



State of Rhode Island
Coastal Resources Management Council
Oliver H. Stedman Government Center
4808 Tower Hill Road, Suite 3
Wakefield, RI 02879-1900

(401) 783-3370
Fax (401) 783-2069

PUBLIC NOTICE

File Number: 2022-06-032 Date: September 27, 2022

This office has under consideration the application of:

Safe Harbor Allen Harbor
14785 Preston Road
Suite 975
Dallas, TX 75254

for a State of Rhode Island Assent to construct and maintain: A negative lift. This negative lift will include a 40ft +/- steel sheet pile bulkhead with a deadman anchoring system and concrete cap, 62ft +/- of cantilevered steel sheet pile bulkhead with a concrete cap, an 1,100ft² concrete platform, a new 20ft gangway, 950ft² +/- of new floats, 13 new 12" timber piles, regrading of the shoreline and upland area, and the addition of a vessel well.

Project Location:	84 Wescott Road
City/Town:	North Kingstown
Plat/Lot:	194 / 19
Waterway:	Allen Harbor

Plans of the proposed work can be requested at Cstaff1@crmc.ri.gov.

In accordance with the Administrative Procedures Act (Chapter 42-35 of the Rhode Island General Laws) you may request a hearing on this matter.

You are advised that if you have good reason to enter protests against the proposed work it is your privilege to do so. It is expected that objectors will review the application and plans thoroughly, visit site of proposed work if necessary, to familiarize themselves with the conditions and cite what law or laws, if any, would in their opinion be violated by the work proposed.

If you desire to protest, you must attend the scheduled hearing and give sworn testimony. A notice of the time and place of such hearing will be furnished you as soon as possible after receipt of your request for hearing. If you desire to request a hearing, to receive consideration, it should be in writing (**with your correct mailing address, e-mail address and valid contact number**) and be received at this office on or before **October 27, 2022**.

Please email your comments/hearing requests to: cstaff1@crmc.ri.gov; or mail via USPS to: Coastal Resources Management Council; O. S. Government Center, 4808 Tower Hill Road, Rm 116; Wakefield, RI 02879.

/ajt

CRMC Mailing List for Safe Harbor Allen Harbor
CRMC File Number 2022-06-032

Safe Harbor Allen Harbor
14785 Preston Road
Suite 975
Dallas, TX 75254

CRMC (2022-06-032)
O. S. Government Center
4808 Tower Hill Road
Wakefield, RI 02879

Quonset Davisville Navy Yacht Club
P.O. Box 641
North Kingstown, RI 02852

United States of America
C/O EDC
95 Cripe Street
North Kingstown, RI 02852

General List/NK List

SAFE HARBOR MARINAS ALLEN HARBOR



DRAWING LIST	
DRAWING No.	DRAWING TITLE
1	TITLE SHEET & GENERAL NOTES
2	VICINITY MAP
3	AERIAL IMAGE
4	EXISTING SITE PLAN
5	EXISTING PARTIAL PLAN
6	PROPOSED SITE PLAN
7	PROPOSED PARTIAL PLAN
8	SECTION A-A
9	SECTION B-B
10	SECTION C-C
11	SEDIMENTATION & EROSION CONTROLS

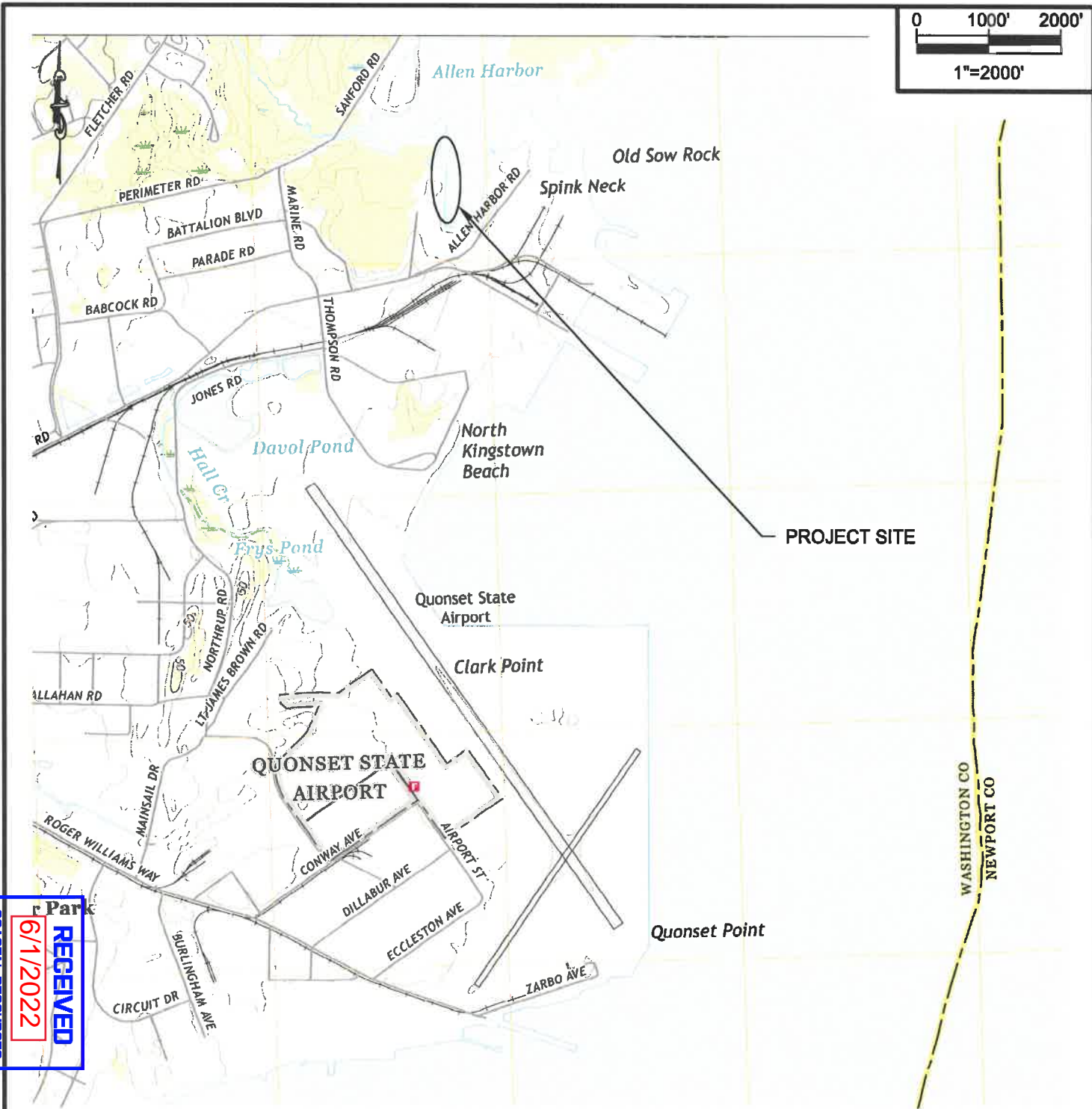
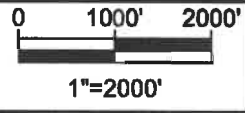
GENERAL NOTES

