DEC. 18, 2024
SCALE	1"=40'
PROJ. NO.	141.13983.00002
DESIGNED	STN
DRAWN	STN
CHECKED	MBR

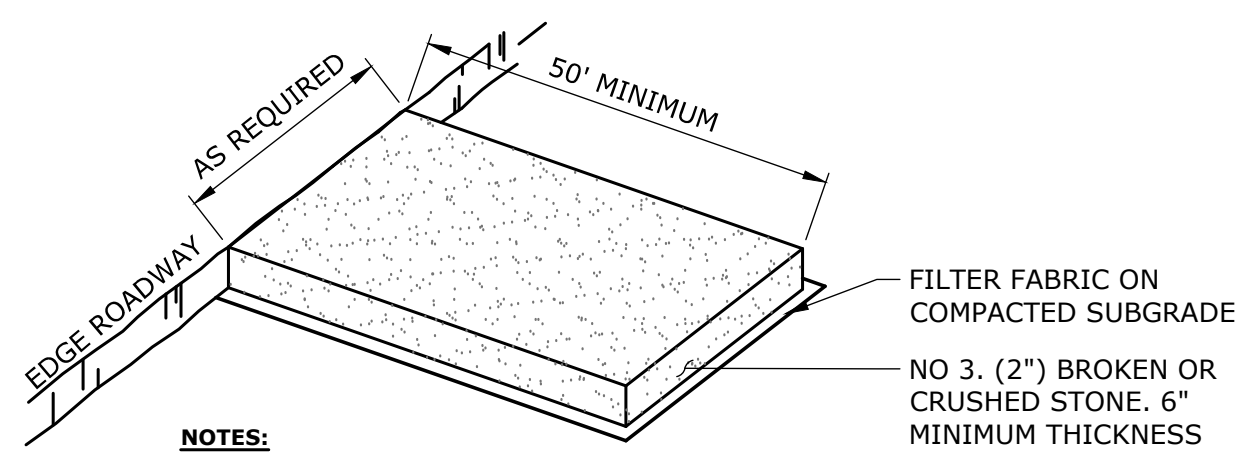
SITE PLAN - PROPOSED GRADING ENLARGEMENT
MODIFICATIONS TO EXISTING SITE CONDITIONS
WETMORE'S MARINA
362 BOSTON POST ROAD
WESTBROOK, CONNECTICUT

DRAWING NUMBER:

