



DEPARTMENT OF THE ARMY
NEW YORK DISTRICT, CORPS OF ENGINEERS
JACOB K. JAVITS FEDERAL BUILDING
26 FEDERAL PLAZA
NEW YORK, NEW YORK 10278-0090

Regulatory Branch

SUBJECT: Permit Application Number NAN-2024-00905-TREC
by Eric Bommer

The New York District, U.S. Army Corps of Engineers, has received a request for Department of the Army authorization for the following activity:

APPLICANT: Eric Bommer
12 Parsonage Point
Rye, NY 10580

ACTIVITY: The work consists of installing a four-foot (ft)-wide by 212-ft-long pier, a three-ft-wide by 40-ft-long gangway, a 12-ft-wide by 35-ft-long floating dock with a swim ladder on the west side, and a boat lift on the west side of the waterward pier terminus. A float frame would support the floating dock a minimum of 2.5-ft above the substrate during periods of low water. Work also includes drilling eleven 18-inch diameter steel piles and eight 12-inch diameter steel piles to support the pier (19 piles total). The total area of proposed structures is 1,620 square feet below mean high water.

The purpose of this project is to provide safe access to the waterway for recreation.

WATERWAY: Long Island Sound

LOCATION: City of Rye, Westchester County, New York

As this is minor in nature, authorization may be by Letter of Permission. This is in accordance with current Federal Regulations governing work in navigable waters of the United States. To accomplish the coordination required, prior to the issuance of a Letter of Permission, your review of the enclosed drawings is requested.

Pursuant to Section 307 (c) of the Coastal Zone Management Act of 1972 as amended (16 U.S.C. 1465 (c)(3)(A)), the applicant has certified that the activity complies with and will be conducted in a manner that is consistent with the approved state coastal zone management program.

In order for us to better serve you, please complete our Customer Service Survey located at <https://www.nan.usace.army.mil/Missions/Regulatory/Customer-Survey/>.

To allow for the timely processing of the subject application, your comments are requested within 20 days of the date of this letter. If you have any questions, please contact me at alexandra.ryan@usace.army.mil.

Sincerely,

Alexandra Ryan
Project Manager
Technical Regional Execution Center
North Atlantic Division

Enclosure

1. Project Drawings

BOMMER RESIDENCE RESIDENTIAL DOCK

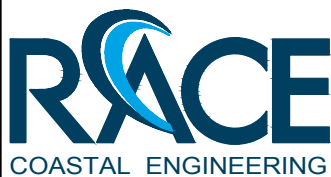
| DRAWING LIST | |
|--------------|-------------------------------|
| DWG No. | DRAWING TITLE |
| 1 | TITLE SHEET & GENERAL NOTES |
| 2 | VICINITY MAP |
| 3 | EXISTING SITE PLAN |
| 4 | EXISTING PARTIAL PLAN |
| 5 | PROPOSED PARTIAL PLAN |
| 6 | EXISTING & PROPOSED SECTION 1 |

GENERAL NOTES

1. THE PURPOSE OF THESE DRAWINGS ARE FOR REGULATORY REVIEW ONLY.
2. VICINITY MAP TAKEN FROM USGS TOPOGRAPHIC MAP MAMARONECK QUADRANGLE, NEW YORK-CONNECTICUT, 7.5 MINUTE SERIES, MAMARONECK, NY 2016.
3. ELEVATIONS REFERENCE NORTH AMERICAN VERTICAL DATUM OF 1988, UNLESS NOTED OTHERWISE.
4. SITE INFORMATION TAKEN FROM A DRAWING TITLED "SURVEY OF PROPERTY", PREPARED FOR PRICE RESIDENCE, BY RISOLI PLANNING & ENGINEERING, DATED 10/06/2023.
5. SUPPLEMENTARY INFORMATION OBTAINED BY RACE COASTAL ENGINEERING, PC. ON 12/04/2023 AND ONLY REPRESENT THE SITE CONDITIONS AT THAT TIME.
6. TIDAL ELEVATION DATA HAS BEEN TAKEN FROM BENCH MARK SHEET FOR RYE BEACH AMUSEMENT PARK, NY 8518091 FROM THE NATIONAL OCEANIC AND ATMOSPHERIC ADMINISTRATION TIDES AND CURRENTS WEBSITE.
7. REGULATED TIDAL WETLANDS BOUNDARY TRANSCRIBED FROM NEW YORK DEPARTMENT OF STATE GEOGRAPHIC INFORMATION GATEWAY FOR MAP TITLED "REGULATED TIDAL WETLANDS" DATED AUGUST 31, 2023.

