



Nancy R. Rossi  
Mayor

# CITY OF WEST HAVEN, CONNECTICUT

## HARBOR MANAGEMENT COMMISSION

City Hall • 355 Main Street • First Floor • West Haven, Connecticut 06516  
Phone 203.937.3580 • Fax 203.937.3742



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Catherine Conniff  
Assistant Planner

### **AGENDA**

The West Haven Harbor Management Commission will hold a Regular Meeting on Wednesday, October 4, 2023, in the Council Chambers, 3rd Floor, City Hall, and 355 Main Street, West Haven, CT at 6:30 PM to consider the following:

PLEDGE OF ALLEGIANCE

CALL TO ORDER

ROLL CALL

Approval of Meeting Minutes: August 2, 2023

### **REGULAR MEETING:**

The Planning and Zoning Commission has developed regulations for outdoor dining. This regulation affects.

- 1.) building Maximum Height Exemptions.
- 2) recreation use and accessory use by occupants
- 3) May be rooftop gardens and gathering places
- 4) rooftop swimming pool and other recreational uses may be allowed
- 5) Air handling units, structures with permanent electrical or plumbing which exceed the height limits may be permitted provided the coverage does not exceed 25% of the area of the roof and site lines maintained.
- 6) The open-air restaurants on the roof are subject to Special Permit and Follow the requirements of 20.10.1
- 7) Enclosed structures required for eating and drinking establishments on the roof shall not exceed 25% of the roof area.
- 8) Amenities such as shrubs, inaccessible land scaped areas decorative water features paved surfaces and other similar features will not be included in the maximum permitted roof coverage of 25%.
- 9) private roof garden is considered passive recreation.
- 10) All outdoor features must be anchored against wind.

**Cove River Tide Gate Capt. Thomas Blvd:** Four tide gates were installed in 2021 located on the downstream end of the Cove River at Ocean Avenue/Capt. Thomas Boulevard. During a routine visit in May 2023, it was noticed that the Western bank immediately upstream of the pedestrian bridge is failing, Which would jeopardize the newly constructed parking area. The activities planned will be to correct or fix the failing tide gate.



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**Proposed amendment to CT Harbor Management Act. On Page 11 of 12, Attachment 6, under Supporting Documents: If your town has a Harbor Management Commission, submit the certified mail receipt as proof that this completed application was sent certified mail to the Commission.**

ADJOURNMENT

Gene L. Pacapelli, Chairman