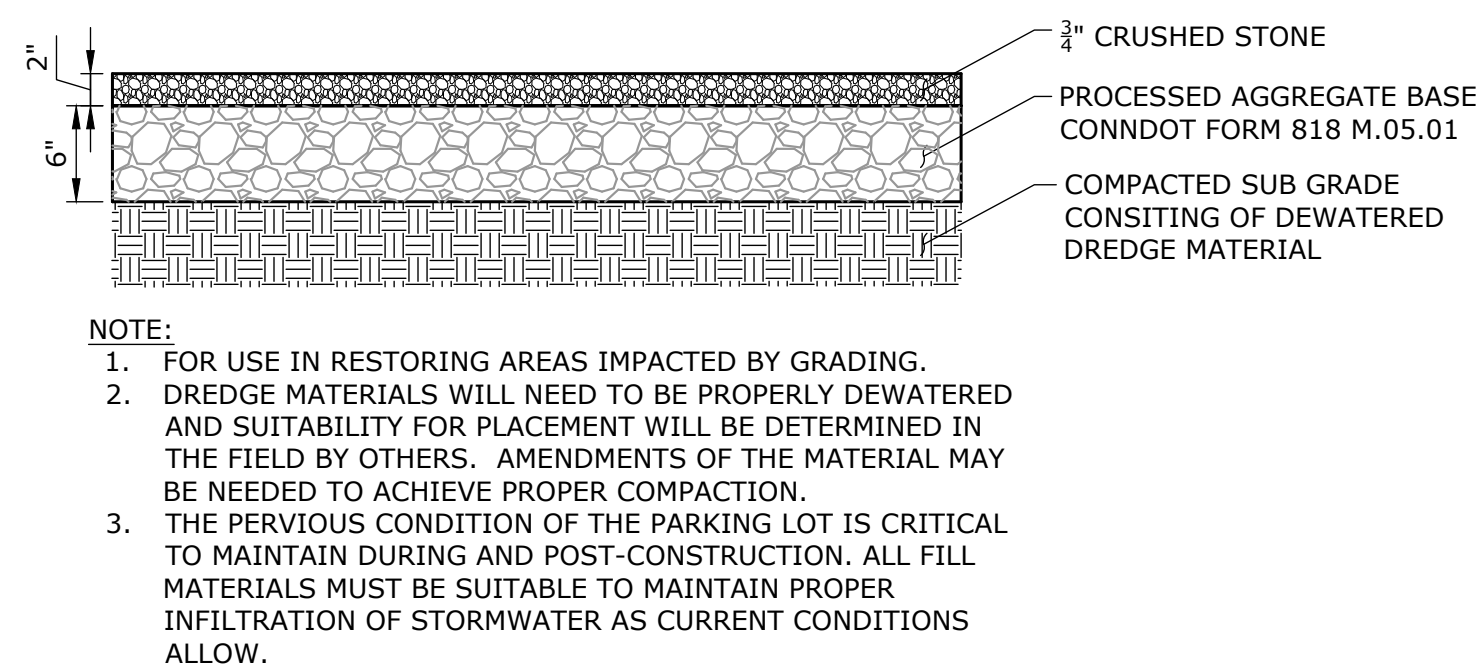
10



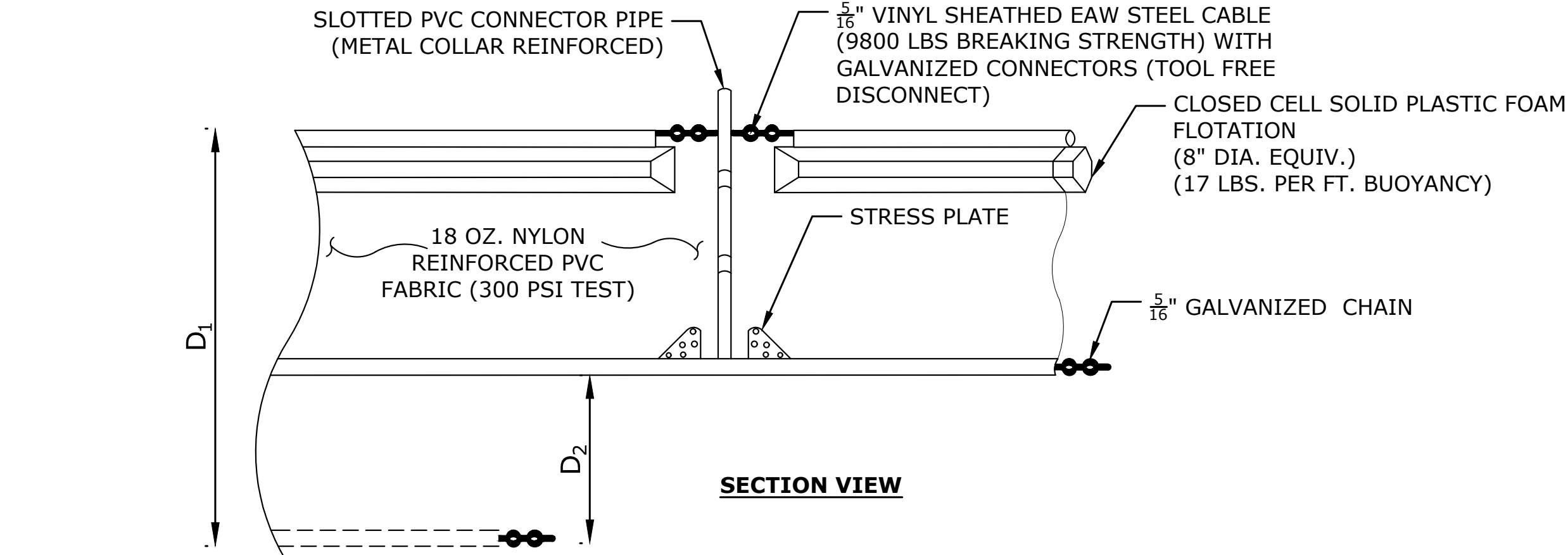
PARKING LOT SLOPE STABILIZATION
NOT TO SCALE