1. THE PURPOSE OF THESE DRAWINGS ARE FOR REGULATORY REVIEW ONLY.
2. VICINITY MAP TAKEN FROM USGS.
3. ELEVATIONS REFERENCE NAVD 88, UNLESS NOTED OTHERWISE.
4. THIS SITE INFORMATION HAS BEEN TAKEN FROM A DRAWING TITLED "2021 ALTA/NSPS LAND TITLE SURVEY", PREPARED FOR SAFE HARBOR MARINAS, LLC, BY CONTROL POINTS ASSOCIATES, INC., DATED 05/20/2021, AND REVISED ON 07/01/2021.
5. SUPPLEMENTARY INFORMATION OBTAINED BY RACE COASTAL ENGINEERING, LLC ON 10/22/2021 AND ONLY REPRESENT THE SITE CONDITIONS AT THAT TIME.
6. THE TIDAL DATA SHOWN WAS TAKEN FROM THE U.S. DEPARTMENT OF COMMERCE, NATIONAL OCEANIC AND ATMOSPHERIC ADMINISTRATION (NOAA) ONLINE VERTICAL DATUM TRANSFORMATION PROGRAM, DETERMINED AT THE FOLLOWING LOCATION:
 LOCATION: QUONSET, RHODE ISLAND
 LATITUDE: 41.614 N
 LONGITUDE: 71.405 W
7. REFERENCE TO QVD WAS OBTAINED FROM A PLAN TITLED "SURVEY CONTROL PLAN FOR RHODE ISLAND ECONOMIC DEVELOPMENT CORPORATION" PREPARED BY FOSTER SURVEY COMPANY OF WARWICK, RI AND LAST REVISED JULY 23, 2008.

PROJECT TIDAL ELEVATIONS:			
DATUM	NAVD 88 (FT)	MLW (FT)	QVD (FT)
MEAN HIGHER HIGH WATER (MHHW)	+1.88'	+4.06'	+4.93'
MEAN HIGH WATER (MHW)	+1.63'	+3.81'	+4.68'
NAVD 88	0.00	+2.18'	+3.05'
MEAN LOW WATER (MLW)	-2.18'	0.00	+0.87'
MEAN LOWER LOW WATER (MLLW)	-2.33'	-0.15'	+0.72'
QVD	-3.05	-0.87'	0.0

COASTAL RESOURCES
MANAGEMENT COUNCIL
6/1/2022
 RECEIVED

 611 Access Road Stratford, CT 06615 Tel: 203-377-0663 racecoastal.com	Prepared For: SAFE HARBOR MARINAS ALLEN HARBOR 84 WESTCOTT ROAD NORTH KINGSTON, RI 02852	SEAL: 	Date:	Rev. #3:
	Project: MARINA IMPROVEMENTS 84 WESCOTT ROAD (PLAT 194, LOT 19) NORTH KINGSTON, RI 02852		02-07-2022	05-19-2022
			Drawn By:	Checked By:
			MJW/ZMV	MRR
	Datum:	Scale:		
	NAVD88	N/A		
	Project No.:	Drawing No.:		
	2021118	1 of 11		



VICINITY MAP

RECEIVED
 6/1/2022
 COASTAL RESOURCES
 MANAGEMENT COUNCIL

RACE
COASTAL ENGINEERING

611 Access Road Stratford, CT 06615
Tel: 203-377-0663 racecoastal.com

Prepared For:
**SAFE HARBOR MARINAS
 ALLEN HARBOR
 84 WESTCOTT ROAD
 NORTH KINGSTON, RI 02852**

Project:
**MARINA IMPROVEMENTS
 84 WESCOTT ROAD (PLAT 194, LOT 19)
 NORTH KINGSTON, RI 02852**

SEAL:

DEVIN JON SANTA

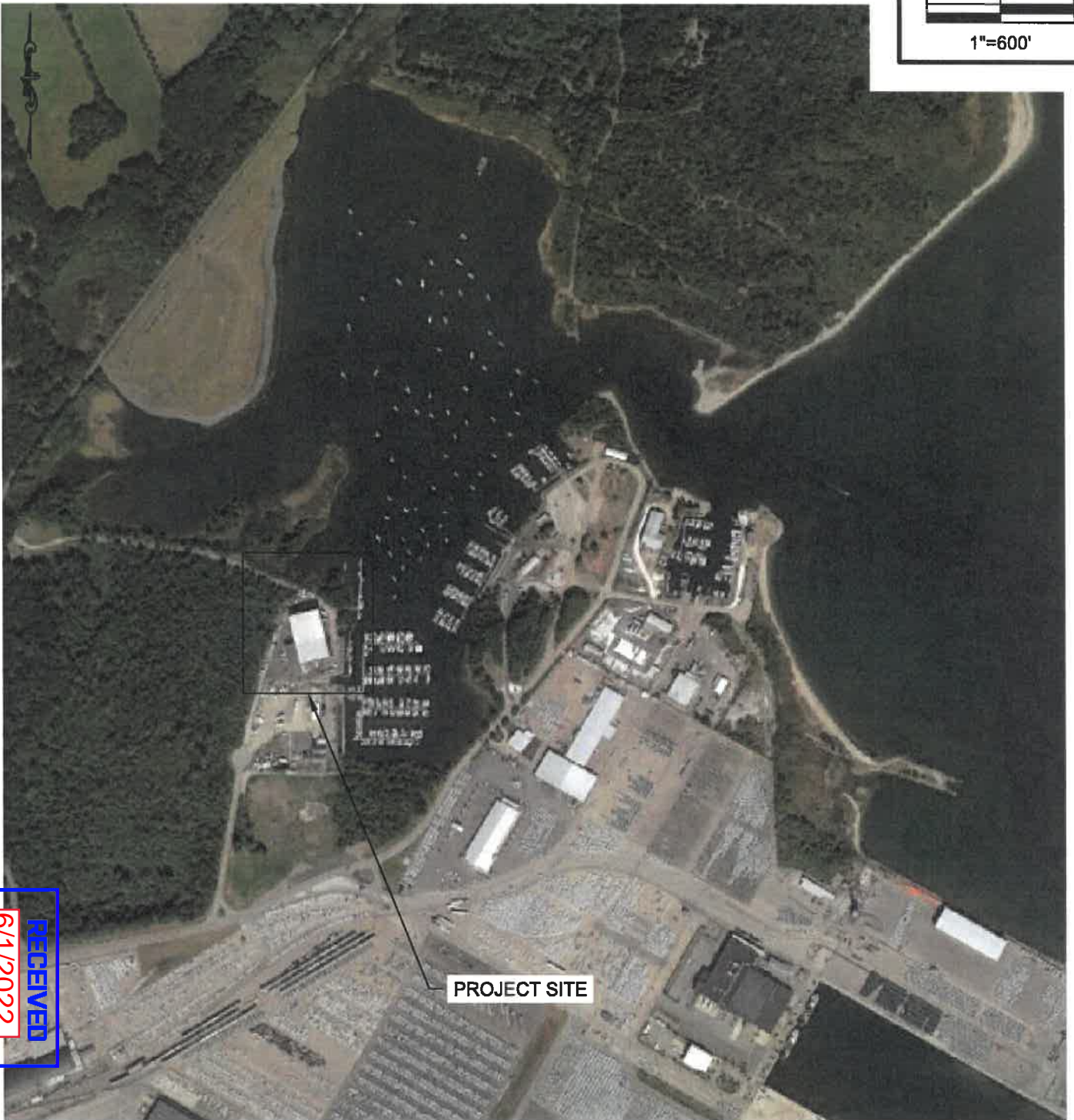
No. **1854**

**REGISTERED
 PROFESSIONAL ENGINEER
 CIVIL**

NOT VALID WITHOUT ENGINEER'S SEAL

Date:	Rev. #3:
02-07-2022	05-19-2022
Drawn By:	Checked By:
MJW/ZMV	MRR
Datum:	Scale:
NAVD88	1"=2000'
Project No.:	Drawing No.:
2021118	2 of 11

