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WILIAM MALLOY, JR.

**CITY OF STAMFORD, CONNECTICUT  
STAMFORD HARBOR  
MANAGEMENT & SHELLFISH  
COMMISSION**

Scheduled SHMC meeting on 3/15/2022 via Zoom; called to order at 6:32 PM-Chairman Ortelli presiding.

**In Attendance:**

Commissioners: Dr. Damian Ortelli, Chairman; Commissioners; Robert Karp; Paul Adelberg; Michael Pensiero; Sam Abernethy; Ray Redniss; William Malloy, III; Russ Hollander, Alternate.  
Staff: Frank Fedeli, COS; Yale Greenman, Harbor Master; Ted Jankowski, COS; Sgt. Kevin Fitzgibbons, Stamford Police Dept. COS; Frank Baldassare, Marina Supervisor, COS; Geoff Steadman, Consultant (6:55 p.m.); and Maria Vazquez-Goncalves, Recorder.  
Absent: Captain Eric Knott, Online Mooring; Scott Denise, Assistant Marina Supervisor, COS.

**1) Review & Approval of Meeting Minutes**

- **Commissioner Adelberg moved to approve February 15, 2022 minutes.**
- **Commissioner Redniss seconded the motion.**
- **Unanimously approved.**

**\*\*New Business – taken out of order**

**2) Chairman's Report**

- Update on the 2022 Annual Gathering of Shellfish Commissions has been rescheduled to Saturday, April 2, 2022. The meeting will be held at the CT Ag Experiment Station in New Haven.

**3) Committee Reports**

**Application Review Committee:** Commissioner Karp: Committee met on 3/07/22, next scheduled meeting is on 4/04/22.

- Referral of CSPR 1134 – Richard Riccardi, 11 Half Moon Way, Stamford, CT.
- **Commissioner Adelberg moved to accept the ARC recommendation of consistency with the Harbor Management Plan insofar as the proposed project is expected to significantly improve stormwater conditions on the property and reduce the vulnerability of onsite development to coastal flooding, and**

- provided the Engineering Bureau determines compliance with all city stormwater management requirements and FEMA requirements for coastal construction. In addition, the HMC understands that the applicant has obtained neighborhood association approval of the proposed relocation of the existing dwelling.**
- **Commissioner Pensiero seconded the motion.**
  - **Unanimously approved.**
- Referral of CSPR 1135 – Charles & Claudia Jepsen, 252 Ocean Drive East, Stamford, CT.
    - **Commissioner Redniss recused himself.**
    - **Commissioner Adelberg moved to accept the ARC recommendation of a finding of consistency with the Harbor Management Plan insofar as the proposed project is expected to significantly improve stormwater conditions on the property and provided the Engineering Bureau determines compliance with all city stormwater management requirements.**
    - **Commissioner Pensiero seconded the motion.**
    - **Unanimously approved.**
  - Referral of CSPR 1136 – Timothy Kraus, 95 Kenilworth Drive West, Stamford, CT.
    - **Commissioner Redniss recused himself.**
    - **Commissioner Adelberg moved to accept the ARC recommendation of a finding of consistency with the Harbor Management Plan insofar as the proposed project is expected to significantly improve stormwater conditions on the property and reduce the vulnerability of onsite development to coastal flooding, and provided the Engineering Bureau determines compliance with all city stormwater management requirements and FEMA requirements for coastal construction.**
    - **Commissioner Pensiero seconded the motion.**
    - **Unanimously approved.**
  - Referral of Application 222-03 – First National Joint Ventures, LLC and Canal Street Fund LLC (collectively the Applicants), 0 (001-7722) Canal Street, 441 & 481 Canal Street and 50 John Street, Stamford, CT., Map Change.
    - **Commissioner Redniss recused himself.**
    - **Commissioner Abernethy abstained.**
    - **Commissioner Adelberg moved to accept the ARC recommendation of a finding of no objection to this application with the understanding that the proposed amendment of the zoning map is expected to have no significant impact on the Harbor Management Area.**
    - **Commissioner Pensiero seconded the motion.**
    - **Unanimously approved.**