PROJECT TIDAL ELEVATIONS (NAVD 88)

| DATUM | ELEVATION (FT) |
|-------------------------------|----------------|
| HIGH TIDE LINE (HTL) | +5.0 |
| MEAN HIGHER HIGH WATER (MHHW) | +3.75 |
| MEAN HIGH WATER (MHW) | +3.39 |
| NAVD 88 | 0.0 |
| NGVD 29 | -1.10 |
| MEAN LOW WATER (MLW) | -3.90 |
| MEAN LOWER LOW WATER (MLLW) | -4.14 |



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

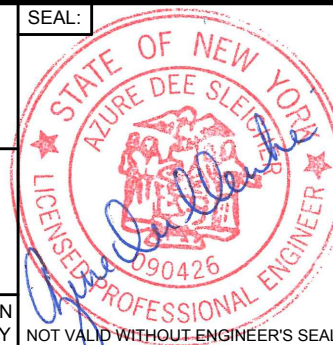
Prepared For:

ERIC BOMMER
12 PARSONAGE POINT ROAD
RYE, NY 10580

Project:

RESIDENTIAL DOCK
12 PARSONAGE POINT ROAD
RYE, NY 10580

SEAL:



Date:

9-5-2024

Rev.:

Drawn By:

MJHS

Checked By:

ADS

Datum:

NAVD 88

Scale:

N/A

Project No.:

2023143

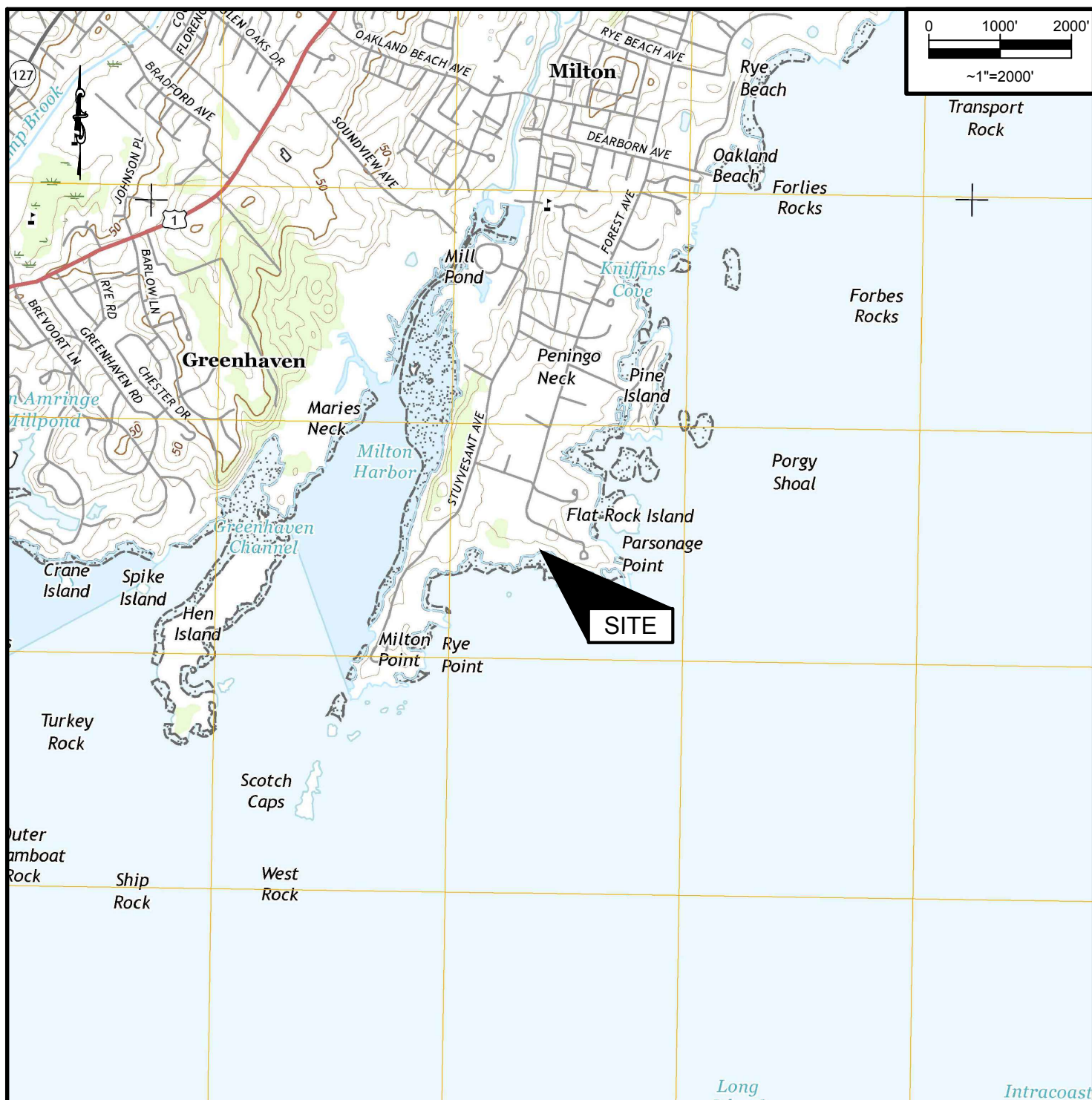
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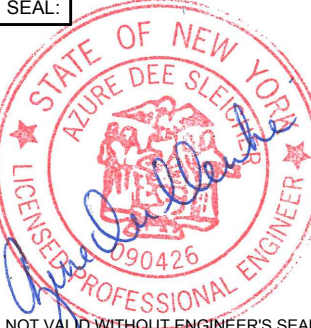
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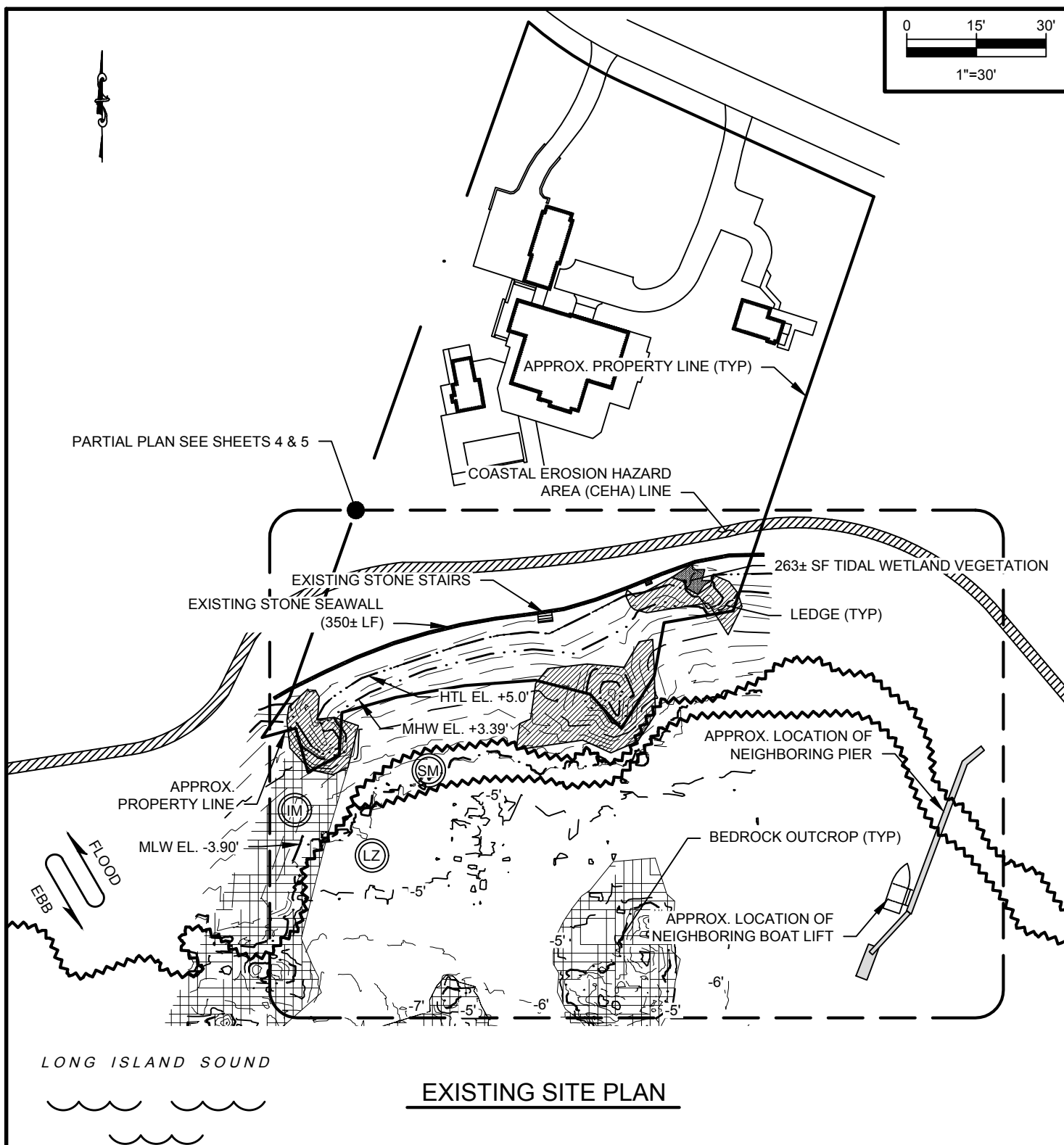
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VICINITY MAP

