



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: 2026-08-044 Date: September 18, 2026

This office has under consideration the application of:

Kristin Miller
10 Fairgreen Lane
Old Greenwich, CT 06870

for a State of Rhode Island Assent to construct and maintain:

a new residential boating facility which will extend 75' from Mean Low Water requiring a variance to RICRMP 1.3.1.D.11.L.(2) (50 feet from Mean Low Water is the standard). Also install a float lift and boat lift. The boat lift will be 13.5 feet from the northern abutter requiring a variance to RICRMP 1.3.1.D.11.k (Residential and limited recreational boating facilities shall not intrude into the area within twenty-five (25) feet of an extension of abutting property lines).

Project Location:	34 Aquidneck Avenue
City/Town:	Portsmouth
Plat/Lot:	Plat 24, lot 166
Waterway:	Sakonnet River

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

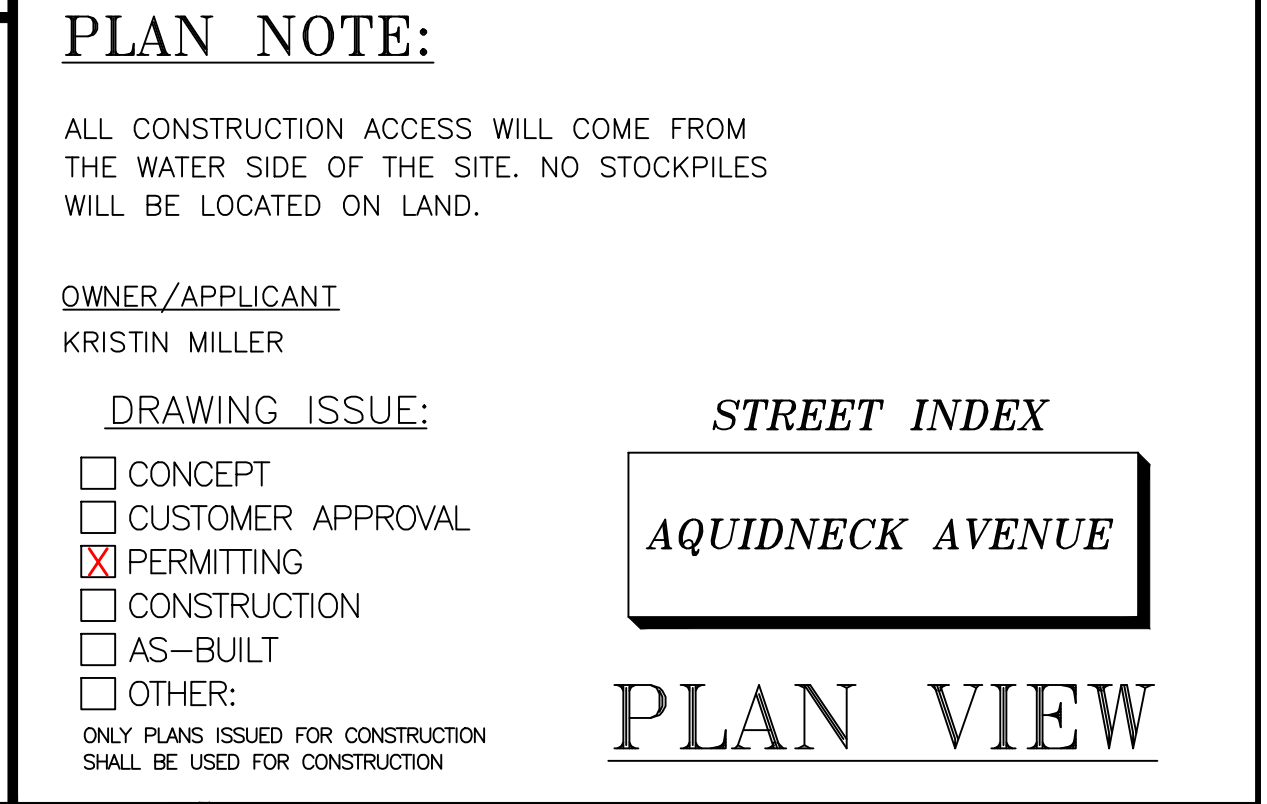
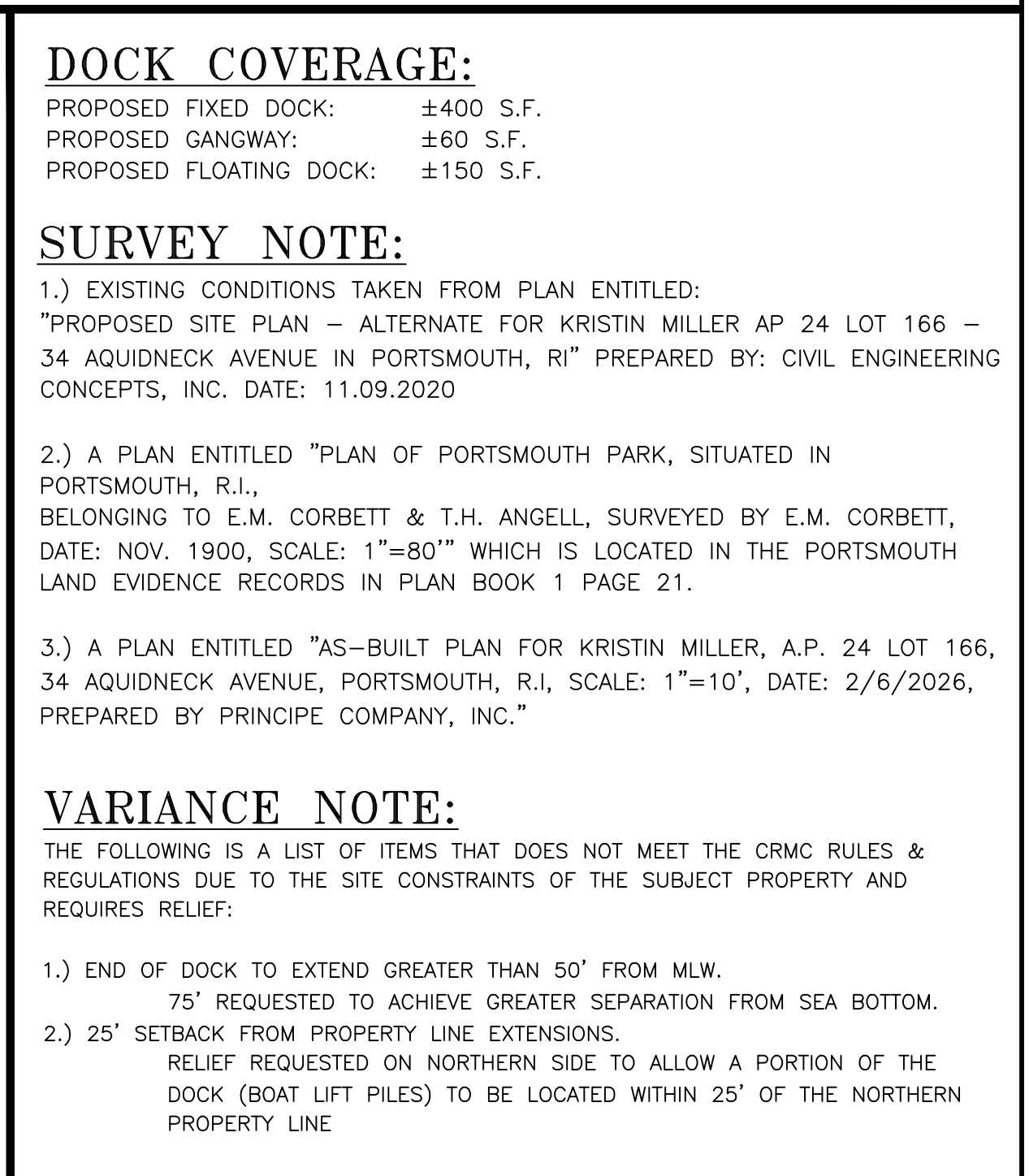
In accordance with the Administrative Procedures Act (Chapter 42-35 of the Rhode Island General Laws) you may request a hearing on this matter.

