

# DISTRICT OF CHAPMAN BEACH

Westbrook, CT

November 11, 2023

Dear Members

A special members' meeting will be held on December 2, 2023 at 10:00am at the Mulvey Center Multi-media room. Because this meeting is on a Saturday and the Mulvey center is typically closed on Saturdays we have made arrangements to open the building for our meeting and close by noon. We have been asked to park at the western end of the building and enter through that door only. We will try to have someone outside to direct members as they arrive.

Over the last 4 years the Major Projects Committee has been gathering information to preserve and enhance the District Beaches. We wanted to find ways to utilize more of our beach for the members now and in the future, as well as maintaining the beaches that we have. We received the Certificate of Permission (COP) from the CT DEEP in November 2022 to remove, repair, or replace the 4 groins on the Main Beach. This COP is valid for 5 years, and is renewable at least once. We will need to apply for a DEEP permit prior to the work, based on our COP. The committee obtained 3 bids to repair/replace the 4 groins. The bid to replace the 4 groins with concrete/timber jetties, which is a condition of the COP, is approximately \$125,000 to \$225,000 per jetty. The bids to repair the groins were approximately \$42,000 per groin received from the 3 bidders.

After extensive review and discussions with DEEP and the Army Corps of Engineers, the committee concluded the groins on the Main Beach were not working effectively together. On our area of the Connecticut shore, the waves and sand predominately travel from west to east. Groins B and D are functioning and are in acceptable condition, and properly hold sand on the west side of said groins. Groins C and E are in a state of disrepair, and are not effective in retaining sand on the west side. It is the Board's recommendation to remove groins C and E. This will create larger, and more usable beaches at the ends of Second Ave and Third Ave for our members to use and enjoy. If, at the end of 4 years, it is determined that we would like to reinstall jetties, we can reprice installing them.

We also investigated the status and effectiveness of the Big Rock Jetty in helping to preserve and build the Main Beach at the end of First Ave. The Big Rock Jetty was repaired in 2010 under our COP to repair Dibble Beach groin, and to restore the Big Rock Jetty. Through our investigations, permitting process, and the last 13 years of weather, it became apparent the Big Rock Jetty was not repaired according to specifications. The jetty lacked sufficient large rocks to provide a solid foundation for the jetty. This led to the jetty collapsing 2' in height, and becoming less permeable to the flow of sand and water through its entirety. We have received pricing to rebuild the Jetty to its COP height, width, and length using larger rocks for the foundation. In addition, when rebuilding the Jetty, large flat rocks will be used to provide a more "user friendly" top. It is the Board's recommendation to rebuild the Big Rock Jetty.

We anticipate the work for both the removal of the groins, and the rebuilding of the Big Rock Jetty to occur this winter, pending the vote by our members. We will need to obtain DEEP permits for the removal of the groins and a permit for the rebuilding of the Big Rock Jetty, which DEEP has indicated will be readily obtainable. The work that will be done will be in accordance with all State and DEEP requirements, and our beaches will be restored to their current condition. We have the funds available in our accounts, including a 7.5% contingency, so that we do not need to borrow money, or require a special assessment for the work.

Regardless of the outcome of the vote, we are required to install pedestrian access over or through the groins. The COP, dated 11.2.22, indicates stairs over the groins. We are considering

cutting a slot in one of the existing groins to make the access more permanent. This added access to the groins will make it easier for our members to enjoy our Beaches from the Big Rock Jetty to Kelsey Point. We have set aside funds to cover this work. The final scope for the groin access will be determined after the outcome of the vote

Any action going forward to complete this work requires the approval of our members by vote at a special meeting which is scheduled for December 2, 2023. At this meeting there will be a presentation by the Board of Directors and a public Q&A session, followed by two 'in person only' paper ballot votes. Vote #1 will be to allow the spending of \$95,000 to dismantle and reconstruct the Big Rock Jetty as per the agreed upon scope of work. Vote #2 will be to allow the spending of \$18,000 to remove groins C and E.

Detailed information and pictures are available for you to view on the front HOME page of our website at [www.chapmanbeach.org](http://www.chapmanbeach.org) Please watch this site closely to see information as we post it

Sincerely  
The Board of Directors  
District of Chapman Beach

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**District of Chapman Beach  
Special Members' Meeting  
December 2, 2023 10am  
Mulvey Center Multi Media Room**

**Agenda**

Call to order 10:00am

Presentation of the Board of Directors' recommendations

Public Question and Answer Session

Call to Vote #1

Call to Vote #2

Result of Vote

Motion to Adjourn