0 300' 600'
1"=600'



PROJECT SITE

RECEIVED
 6/1/2022
 COASTAL RESOURCES
 MANAGEMENT COUNCIL

AERIAL MAP



611 Access Road Stratford, CT 06615
Tel: 203-377-0663 racecoastal.com

Prepared For:
**SAFE HARBOR MARINAS
 ALLEN HARBOR
 84 WESTCOTT ROAD
 NORTH KINGSTON, RI 02852**

Project:
**MARINA IMPROVEMENTS
 84 WESCOTT ROAD (PLAT 194, LOT 19)
 NORTH KINGSTON, RI 02852**

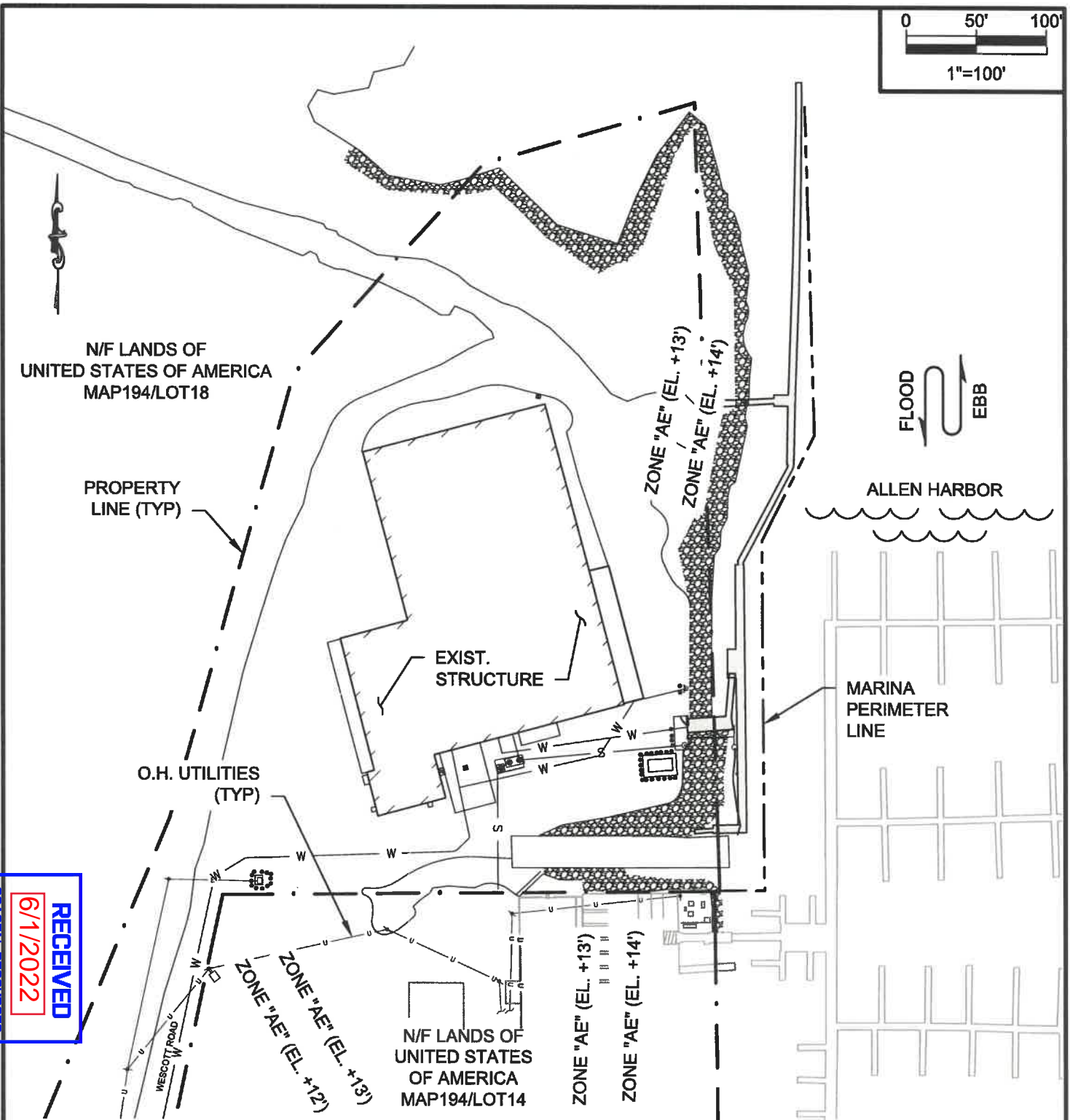
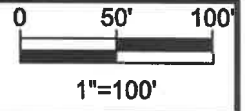
SEAL:

DEVIN JON SANTA

No. 11854

REGISTERED
 PROFESSIONAL ENGINEER
 NOT VALID WITHOUT ENGINEER'S SEAL

Date:	Rev. #3:
02-07-2022	05-19-2022
Drawn By:	Checked By:
MJW/ZMV	MRR
Datum:	Scale:
NAVD88	1"=600'
Project No.:	Drawing No.:
2021118	3 of 11