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 18, 2026**.

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.

/lat

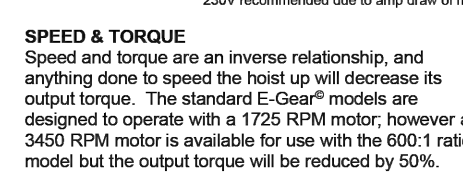
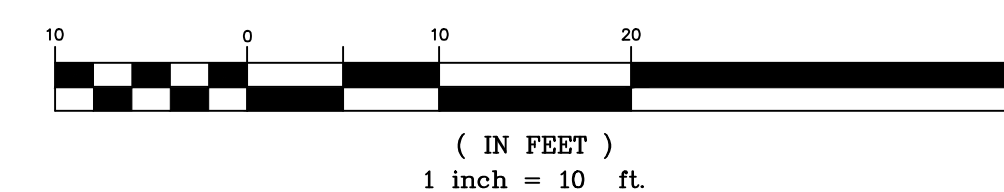


SCALE: AS NOTED		SHEET NO: 1 OF 3	
DRAWN BY: AMI		DESIGN BY: AMI	CHECKED BY: TJP
DATE: 06/23/2026		PROJECT NO.: 21010.00	

RECEIVED
8/11/2026
COASTAL RESOURCES
MANAGEMENT COUNCIL



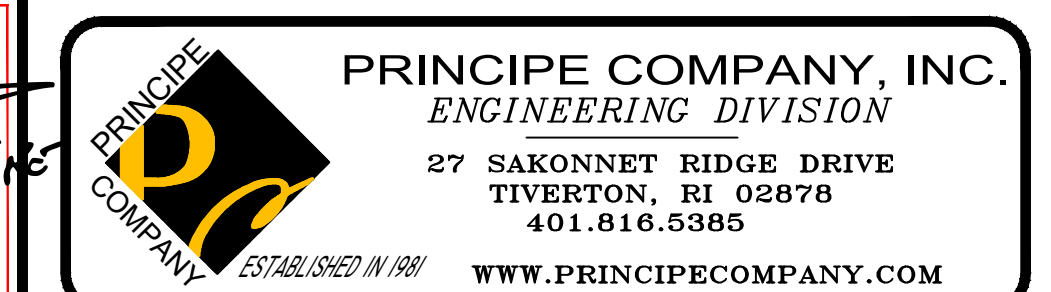
NOTE:
DECKING OMITTED FOR CLARITY



FLOAT LIFT MOTOR SPECIFICATION

4

DETAILS



NEW DOCK PLANS
for
AP 24 LOT 166
34 AQUIDNECK AVENUE
in
PORTSMOUTH, RHODE ISLAND

RECEIVED
8/11/2026
COASTAL RESOURCES
MANAGEMENT COUNCIL

1. ALL JOISTS, THREADS, AND POSTS SHALL BE PRESSURE TREATED SOUTHERN YELLOW PINE NO. 2 DENSE OR BETTER, HAVING THE FOLLOWING MINIMUM PROPERTIES: $F_b=1500$ PSI (SINGLE USE), $F_b=1750$ PSI (REPETITIVE) $F_v=95$ PSI, $E=1,700,000$ PSI

3. SPIKE TOGETHER ALL FRAMING MEMBERS WHICH ARE BUILT UP USING MULTIPLE 2x LUMBER.

1. CONCRETE SHALL HAVE A 3000 P.S.I. MINIMUM COMPRESSIVE STRENGTH AT 28 DAYS.

1. ROUND TIMBER PILING SHALL BE NEW LONGLEAF, SHORT LEAF LOBLOLLY OR SLASH SPECIES OF SOUTHERN PINE OR NEW COASTAL SPECIES OF PACIFIC COAST DOUGLAS FIR, SUPPLIED TO THE SITE IN ACCORDANCE WITH THE REQUIREMENTS OF ASTM D 25, LATEST REVISION.

