

**DISTRICT OF CHAPMAN BEACH**  
**Special Meeting**  
**“Super Storm Sandy Repair”**  
**SATURDAY, APRIL 6, 2013**  
**MULVEY MUNICIPAL CENTER**

- Andy Calderoni called the meeting to order at 10:06 am.
- Notice in Hartford Courant: Tom Odell read required announcement that was put in the newspaper prior to the scheduled meeting.
- Meeting Purpose: Appropriation of funds for repair of erosion damage caused by “Storm Sandy”
- Andy Calderoni showed pictures before and after the storm.
  - A. Andy Calderoni reviewed plans of damaged area from Main Beach to Dibble Beach. Rich ODonnell did a survey to determine Coastal Jurisdiction Line or C.J.L..
    - Bill Glynn asked about results of town meeting of what we could and couldn’t do to repair our beach.
    - George Zinser asked for explanation of who owned the beach north of the C.J.L.
    - Patty Pandolfe asked for clarification of where coastal zone is. Tom Odell explained that it follows the high tide line.
    - Brian Guoluli asked for definition of structure.
    - Bill Glynn asked what armoring was. Tom Odell said it was rip-rap.
  - B. Andy Calderoni reviewed sea wall repair plans.
    - Proposed sea wall will be anchored with large 4 foot diameter boulders buried three feet underground.

- Embankment will be covered with Geo Tech matting to prevent soil erosion.
  - Coir Logs to also be placed on embankment over matting. Vegetation can then be planted in Coir Logs to further prevent erosion. After seven years Log is a compost pile and root system from plants is established.
  - A walk way will be constructed on the flat upland portion of the embankment.
  - Any Calderoni said that we will repair end of Odell Way with a ramp.
- C. The district has received two bids for the project:
- Machnick Brothers of Old Lyme - \$55,000 to do work plus install material.
  - Chris Hallahan of Westbrook - \$11,750 to do work plus install.
  - District to buy: Coir Logs, Geotech Fabric, Coir Matts and staples. Approximate cost of material plus shipping is \$11,259.
  - Josephine Vassalo asked why a side walk was being installed. Tom Odell explained it was for erosion protection.
- D. Financing of Sea Wall: Reviewed by Pete Potter
- District needs to borrow money to pay for repair of sea wall.
  - We are looking at TD Bank North as our lender to do this.
  - Proposing to borrow \$45,000 which will go into 2013 budget.
  - Five year loan at 4% will be approximately \$93.00 in taxes to district membership.
  - Jack Diaz asked if board considered a special assessment to do the project. Andy Calderoni explained that we needed the money prior to Memorial Day to pay for it.
  - George Zinser asked if we had any other capital improvement plans scheduled for next year. Andy Calderoni said we were looking at installing or repairing kayak racks and stairs potentially.

- David Osella asked if we have approached developer on Route 1 to help pay for this. Andy Calderoni said that the board had internal discussions on this topic.
  
- ❖ Motion was made by Pete Potter that the district take a vote to borrow \$45,000 plus 15% to be put into the 2013/2014 budget to repair damage caused by Storm Sandy to the sea wall, as per specifications presented by the board of Director's. Motion was seconded by Ed Gales.

Discussion on Motion: Membership authorized Board of Director's to borrow an additional 15% or \$7000 as a contingency for cost over runs.

- a. Motion by Tom Odell to go to a show of hands to vote for Storm Sandy repairs proposed by Board of Directors. Motion seconded by Patrice Horan. Motion carried unanimously with no discussion.

Results of motion to borrow \$45,000 plus 15% for contingency of cost over runs to be put into 2013/2014 budget.

35-Yes

0-No

- ❖ Motion carried unanimously.

E. Announcements by Andy Calderoni:

- No spring cleanup this year.
- No boats on beach till construction is completed.
- Patrice Horan is new board member.
- Andy Calderoni thanked Pete Bransfield to years of service on board.

Motion to Adjourn by Damian Rannelli. Seconded by Marlena Whaley. Motion carried unanimously with no discussion.

Submitted by:

Jon Dymczyk

Clerk