RECEIVED
6/1/2022
COASTAL RESOURCES
MANAGEMENT COUNCIL

EXISTING SITE PLAN

RACE
COASTAL ENGINEERING

611 Access Road Stratford, CT 06615
Tel: 203-377-0663 racecoastal.com

Prepared For:
**SAFE HARBOR MARINAS
ALLEN HARBOR
84 WESTCOTT ROAD
NORTH KINGSTON, RI 02852**

Project:
**MARINA IMPROVEMENTS
84 WESCOTT ROAD (PLAT 194, LOT 19)
NORTH KINGSTON, RI 02852**

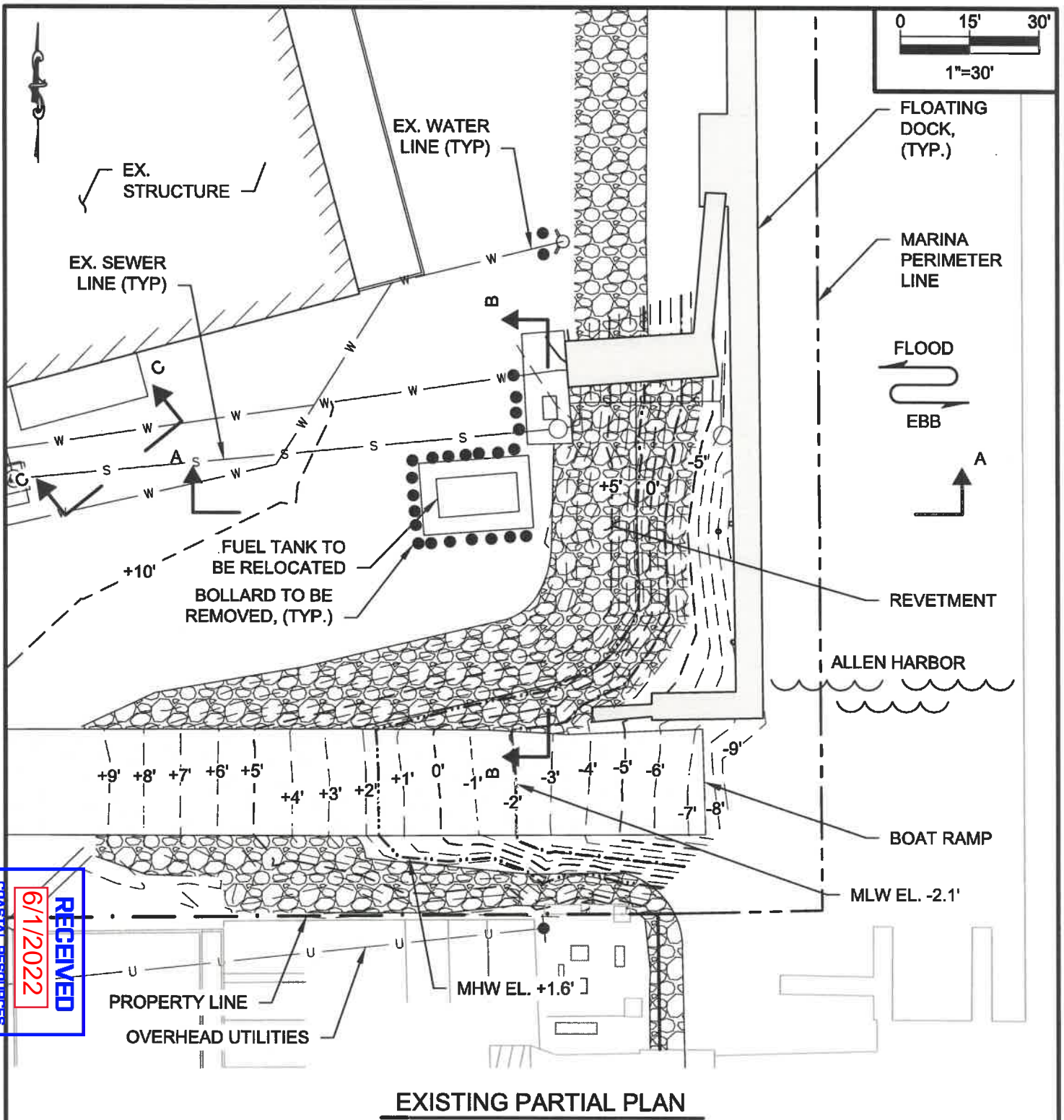
SEAL:
DEVIN JON SANTA

No. **11854**

**REGISTERED
PROFESSIONAL ENGINEER
CIVIL**

NOT VALID WITHOUT ENGINEER'S SEAL

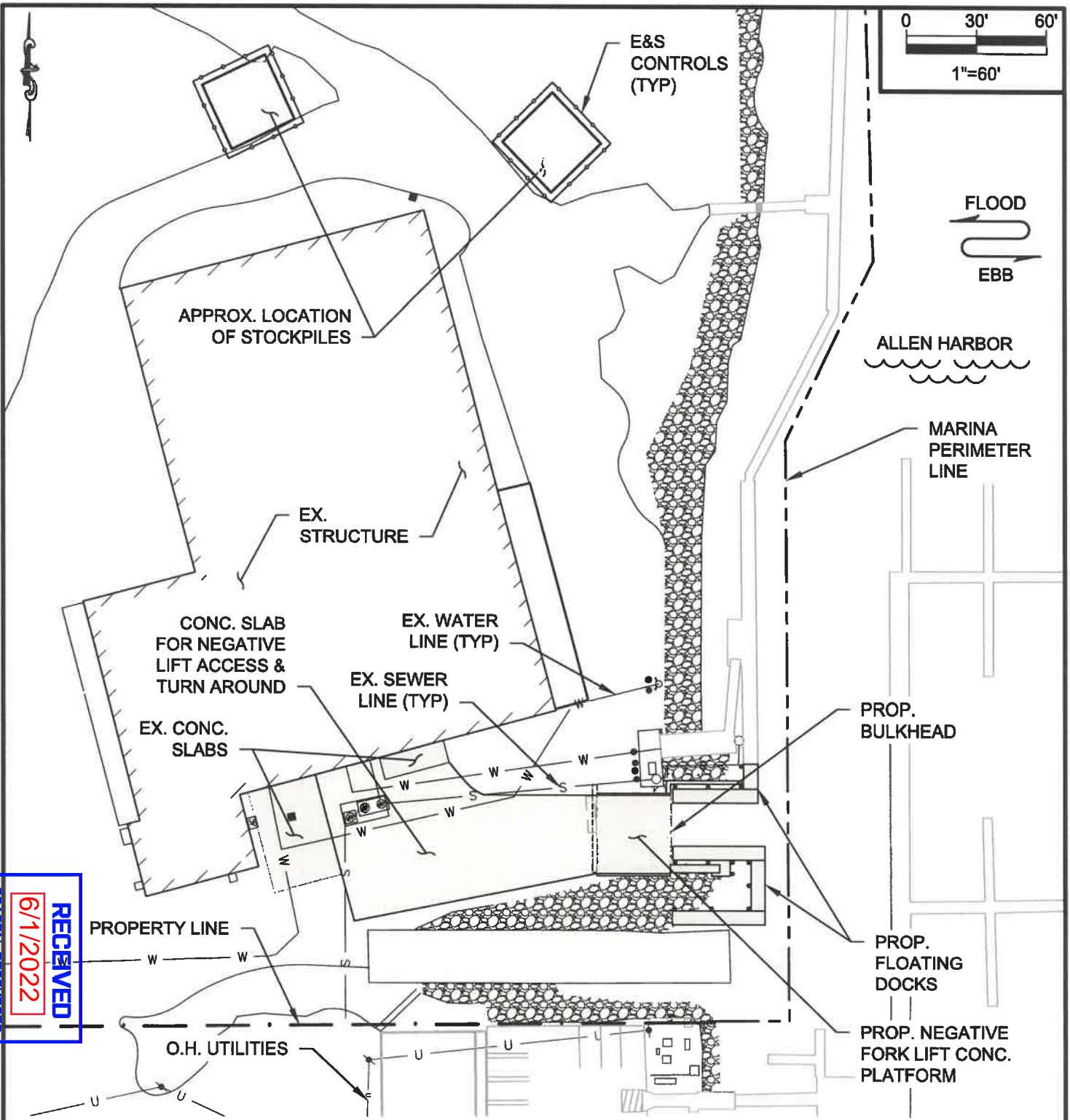
Date:	Rev. #3:
02-07-2022	05-19-2022
Drawn By:	Checked By:
MJW/ZMV	MRR
Datum:	Scale:
NAVD88	1"=100'-0"
Project No.:	Drawing No.:
2021118	4 of 11



EXISTING PARTIAL PLAN

RECEIVED
 6/1/2022
 COASTAL RESOURCES
 MANAGEMENT COUNCIL

 611 Access Road Stratford, CT 06615 Tel: 203-377-0663 racecoastal.com	Prepared For: SAFE HARBOR MARINAS ALLEN HARBOR 84 WESTCOTT ROAD NORTH KINGSTON, RI 02852	SEAL: DEVIN JON SANTA REGISTERED PROFESSIONAL ENGINEER CIVIL	Date: 02-07-2022	Rev. #3: 05-19-2022
	Project: MARINA IMPROVEMENTS 84 WESCOTT ROAD (PLAT 194, LOT 19) NORTH KINGSTON, RI 02852	No. 11854	Drawn By: MJW/ZMV	Checked By: MRR
	ALL RIGHTS RESERVED. ©2020 RACE COASTAL ENGINEERING, LLC.	NOT FOR CONSTRUCTION FOR REGULATORY REVIEW ONLY	Datum: NAVD88	Scale: 1"=30'-0"
	Project No.: 2021118	Drawing No.: 5 of 11	Project No.: 2021118	Drawing No.: 5 of 11