3. ALL PILES SHALL BE OF SOUND TIMBER SUITABLE FOR DRIVING. CUT ABOVE THE GROUND SWELL, FREE FROM DECAY, UNSOUND KNOTS, KNOTS IN GROUPS OR CLUSTERS, WINDSHAKES AND SHORT OR REVERSED BENDS. THE MAXIMUM DIAMETER OF ANY SOUND KNOT SHALL BE ONE-THIRD THE DIAMETER OF THE PILE SECTION WHERE THE KNOT OCCURS, BUT NOT MORE THAN FOUR INCHES IN THE LOWER HALF OF PILE LENGTH NO MORE THAN FIVE INCHES OTHERWISE. ALL KNOTS SHALL BE TRIMMED FLUSH WITH THE BODY OF THE PILE AND ENDS SHALL BE SQUARED WITH THE AXIS. ALL PILES SHALL BE THOROUGHLY PEELED.

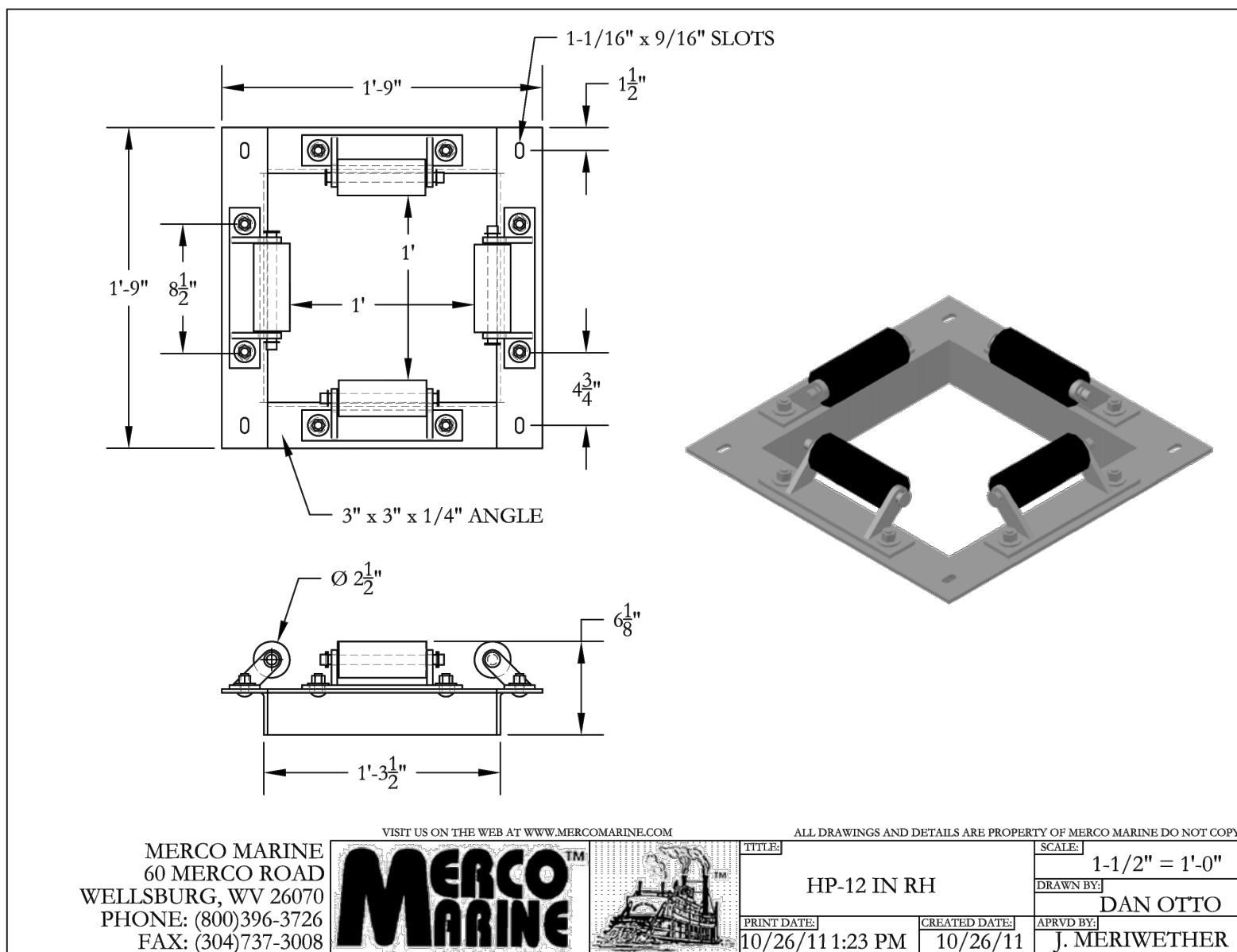
5. TIMBER PILING SHALL HAVE A MINIMUM OF 1200 PSI ALLOWABLE COMPRESSIVE DESIGN STRENGTH IN ACCORDANCE WITH THE PROCEDURES OF ASTM D 2899, LATEST REVISION, AND BE CAPABLE OF WITHSTANDING DRIVING STRESSES OF 3000 PSI.