CONSTRUCTION ENTRANCE PAD
NOT TO SCALE

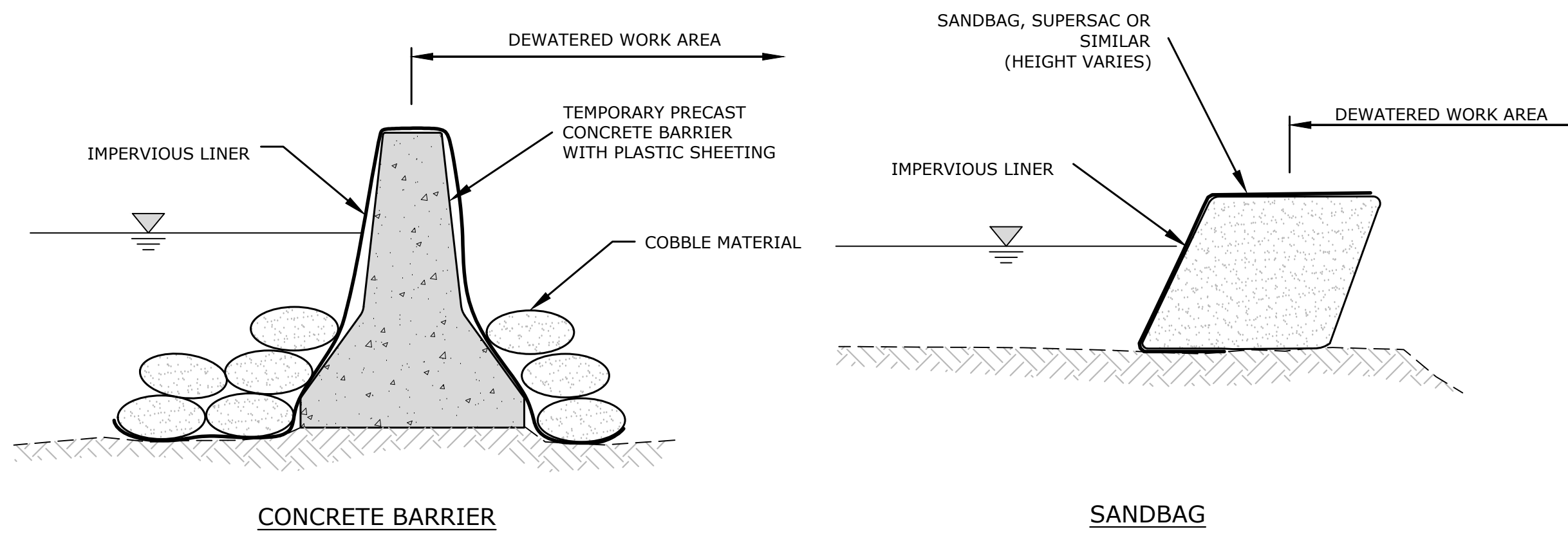


STONE PARKING LOT DETAIL
NOT TO SCALE



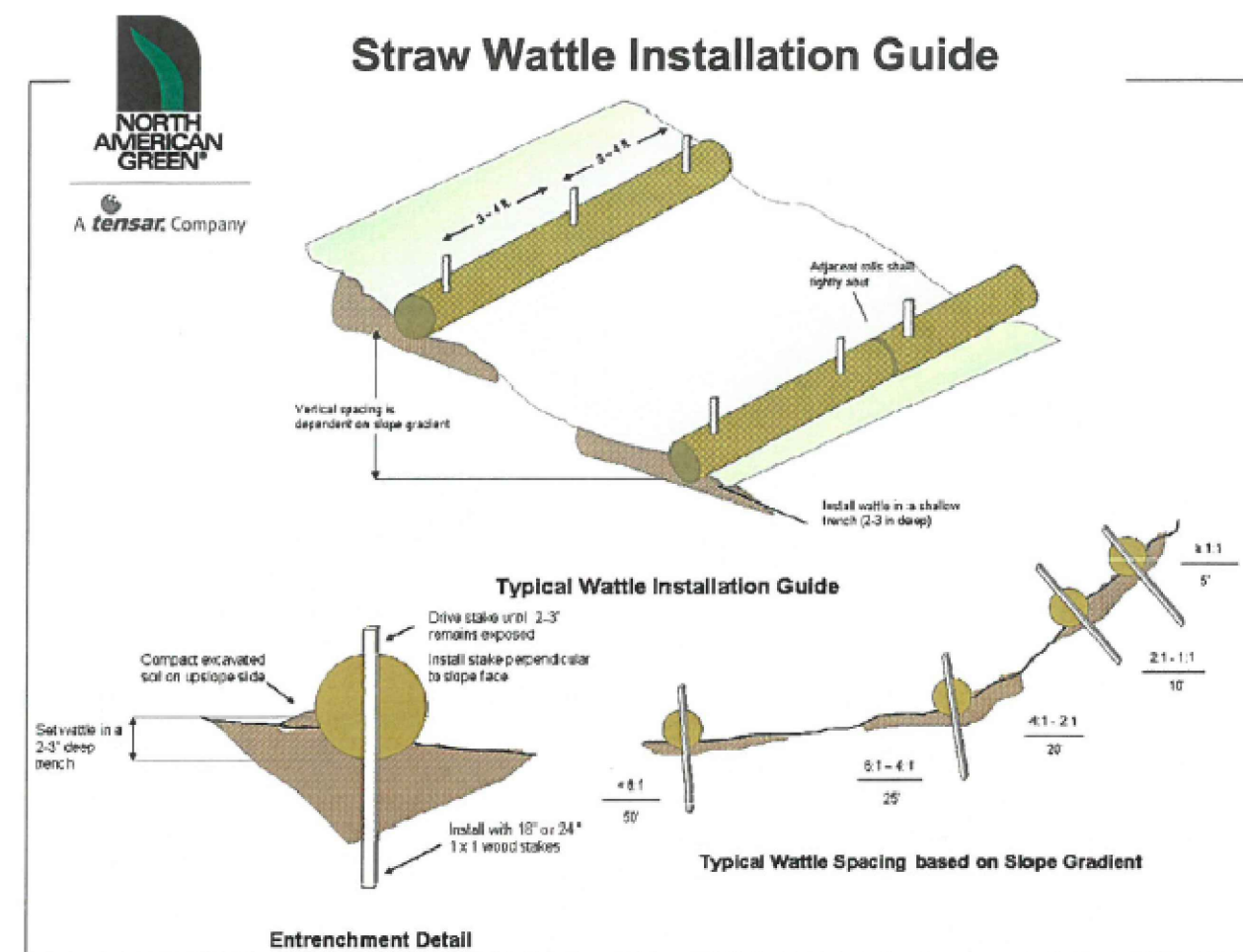
- TEMPORARY TURBIDITY CURTAIN NOTES:**
- D₁ 5' STD. (SINGLE PANEL FOR DEPTHS 5' OR LESS).
 - D₂ 5' STD. (ADDITIONAL PANEL FOR DEPTHS GREATER THAN 5').
 - CURTAIN TO REACH BOTTOM UP TO DEPTHS OF 10 FEET.