PROPOSED PLAN

RECEIVED
 6/1/2022
 COASTAL RESOURCES
 MANAGEMENT COUNCIL

RACE
COASTAL ENGINEERING

611 Access Road Stratford, CT 06615
Tel: 203-377-0663 racecoastal.com

Prepared For:
**SAFE HARBOR MARINAS
 ALLEN HARBOR
 84 WESTCOTT ROAD
 NORTH KINGSTON, RI 02852**

Project:
**MARINA IMPROVEMENTS
 84 WESCOTT ROAD (PLAT 194, LOT 19)
 NORTH KINGSTON, RI 02852**

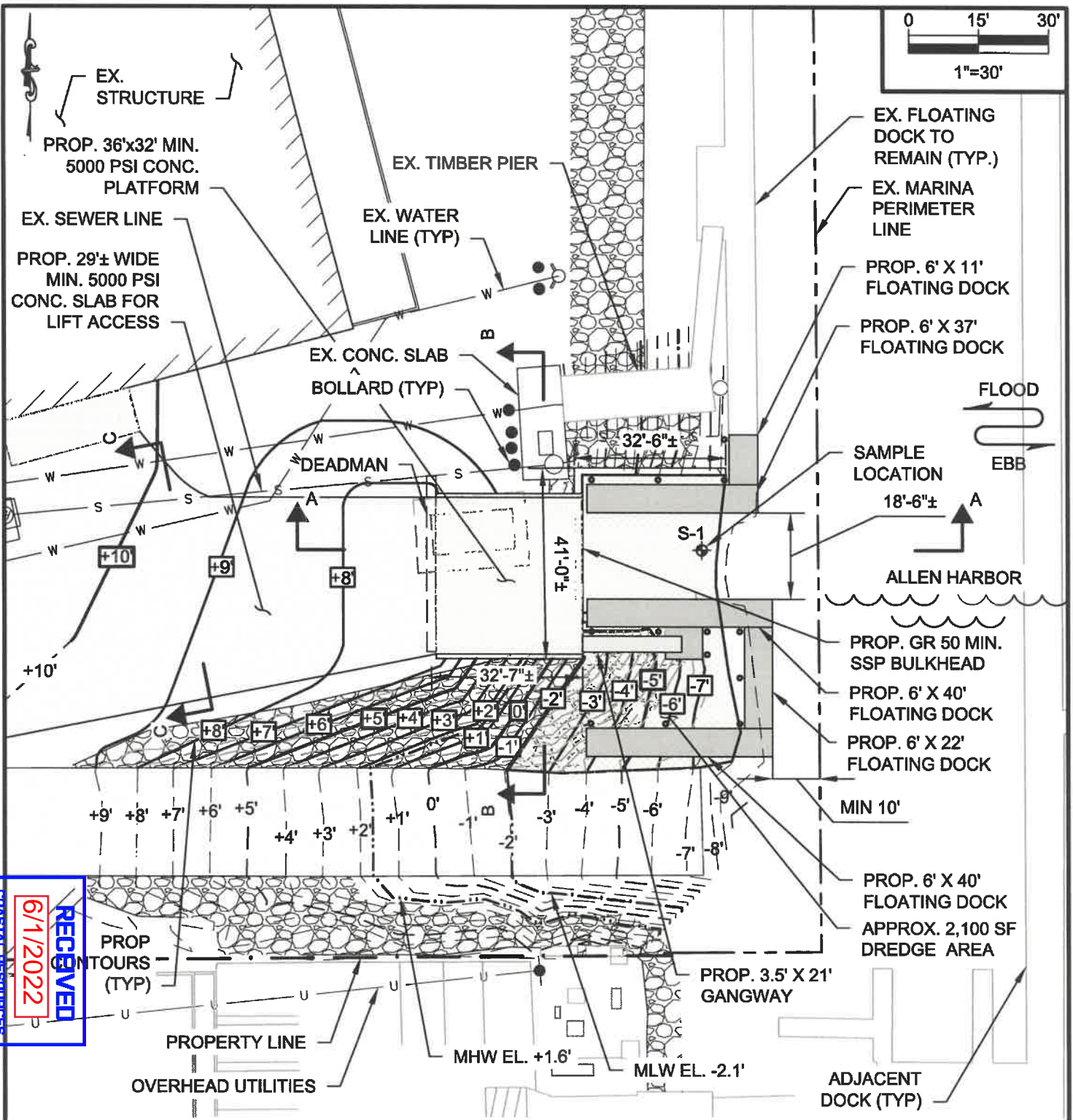
SEAL: **DEVIN JON SANTA**

No. **11854**

**REGISTERED
 PROFESSIONAL ENGINEER
 CIVIL**

NOT VALID WITHOUT ENGINEER'S SEAL

Date:	Rev. #3:
02-07-2022	05-19-2022
Drawn By:	Checked By:
MJW/ZMV	MRR
Datum:	Scale:
NAVD88	1"=60'-0"
Project No.:	Drawing No.:
2021118	6 of 11



PROPOSED PARTIAL PLAN

RECEIVED
 6/1/2022
 COASTAL RESOURCES
 MANAGEMENT COUNCIL

RACE
COASTAL ENGINEERING

611 Access Road Stratford, CT 06615
Tel: 203-377-0663 racecoastal.com

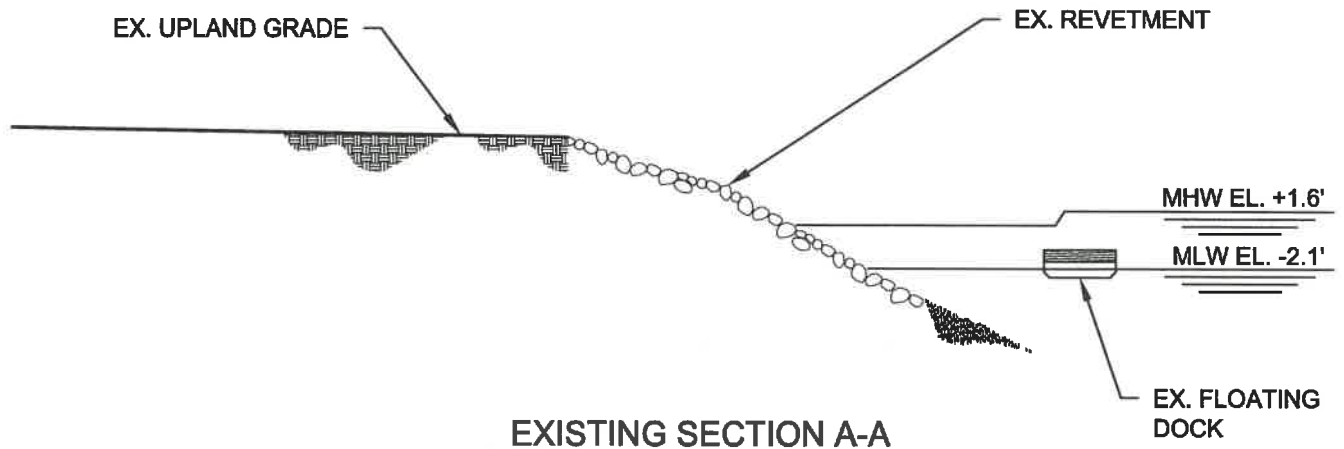
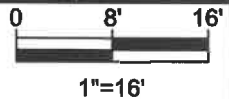
Prepared For:
**SAFE HARBOR MARINAS
 ALLEN HARBOR
 84 WESTCOTT ROAD
 NORTH KINGSTON, RI 02852**