7. CUT OFF HEAD OF PILES TO ELEVATIONS INDICATED. PILE HEAD CUT OFFS SHALL BE DISPOSED OFF THE SITE BY THE CONTRACTOR.

9. THE TOPS OF INDIVIDUAL PILES AT CUTOFF ELEVATION SHALL BE WITHIN 3 INCHES OF PLAN LOCATIONS.

THE FLOAT DRUMS SHALL HAVE A HIGH DENSITY POLYSTYRENE (HDPE) SHELL FILLED WITH HIGH QUALITY EXPANDED POLYSTYRENE (EPS). EACH DRUM SHALL HAVE A 3" MOUNTING FLANGE MOLDED AROUND THE ENTIRE PERIMETER. A MINIMUM OF EIGHT (8) 3/8" LAG BOLTS WITH FLAT WASHERS SHALL BE USED TO ATTACH THE DRUMS TO THE DOCKS FRAMING ALL FLOAT DRUMS SHALL MEET STATE AND FEDERAL REQUIREMENTS FOR POSITIVE FLotation AND SHALL BE COAST GUARD APPROVED. THE FLOAT DRUMS SHALL BE FOLLANSBEE SERIES THREE FLOAT DRUM OR APPROVED EQUAL.

- 1) The Executive Director or the Deputy Director may only grant a variance for the extension of a recreational or limited recreational boating facility out to 75 feet beyond MLW or up to a 50% increase beyond the fifty (50) foot standard (Section 300.4.E.3.1) provided engineering, biological, and other appropriate concerns are met.
- 2) All residential and limited recreational dock designs shall be in accordance with Table 3 - Minimum Design Criteria, but in no case shall any structural member be designed to withstand less than 50 year storm frequency, including breaking wave conditions in accordance with ASCE 7 (current edition) and FEMA Manual 55. All design elements including the bathymetry shall be stamped by a Rhode Island registered Rhode Island Professional Engineer.
- 3) Fixed structures which are for pedestrian access only shall be capable of supporting forty (40) pounds per square foot live load as well as their own dead weight; floating structures shall be capable of supporting a uniform twenty (20) pounds per square foot live load, or a concentrated load of four hundred (400) pounds. A written certification by the designer that the structure is designed to support the above design loads shall be included with the application.
- 4) No creosote shall be applied to any portion of the structure.
- 5) A residential or limited recreational boating facility shall be a maximum of four (4) feet wide, whether accessed by a fixed pier or float. The terminal float size shall not exceed one hundred fifty (150) square feet to be reviewed as a Category A application. A variance may be granted up to 200 square feet in excessive fetch areas, however this shall be reviewed as a Category B application at the full Council. In the absence of a terminal float, a residential boating facility may include a fixed terminal T or L section, no greater than four (4) by twenty (20) feet in size.
- 6) All new or replacement floats shall utilize flotation that was specifically fabricated for marine use and warranted by its manufacturer for such use. Foam billets or foam bead shall not be utilized unless they are completely encapsulated within impact resistant plastic.
- 7) Where possible, residential boating facilities shall avoid crossing coastal wetlands. In accordance with Section 300.17, those structures that propose to extend beyond the limit of emergent vegetative wetlands are considered residential boating facilities. Facilities shall be located along the shoreline so as to span the minimal amount of wetland possible. Facilities spanning wetlands shall be elevated a minimum of four (4) feet above the marsh substrate to the bottom of the stringers, or constructed at a 1:1 height to width ratio. Construction in a coastal wetland shall be accomplished by working out from completed sections. When pilings are placed within coastal wetlands, only the immediate area of piling penetration may be disturbed. Pilings should be spaced so as to minimize the amount of wetland disturbance. No construction equipment shall traverse the wetland while the facility is being built.