TEMPORARY TURBIDITY CURTAIN



- NOTE:**
- COFFERDAM TO BE SIZED TO ISOLATE CONSTRUCTION AREA FROM TIDAL INFLUENCE.

TEMPORARY COFFERDAM DETAIL
NOT TO SCALE



- Typical Wattle Spacing based on Slope Gradient**
- BEGIN AT THE LOCATION WHERE THE WATTLE IS TO BE INSTALLED BY EXCAVATING A 2'-3" (57.5 CM) DEEP X 9" (22.9 CM) WIDE TRENCH ALONG THE CONTOUR OF THE SLOPE. EXCAVATED SOIL SHOULD BE PLACED UP SLOPE FROM THE ANCHOR TRENCH.
 - PLACE THE WATTLE IN THE TRENCH SO THAT IT CONTOURS TO THE SOIL SURFACE. COMPACT SOIL FROM THE EXCAVATED TRENCH AGAINST THE WATTLE ON THE UPHILL SIDE. ADJACENT WATTLES SHOULD TIGHTLY ABUT.
 - SECURE THE WATTLE WITH 18-24" (45.7-61 CM) STAKES EVERY 3-4' (0.9-1.2 M) AND WITH A STAKE ON EACH END. STAKES SHOULD BE DRIVEN THROUGH THE MIDDLE OF THE WATTLE LEAVING AT LEAST 3-5" (7.5 CM) OF STAKE EXTENDING ABOVE THE WATTLE. STAKES SHOULD BE DRIVEN PERPENDICULAR TO SLOPE FACE.

North American Green Straw Wattles are a Best Management Practice (BMP) that offers an effective and economical alternative to silt fence and straw bales for sediment control and storm water runoff.

