

CRMC DECISION WORKSHEET

2022-08-043

McAllister Towing & Transportation

Hearing Date:		
	Approved as Recommended	
	Approved w/additional Stipulations	
	Approved but Modified	
Denied		Vote

APPLICATION INFORMATION						
File Number	Town	Project Location		Category	Special Exception	Variance
2022-08-043	Providence	1 India Street		B	<input type="checkbox"/>	<input type="checkbox"/>
		Plat	18			
		Owner Name and Address				
Date Accepted	8/16/2022	McAllister Towing & Transportation 1 India Street Providence, RI 02903			Work at or Below MHW	X
Date Completed	3/9/2023				Lease Required	<input type="checkbox"/>

PROJECT DESCRIPTION

Project is to stabilize the failing concrete pens (informally named north and south) that are causing safety hazards on land and in water along the property. A portion of the north pen has failed, and the south pen has large cracks in the walls and settlement. The project will construct a stone riprap/revetment within a portion of the north pen to match conditions immediately to the north and place granular backfill in the south pen to match existing grade. At the north pen a portion of the bulkhead will be realigned and new sheetpile bulkhead will be installed to address slope stability. The south pen will also have steel sheetpile bulkhead installed on the face of the pen. The project also includes extending the existing stormwater outfall pipe at the south pen. Additionally, work will include installation of Stormwater Units (4 JellyFish Units) to treat stormwater previously required to be treated per CRMC Assent Mod 2017-02-049, dated October 25, 2018.

KEY PROGRAMMATIC ISSUES

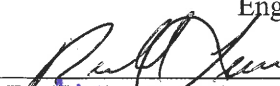

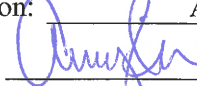
- Coastal Feature:** Manmade Shoreline, Steel Bulkhead
- Water Type:** Type 6, Industrial Waterfront/Navigation Channels
- Red Book:** 1.2.1.(G), 1.3.1(F),1.3.1(G) 1.3.1(J)
- SAMP:** None

Variations and/or Special Exception Details: None

Additional Comments and/or Council Requirements:

Specific Staff Stipulations (beyond Standard stipulations):

STAFF RECOMMENDATION(S)

Engineer  Engineering Supervisor Sign-Off  Executive Director Sign-Off	RML 3/9/23 date 14 MAR 2023 date	Recommendation: Approval  Supervising Biologist Sign-off 3/9/2023 date Staff Sign off on Hearing Packet (Eng/Bio) date	
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Name: McAllister Towing & Transportation
CRMC File No.: 2022-08-043
Staff Report



STATE OF RHODE ISLAND
COASTAL RESOURCES MANAGEMENT COUNCIL
STAFF REPORT TO THE COUNCIL

DATE: 3/9/2023
TO: Jeffrey M. Willis, Executive Director
FROM: Richard M. Lucia, P.E. Environmental Engineer IV

Applicant's Name:	McAllister Towing & Transportation
CRMC File Number:	2022-08-043
Project:	<p>Project is to stabilize the failing concrete pens (informally named north and south) that are causing safety hazards on land and in water along the property. A portion of the north pen has failed, and the south pen has large cracks in the walls and settlement. The project will construct a stone riprap/revetment within a portion of the north pen to match conditions immediately to the north and place granular backfill in the south pen to match existing grade. At the north pen a portion of the bulkhead will be realigned and new sheetpile bulkhead will be installed to address slope stability. The south pen will also have steel sheetpile bulkhead installed on the face of the pen. The project also includes extending the existing stormwater outfall pipe at the south pen. Additionally, work will include installation of Stormwater Units (4 JellyFish Units) to treat stormwater previously required to be treated per CRMC Assent Mod 2017-02-049, dated October 25, 2018.</p>
Location:	1 India Street; Providence: Plat(s): 18; Lot(s): 332,48
Water Type/Name:	Type 6, Providence River/Seekonk River
Coastal Feature:	Manmade Shoreline (Steel Bulkhead)
Plans Reviewed:	<p>Plans entitled: Concrete Pen Stabilization Project, McAllister Towing Facility, 1 India Street, Providence, RI..." Sheet 1-3 dated 8/1/22, by Fairbanks Engineering Corporation, stamped by Robert W. Fairbanks, Jr. P.E. "McAllister Towing and Transportation, Co, Inc., 1 India Street, Providence, Drainage Improvements Sheet C100" and "McAllister Towing and Transportation, Co, Inc., 1 India Street, Providence, Details, Sheet C101" both dated 2/18/23 by Beals and Associates, and stamped by Todd P. Morey, P.E.</p>