Project:
**MARINA IMPROVEMENTS
 84 WESCOTT ROAD (PLAT 194, LOT 19)
 NORTH KINGSTON, RI 02852**

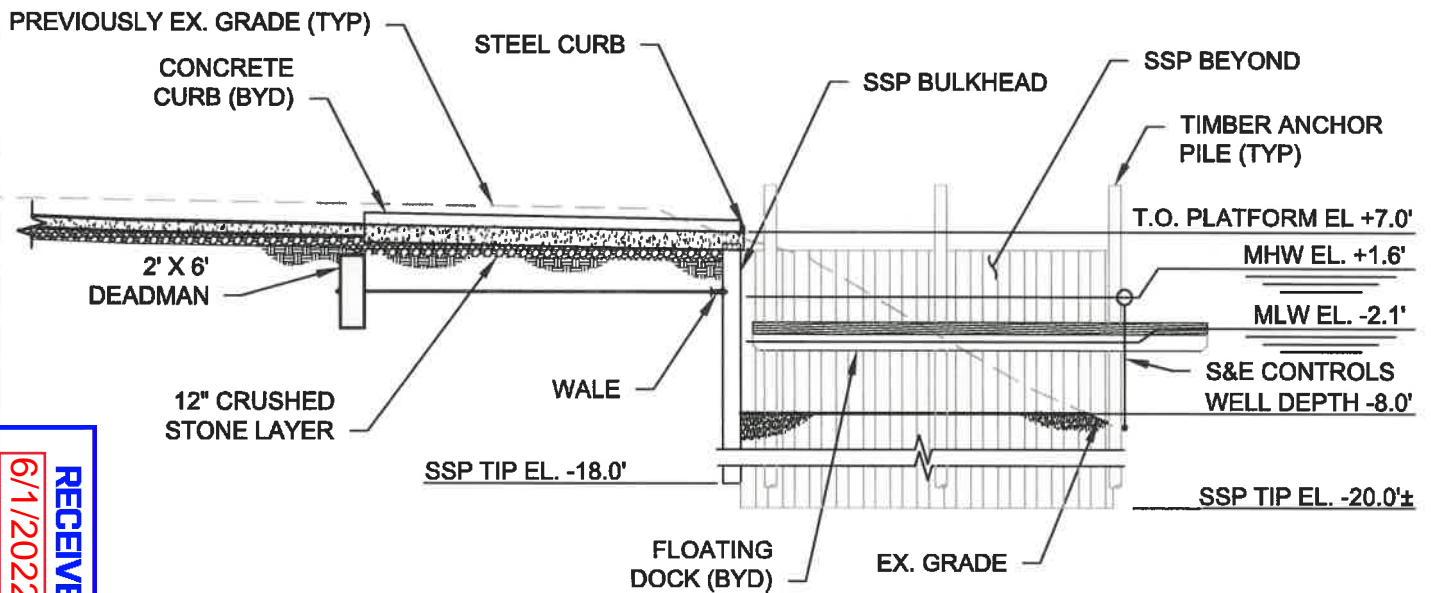
SEAL: **DEVIN JON SANTA**

No. 1854
 REGISTERED
 PROFESSIONAL ENGINEER
 CIVIL
 NOT VALID WITHOUT ENGINEER'S SEAL

Date:	02-07-2022	Rev. #3:	05-19-2022
Drawn By:	MJW/ZMV	Checked By:	MRR
Datum:	NAVD88	Scale:	1"=30'-0"
Project No.:	2021118	Drawing No.:	7 of 11



EXISTING SECTION A-A



PROPOSED SECTION A-A

RECEIVED
 6/1/2022
 COASTAL RESOURCES
 MANAGEMENT COUNCIL



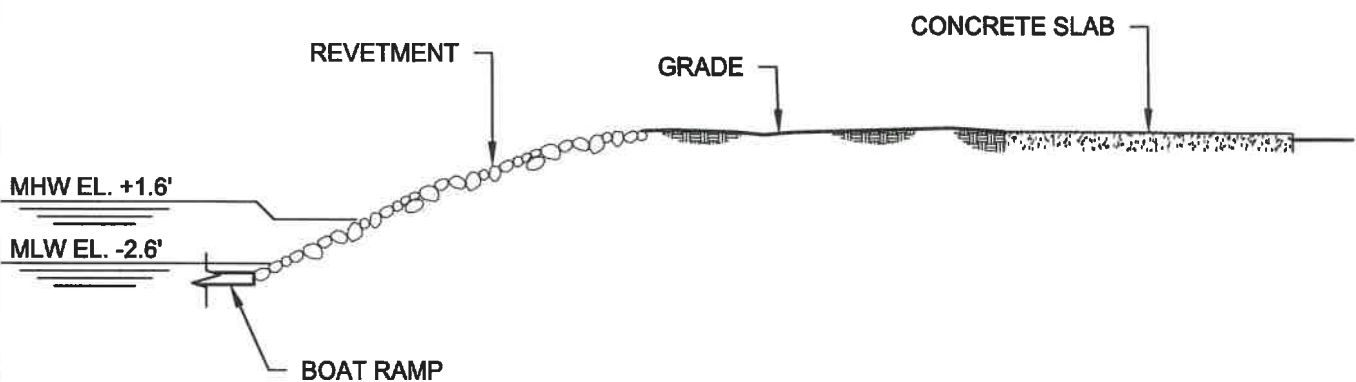
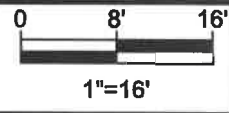
611 Access Road Stratford, CT 06615
 Tel: 203-377-0663 racecoastal.com

Prepared For:
**SAFE HARBOR MARINAS
 ALLEN HARBOR
 84 WESTCOTT ROAD
 NORTH KINGSTON, RI 02852**

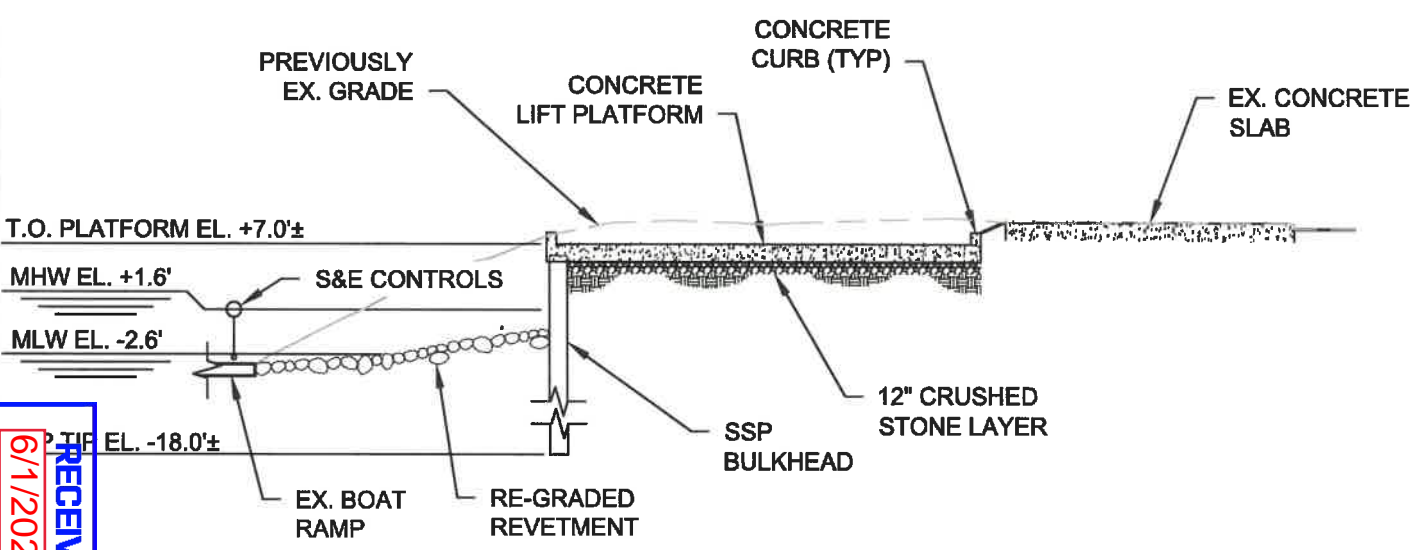
Project:
**MARINA IMPROVEMENTS
 84 WESTCOTT ROAD (PLAT 194, LOT 19)
 NORTH KINGSTON, RI 02852**