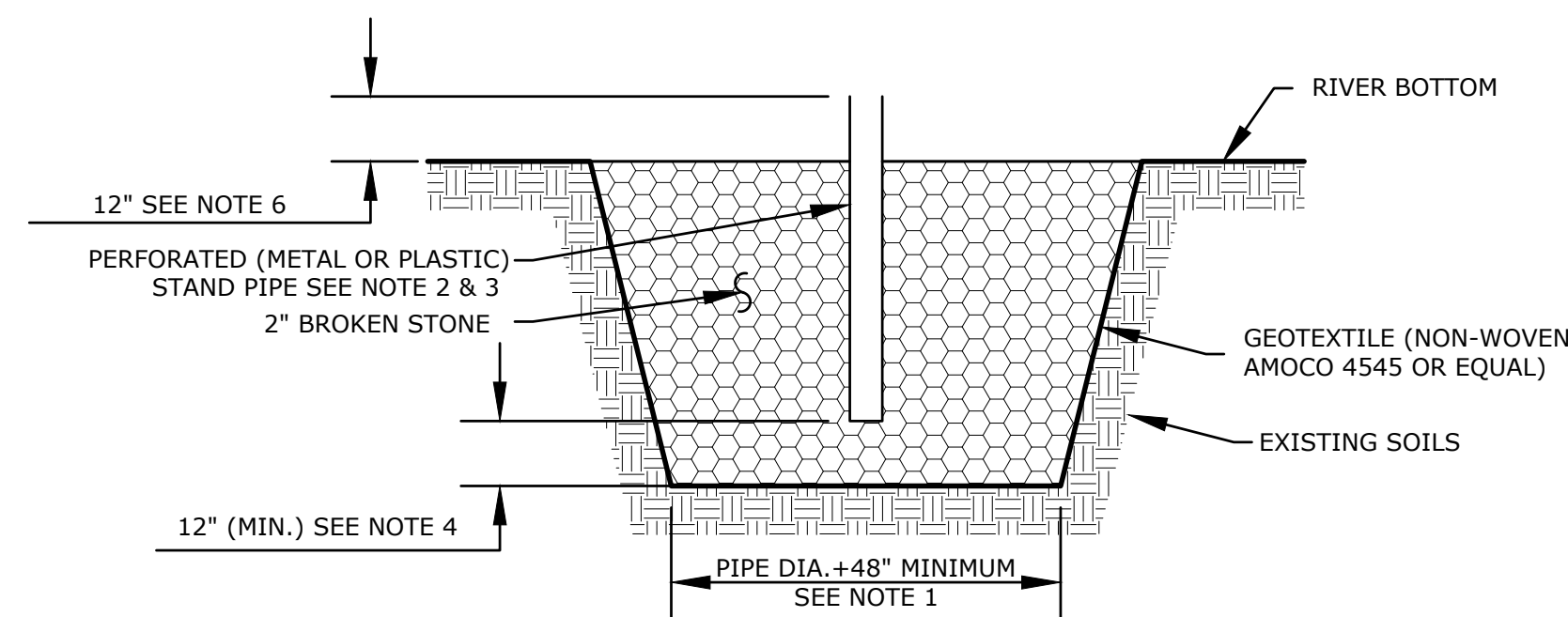
Guidelines are provided to assist in design, installation, and structure spacing. The guidelines may require modification due to variation in soil type, rainfall intensity or duration, and amount of runoff affecting the application site.

To maximize sediment containment with the Straw Wattle, place the initial structure at the top of the slope. If significant runoff is expected from above, if no runoff from above is expected, the initial Straw Wattle can be installed at the appropriate distance downhill from the top of the slope. The final structure should be installed at or just beyond the bottom of the slope. Wattles should be installed perpendicular to the primary direction of overland flow.

Straw Wattles are a temporary sediment control device and are not intended to replace other erosion control products (HECPs) or hydraulic erosion control products (HECPs). If vegetation is desired for permanent erosion control, North American Green recommends that RECPs or HECPs be used to provide effective immediate erosion control until vegetation is established. Straw Wattles may be used in conjunction with burlap, mats, and mulches as supplemental sediment and runoff control for these applications. Like all sediment control devices, the effectiveness of the Straw Wattle is dependent on proper spacing.