INTRODUCTION: This site is currently used to support berthing of tugboats and other vessels. The tugboats as described by the consultant are responsible for moving most large commercial and cargo shops within Narragansett Bay and adjacent port areas. This proposal is to stabilize the two failing concrete pens at the site. Please note the remaining bulkhead is being repaired under CRMC Assent M2020-05-077.

The pens were believed to facilitate the transfer of materials between boats and land. The north pen is approximately 29.32' x 14.5' and 9' deep and the south pen is approximately 28.92' x 15.17' and 9' deep. Both pens are normally dry during low tide events and currently, the pens serve no purpose and are in disrepair. The south pen structure will be stabilized by backfilling (approximately 55 cubic yards of granular fill, below Mean High Tide) and matching the existing upland grade. The north pen will be stabilized by constructing a stone revetment (approximately 18 cubic yards of stone below Mean High Tide) within the pen to match existing conditions. Both pens will have steel sheetpile bulkheads installed on the face of the pens to further stabilize the walls. This work will eliminate a safety hazard and stabilize the bulkheads to prevent any further loss of upland soil into Providence River.

The project also includes extending the existing stormwater outfall pipe at the south pen. Work will also include installation of Stormwater Units (JellyFish Units) to treat stormwater previously required to be treated per CRMC Assent Mod 2017-02-049, dated October 25, 2018.

COMMENTS ON APPLICATION/APPLICABLE POLICIES, STANDARDS & ETC:

Please note that the work (filling of both pens) will include filling in tidal waters and Per RICMRP 1.3.1(J) (Filling in tidal waters). However, filling in Type 6 water is allowable if:

- (1) The filling is made to accommodate a designated priority use for that water area;
- (2) The applicant has examined all reasonable alternatives and the Council has determined that the selected alternative is the most reasonable; and
- (3) The filling is the minimum necessary to support the priority use.

As described in the RICRMP 1.2.1.G., Type 6 waters are described as
“industrial waterfronts and commercial navigation channels

These water areas are extensively altered in order to accommodate commercial and industrial water dependent and water enhanced activities. They include all or portions of the following areas:

a. Port of Providence...”

“Highest priority uses of Type 6 waters and adjacent lands under Council jurisdiction are:

- (1) Berthing, loading and unloading, and servicing of commercial vessels;
- (2) Construction and maintenance of port facilities, navigation channels, and berths; and
- (3) Construction and maintenance of facilities required for the support of commercial shipping and fishing activities.”

Based on the above, it is staff opinion that the proposed work is allowable, specifically the filling of tidal waters is the minimum necessary to support the priority use for Type 6 waters.

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With Regards to treatment of sewage and stormwater the applicant has met the requirements of RICMRP Section 1.3.1(F) (Treatment of Sewage and Stormwater) and the RI Stormwater Design and Installation Manual (RISDISM). The RICRMP 1.3.1(F) (and in accordance with RISDISM Section 3.3.3) requires that the water quality volume (WQv) be treated. This is being accomplished through the installation of the RIDEM approved propriety use systems (4 Jellyfish filter System). This is being installed to comply with the requirements of CRMC Mod 2017-02-049, stipulation (3).

CONCLUSION and RECOMMENDATIONS:

The above described project appears to have minimal impact on coastal processes and will support the designated priory use for the Type 6 water body. There are no staff objections to Council approval of this project. Standard stipulations will be prepared.

Signed _____



Staff Engineer