SEAL: **DEVIN JON SANTA**
 No. **11854**
**REGISTERED
 PROFESSIONAL ENGINEER
 CIVIL**
 NOT VALID WITHOUT ENGINEER'S SEAL

Date:	Rev. #3:
02-07-2022	05-19-2022
Drawn By:	Checked By:
MJW/ZMV	MRR
Datum:	Scale:
NAVD88	1"=16'-0"
Project No.:	Drawing No.:
2021118	8 of 11



EXISTING SECTION B-B



PROPOSED SECTION B-B

RECEIVED
 6/1/2022
 COASTAL RESOURCES
 MANAGEMENT COUNCIL

RACE
 COASTAL ENGINEERING
 611 Access Road Stratford, CT 06615
 Tel: 203-377-0663 racecoastal.com

Prepared For:
SAFE HARBOR MARINAS
ALLEN HARBOR
84 WESTCOTT ROAD
NORTH KINGSTON, RI 02852

Project:
MARINA IMPROVEMENTS
84 WESCOTT ROAD (PLAT 194, LOT 19)
NORTH KINGSTON, RI 02852

SEAL:

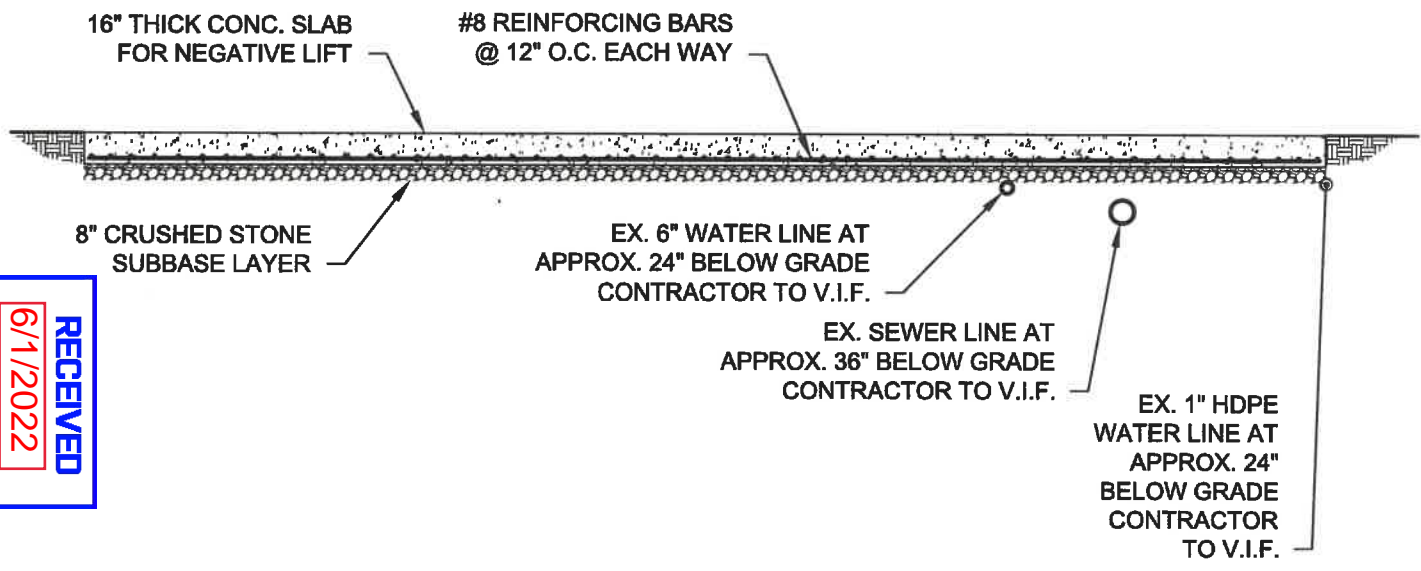
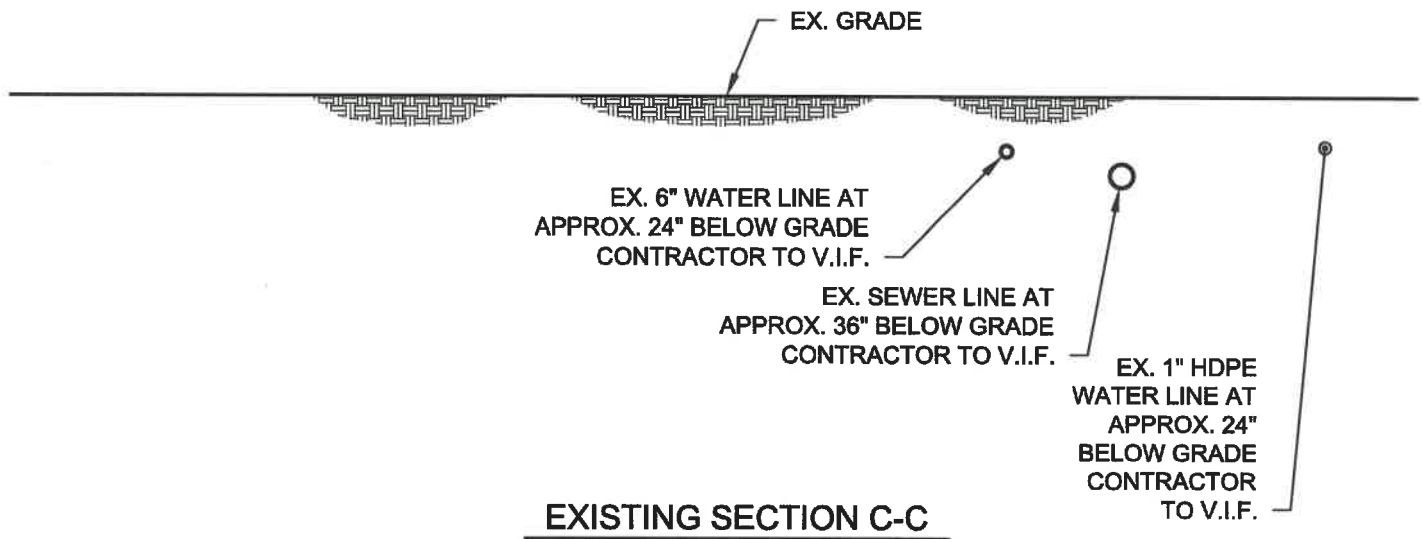
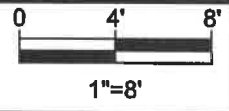
DEVIN JON SANTA

No. 11854

REGISTERED
PROFESSIONAL ENGINEER
CIVIL

NOT VALID WITHOUT ENGINEER'S SEAL

Date:	Rev. #3:
02-07-2022	05-19-2022
Drawn By:	Checked By:
MJW/ZMV	MRR
Datum:	Scale:
NAVD88	1"=30'-0"
Project No.:	Drawing No.:
2021118	9 of 11