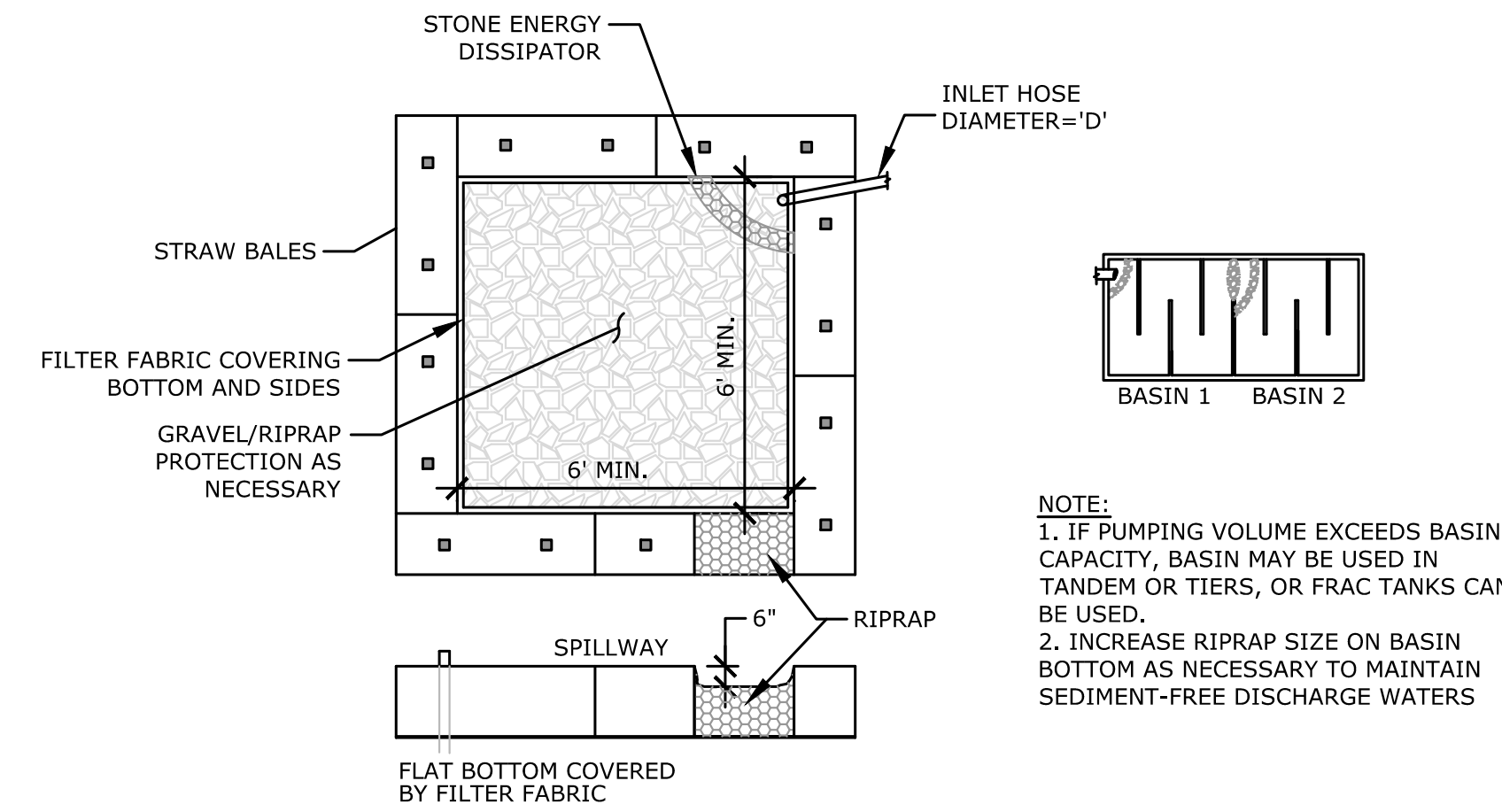
For additional installation assistance, please contact North American Green's Technical Services Department at 1-800-772-2040
14649 Highway 41 North, Evansville, Indiana 47725
1-800-772-2040 www.nagreen.com Rev. 1/2008