- 8) Owners are required to maintain their facilities in good working condition. Facilities may not be abandoned. The owner shall remove from tidal waters and coastal features any structure or portions of structures which are destroyed in any natural or man-induced manner.
- 9) Float ramps and other marine appurtenances or equipment shall not be stored on a coastal feature or any area designated as a CRMC buffer zone.
- 10) The use of cribs for structural support shall be avoided. The use of cribs as support in tidal waters may be permitted given certain environmental design considerations. However, in these instances the size and square footage shall be minimized and the structure cannot pose a hazard to navigation. When cribs are permitted for structural support, they must be removed when the useful life of the structure has ceased (e.g. the structure is no longer used as a means of accessing tidal waters).
- 11) Residential and limited recreational boating facilities shall not intrude into the area within twenty five (25) feet of an extension of abutting property lines unless (1) it is to be common structure for two or more adjoining owners, concurrently applying or (2) a letter or letters of no objection from the affected owner or owners are forwarded to the CRMC with the application. In the event that the applicant must seek a variance to this standard, the variance request must include a plan prepared by a RI registered Land Surveyor which depicts the relationship of the proposed facility to the effected property line(s) and their extensions.
- 12) Residential and limited recreational boating facilities shall not extend beyond that point which is (1) 25% of the distance to the opposite shore (measured from mean low water), or (2) fifty (50) feet seaward of mean low water, whichever is the lesser.
- 13) All residential and limited recreational docks, piers, and floats shall meet the setback policies and standards contained in municipal harbor management plans and/or harbor ordinances approved by the Council. However, in all cases, residential docks, piers, and floats shall be setback at least fifty (50) feet from approved mooring fields and three-times the U.S. Army Corps or Engineers authorized project depth from federal navigation projects (e.g., navigation channels and anchorage areas).
- 14) The surface of the dock, pier and float shall be designed in a manner which provides safe traction and allows for the appropriate drainage of water.
- 15) As part of a residential or limited recreational boating facility, the terminal float may be designed such that it facilitates the access of small vessels such as kayaks, dinghies, personal water craft, etc., onto the float, provided that all other programmatic requirements are met. Mechanical apparatus to accomplish this shall not exceed twenty four (24) inches in height from the top of the float.
- 16) All residential and limited recreational docks shall have the centerline of the structure between its most seaward and most landward portion designated on the plans with State Plane Coordinates (NAD83). A WAAS enabled GPS system with an accuracy of +/- 3 meters shall be considered acceptable. The Executive Director shall have the discretion to require greater accuracy.
- 17) Lateral Access shall be provided under, around or over as appropriate for the site conditions at all new residential docks.
- 18) All residential and limited recreational docks shall be certified by the Design Engineer that it was constructed according to the approved plans within typical marine construction standards. The Executive Director shall have the discretion to require AS-BUILT survey plans of residential and limited recreational docks that includes property lines.



Thomas J. Principe, III



REGISTERED
PROFESSIONAL ENGINEER

SCALE: AS NOTED		SHEET NO: 3 OF 3	
DRAWN BY: AMI	DESIGN BY: AMI	CHECKED BY: TJP	
DATE: 06/23/2026		PROJECT NO.: 21010.00	

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