- Referral of Application 222-04 – First National Joint Ventures, LLC and Canal Street Fund LLC (collectively the Applicants), 0 (001-7722) Canal Street, 441 & 481 Canal Street and 50 John Street, Stamford, CT., Site & Architectural Plans and/or Requested Uses, Special Permit and a Coastal Site Plan Review.
  - **Commissioner Redniss recused himself.**
  - **Commissioner Abernethy and Hollander abstained.**
  - **Commissioner Adelberg made a motion to transmit a finding of consistency with the Harbor Management Plan insofar as the proposed project is expected to significantly improve stormwater conditions on the property, and provided the Engineering Bureau determines compliance with all city stormwater management requirements. In addition, the HMC should express support for inclusion of “green roof” stormwater management improvements and the proposed planting of street trees on the site.**
  - **Commissioner Pensiero seconded the motion.**
  - **Unanimously approved.**
- Referral of CSPR 1137 – Paul Breunich, 106 Carter Drive, Stamford, CT.
  - **Commissioner Redniss recused himself.**
  - **Commissioner Pensiero moved to accept the ARC recommendation of a finding of consistency with the Harbor Management Plan insofar as the proposed project is expected to significantly improve stormwater conditions on the property and reduce the vulnerability of onsite development to coastal flooding, and provided the Engineering Bureau determines compliance with all city stormwater management requirements and FEMA requirements for coastal construction.**
  - **Commissioner Adelberg seconded the motion.**
  - **Unanimously Approved**

**Safety Committee:** No report.

**HMP & Financial Review Committee:** No report.

**Planning/Moorings Committee:** No report.

**Shellfish Committee:** No report.

**Marina Committee:** Commissioner Hollander discussed the Safe Harbor docks, slip fees and the possible boat ramp locations.

#### **4) Staff Reports**

##### **Financial Review:**

- Discussion on the cost for the Memorial Bench for Robert Strada.
  - **Commissioner Ortelli made a motion to purchase a Memorial Bench for Robert Strada, not to exceed \$2,000.00.**
  - **Commissioner Redniss seconded the motion.**

- **Unanimously approved.**
- Mr. Fedeli discussed the Harbor Work Boat and the cost of it.
  - **Commissioner Ortelli made a motion of a memorandum of understanding from the SHMC and the Parks Department with regards to the use of the Harbor Work Boat.**
  - **Commissioner Abernethy seconded the motion.**
  - **Unanimously approved.**
- Mr. Fedeli's discussed his financial report.

#### **Harbor Master Report:**

- Harbormaster Yalman updated the members on upcoming events going on in the harbor.
- Discussion on the upcoming season.
- Discussion on the repairs of the Harbor boat that needs to get completed.

#### **Marina Supervisor:**

- Mr. Baldassare stated he is setting up for the season.

#### **5) Old Business**

- Status update on CHMC/Court Case (discussed at the end of the ARC report).
- No update on the harbor user fees.
- SoundWaters is hosting beach cleanup events: Saturday, 3/26/22 @ Cove Island; Sunday 4/24/22 @ Boccuzzi Park; Saturday, 5/21/22 @ Cummings Park, all cleanups are from 1 p.m. – 3 p.m. SoundWaters will supply the gloves and buckets, they suggest attendees bring: Sturdy shoes or boots and warm clothes that can get dirty or wet.
- Discussion on the Deputy Harbor Master search.
- Robert Strada Memorial Bench discussed under Financial Review.

#### **6) New Business**

- Director Jankowski presented the State of the Harbor Report (PowerPoint).
- Consultant Steadman informed the Commissioners that Ed Esposito was ill and suggested to send a card.
  - **Commissioner Adelberg made a motion to send a card.**
  - **Commissioner Redniss seconded the motion.**
  - **Unanimously approved.**

#### **7) Public Participation:**

- None

#### **8) Next Scheduled Meeting: April 19, 2022 at 6:30 p.m.**

#### **9) Adjournment**

- **Commissioner Adelberg made a motion to adjourn.**
- **Commissioner Redniss seconded the motion.**
- **Unanimously approved.**