STRAW WATTLE (SW)
NOT TO SCALE

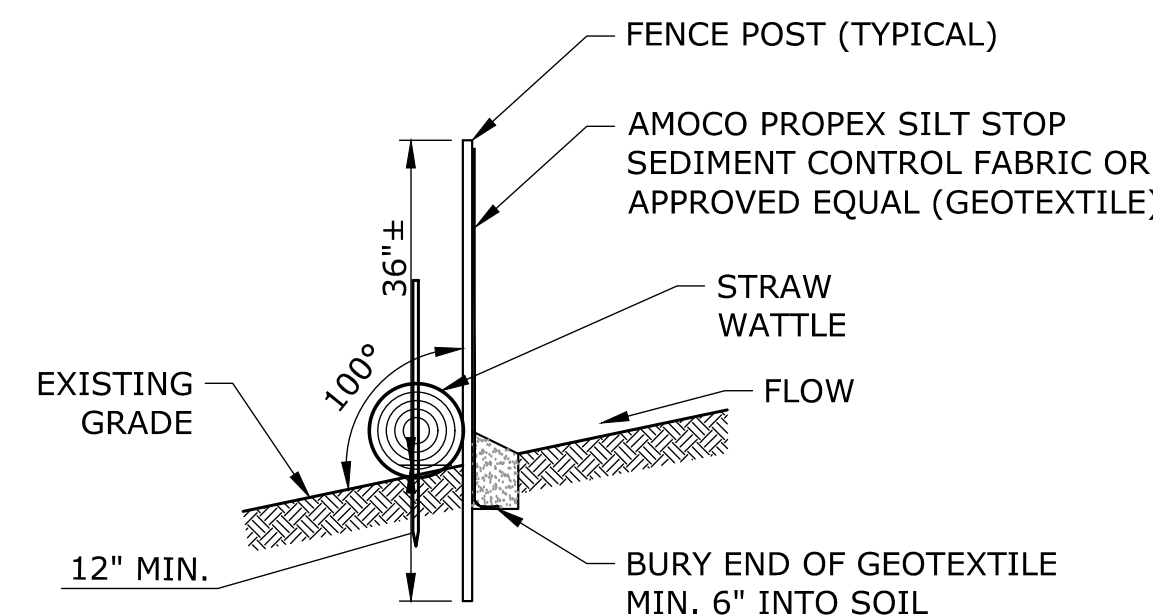


- NOTES:**
- OVERALL SUMP PIT DIMENSIONS TO BE COMPATIBLE WITH ANTICIPATED SEEPAGE RATES AND PUMP TO BE USED.
 - THE STAND PIPE DIAMETER AND NUMBER OF PERFORATIONS TO BE COMPATIBLE WITH THE PUMP SIZE BEING USED.
 - PERFORATIONS IN THE STANDPIPE TO BE EITHER CIRCULAR OR SLOTS, PERFORATION SIZE SHALL NOT EXCEED 1/2" DIAMETER.
 - 2" BROKEN STONE SHALL EXTEND A MINIMUM OF 12" BELOW THE BOTTOM OF THE STANDPIPE.
 - A PROPERLY DESIGNED GEOTEXTILE TO BE PLACED BETWEEN THE EXISTING SOILS AND THE CRUSHED STONE BACKFILL.
 - THE STANDPIPE SHALL EXTEND A MINIMUM OF 12" ABOVE THE SURROUNDING GROUND.

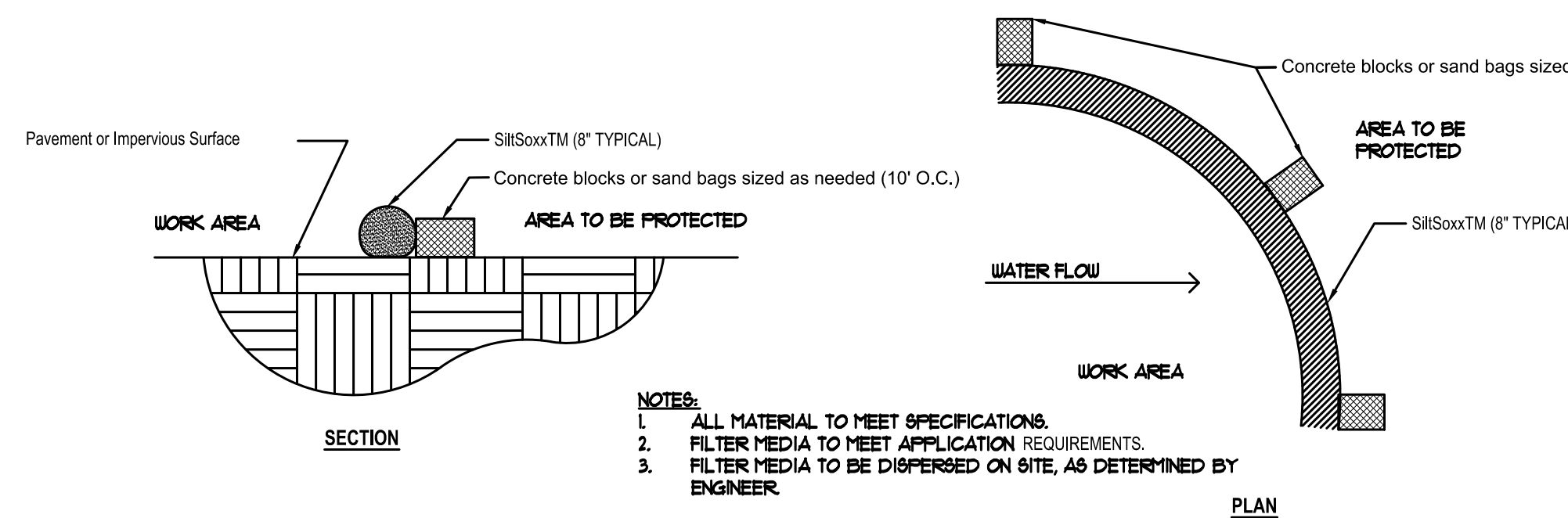
TURBID WATER SUMP FOR PUMPING
NOT TO SCALE



TURBIDITY SETTLING BASIN
NOT TO SCALE



SEDIMENT FILTER FENCE BACKED BY STRAW WATTLES
NOT TO SCALE



8 INCH SILTSOXX
NOT TO SCALE

DESCRIPTION	DATE	BY

SITE DETAILS

MODIFICATIONS TO EXISTING SITE CONDITIONS

WETMORE'S MARINA

362 BOSTON POST ROAD (MAP 188, LOT 181)
WESTBROOK, CONNECTICUT

STN DESIGNED	STN DRAWN	MBR / DLO CHECKED
AS NOTED		
DECEMBER 18, 2024		
DATE		
PROJECT NO. 141.13983.00002		
SHEET NO. 11		
11		
SHEET NAME		



Land Record Filing*

To: DO NOT FILE

Signature and

NOTE: Due to the electronic delivery of this license and the legal requirement to have a live signature on this document, the “Land Record Filing” as detailed in General Condition #1 will be sent to the Licensee via U.S. Mail for the Licensee to file with the city/town clerk.

Date:

Subject: _____
License # _____

If you have any questions pertaining to this matter, please contact the Land & Water Resources Division at 860-424-3019.