RECEIVED
 6/1/2022
 COASTAL RESOURCES
 MANAGEMENT COUNCIL

611 Access Road Stratford, CT 06615
 Tel: 203-377-0663 racecoastal.com

Prepared For:
**SAFE HARBOR MARINAS
 ALLEN HARBOR
 84 WESTCOTT ROAD
 NORTH KINGSTON, RI 02852**

Project:
**MARINA IMPROVEMENTS
 84 WESCOTT ROAD (PLAT 194, LOT 19)
 NORTH KINGSTON, RI 02852**

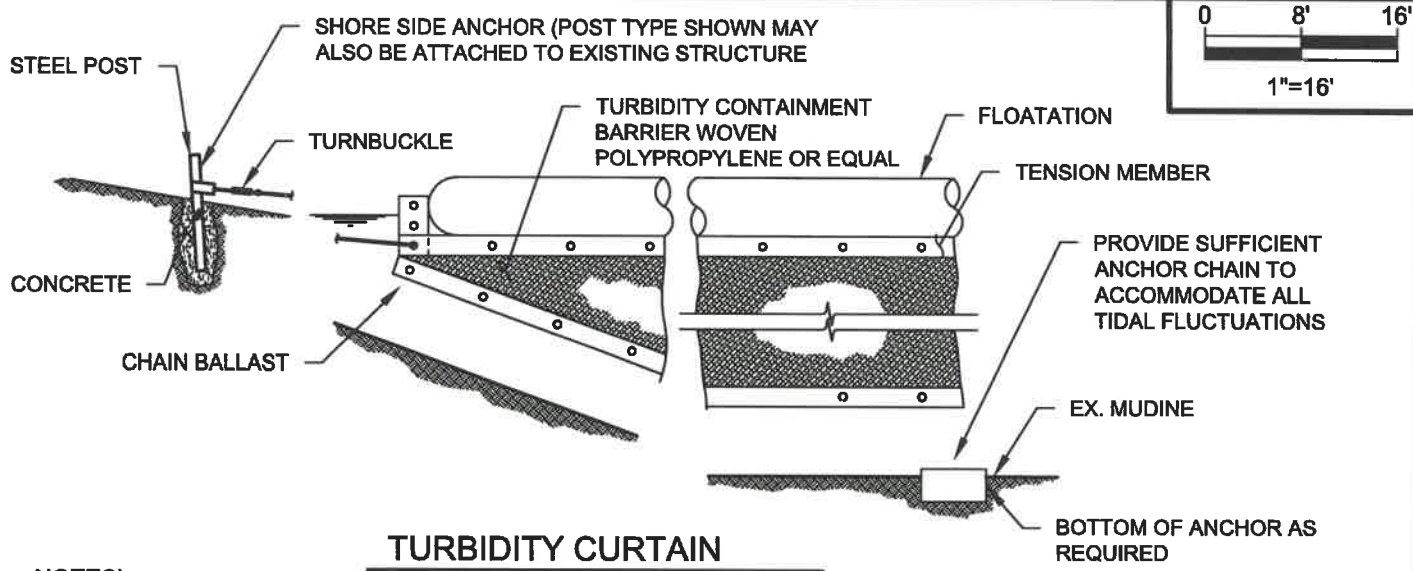
SEAL:

DEVIN JON SANTA

REGISTERED PROFESSIONAL ENGINEER

NOT VALID WITHOUT ENGINEER'S SEAL

Date:	Rev. #3:
03-28-2022	
Drawn By:	Checked By:
MJW/ZMV	MRR
Datum:	Scale:
NAVD88	1"=8'-0"
Project No.:	Drawing No.:
2021118	10 of 11



TURBIDITY CURTAIN

NOTES):

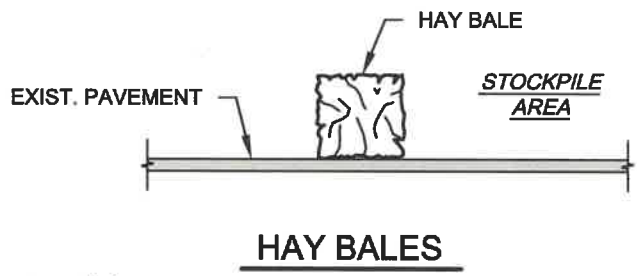
1. CURTAIN AND ANCHOR MUST RESIST EXPECTED WIND, WAVE AND CURRENT ENVIRONMENT AT SITE. CONTRACTOR TO SUBMIT PROPOSED WEIGHTED TURBIDITY CURTAIN SPECIFICATIONS FOR REVIEW/APPROVAL.
2. WORK IS ANTICIPATED TO BE COMPLETED IN SECTIONS. THE CONTRACTOR SHALL CONFINE THE WORK AREA WITH SEDIMENTATION AND EROSION CONTROL MEASURES AS NECESSARY TO COMPLETE THE WORK AND IN ACCORDANCE WITH REGULATORY AUTHORIZATIONS.

S&E NOTES:

1. LAND DISTURBANCE SHALL BE KEPT TO A MINIMUM.
2. PRIOR TO START OF WORK CONTRACTOR SHALL INSTALL APPROPRIATE, S&E CONTROL MEASURES SHALL BE INSTALLED.
3. CONTRACTOR SHALL IMMEDIATELY REPAIR ANY BEACHES OR DAMAGES TO S&E CONTROLS. S&E CONTROLS SHALL BE MAINTAINED THROUGHOUT CONSTRUCTION AND REPLACED AS REQUIRED TO ASSURE S&E CONTROLS ARE OPERATING EFFECTIVELY.
4. ADDITIONAL CONTROL MEASURES SHALL BE INSTALLED DURING THE CONSTRUCTION PERIOD AS NECESSARY AND REQUIRED.
5. THE CONTRACTOR SHALL UTILIZE APPROVED METHODS/MATERIALS FOR PREVENTING THE BLOWING AND MOVEMENT OF DUST FROM EXPOSED SOIL SURFACES ONTO ADJACENT PROPERTIES AND SITE AREAS.

S&E NOTES (CONT.):

6. THE CONTRACTOR SHALL MAINTAIN AN ADDITIONAL SUPPLY OF EROSION & SEDIMENTATION CONTROL ON SITE FOR EMERGENCY PURPOSES.



HAY BALES

NOTE(S):

1. INSTALL HAY BALES ALONG ENTIRE PERIMETER OF SOIL STOCKPILE LOCATION(S).

RECEIVED
 6/1/2022
 COASTAL RESOURCES
 MANAGEMENT COUNCIL

RACE
COASTAL ENGINEERING

611 Access Road Stratford, CT 06615
Tel: 203-377-0663 racecoastal.com

Prepared For:
**SAFE HARBOR MARINAS
 ALLEN HARBOR
 84 WESTCOTT ROAD
 NORTH KINGSTON, RI 02852**

Project:
**MARINA IMPROVEMENTS
 84 WESCOTT ROAD (PLAT 194, LOT 19)
 NORTH KINGSTON, RI 02852**

SEAL: **DEVIN JON SANTA**

No. **11854**

**REGISTERED
 PROFESSIONAL ENGINEER
 CIVIL**

NOT VALID WITHOUT ENGINEER'S SEAL

Date:	Rev. #3:
02-07-2022	05-19-2022
Drawn By:	Checked By:
MJW/ZMV	MRR
Datum:	Scale:
NAVD88	1"=30'-0"
Project No.:	Drawing No.:
2021118	11 of 11