Return to:

~~Land & Water Resources Division
State of Connecticut
Department of Energy & Environmental Protection
79 Elm Street
Hartford, CT 06106-5127~~

*The Licensee shall file the Land Record Filing on the land records of the municipality in which the subject property is located not later than thirty (30) days after license issuance pursuant to Connecticut General Statutes (CGS) Section 22a-363g. A copy of the Notice with a stamp or other such proof of filing with the municipality shall be submitted to the Commissioner no later than sixty (60) days after license issuance.



LWRD Work Commencement Form

To: DEEP.LWRDRegulatory@ct.gov or
Regulatory Section
Department of Energy and Environmental Protection
Land & Water Resources Division
79 Elm Street
Hartford, CT 06106-5127

Licensee Name: _____

Municipality in which the project is occurring: _____

DEEP License No(s): _____

CONTRACTOR(s):

1 Name: _____
Address: _____
Telephone: _____
E-mail: _____

2 Name: _____
Address: _____
Telephone: _____
E-mail: _____

3 Name: _____
Address: _____

Date Contractor(s) received a copy
of the license and approved plans: _____

EXPECTED DATE OF COMMENCEMENT OF WORK: _____

EXPECTED DATE OF COMPLETION OF WORK: _____

LICENSEE: _____
(Signature) (Date)



Compliance Certification Form

The following certification must be signed by the licensee working in consultation with a Connecticut-licensed design professional and must be submitted to the address indicated at the end of this form within ninety (90) days of completion of the authorized work.

<p>1. Licensee Name: <u>362 Post Road LLC., c/o Gavin Boucher</u></p> <p>DEEP License Number(s): <u>202301695-SDFTW</u></p> <p>Municipality in which project is occurring: <u>Westbrook</u></p>							
<p>2. Check one:</p> <p>(a) <input type="checkbox"/> "I certify that the final site conditions and / or structures are in general conformance with the approved site plans". Identify and describe any deviations and attach to this form.</p> <p>(b) <input type="checkbox"/> "The final site conditions and / or structures are not in general conformance with the approved site plans. The enclosed "as-built" plans note the modifications".</p>							
<p>3. "I understand that any false statement in this certification is punishable as a criminal offence under section 53a-157b of the General Statutes and under any other applicable law."</p> <table style="width: 100%;"><tr><td style="width: 50%;"><p>_____ Signature of Licensee</p></td><td style="width: 50%;"><p>_____ Date</p></td></tr><tr><td colspan="2"><p>_____ Name of Licensee (print or type)</p></td></tr><tr><td style="height: 150px; vertical-align: top;"><p>_____ Signature of CT-Licensed Design Professional</p><p>_____ Name of CT-Licensed Design Professional (print or type)</p><p>_____ Professional License Number (if applicable)</p></td><td style="vertical-align: top;"><p>_____ Date</p><div style="border: 1px solid black; width: 200px; height: 150px; margin: 10px auto; text-align: center; line-height: 150px;">Affix Stamp Here</div></td></tr></table>		<p>_____ Signature of Licensee</p>	<p>_____ Date</p>	<p>_____ Name of Licensee (print or type)</p>		<p>_____ Signature of CT-Licensed Design Professional</p> <p>_____ Name of CT-Licensed Design Professional (print or type)</p> <p>_____ Professional License Number (if applicable)</p>	<p>_____ Date</p> <div style="border: 1px solid black; width: 200px; height: 150px; margin: 10px auto; text-align: center; line-height: 150px;">Affix Stamp Here</div>
<p>_____ Signature of Licensee</p>	<p>_____ Date</p>						
<p>_____ Name of Licensee (print or type)</p>							
<p>_____ Signature of CT-Licensed Design Professional</p> <p>_____ Name of CT-Licensed Design Professional (print or type)</p> <p>_____ Professional License Number (if applicable)</p>	<p>_____ Date</p> <div style="border: 1px solid black; width: 200px; height: 150px; margin: 10px auto; text-align: center; line-height: 150px;">Affix Stamp Here</div>						
<ul style="list-style-type: none">As-built plans shall include: elevations or tidal datums, as applicable, and structures, including any proposed elevation views and cross sections included in the approved license plans. Such as-built plans shall be the original ones and be signed and sealed by an engineer, surveyor or architect, as applicable, who is licensed in the State of Connecticut.The Licensee will be notified by staff of the Land and Water Resources Division (LWRD) if further compliance review is necessary. Lack of response by LWRD staff does not imply compliance. <p>Submit this completed form to : DEEP.LWRDRegulatory@ct.gov or Regulatory Section Department of Energy and Environmental Protection Land & Water Resources Division 79 Elm Street Hartford, CT 06106-5127</p>							