| | | | | | | |
|--|---|---|--------------|----------|--------------|-----------|
|  <p>611 Access Road Stratford, CT 06615 Tel: 203-377-0663 racecoastal.com</p> | Prepared For: ERIC BOMMER 12 PARSONAGE POINT ROAD RYE, NY 10580 | SEAL:  | Date: | 9-5-2024 | Rev.: | |
| | Project: RESIDENTIAL DOCK 12 PARSONAGE POINT ROAD RYE, NY 10580 | | Drawn By: | MJHS | Checked By: | ADS |
| | | | Datum: | NAVD 88 | Scale: | ~1"=2000' |
| | | | Project No.: | 2023143 | Drawing No.: | 2 of 6 |



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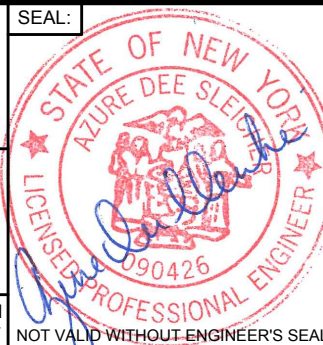
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RYE, NY 10580

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Date:

9-5-2024

Rev.:

Drawn By:

MJHS

Checked By:

ADS

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NAVD 88

Scale:

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Project No.:

2023143

Drawing No.:

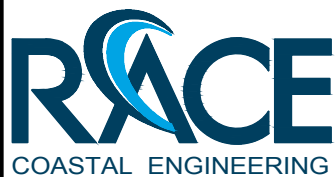
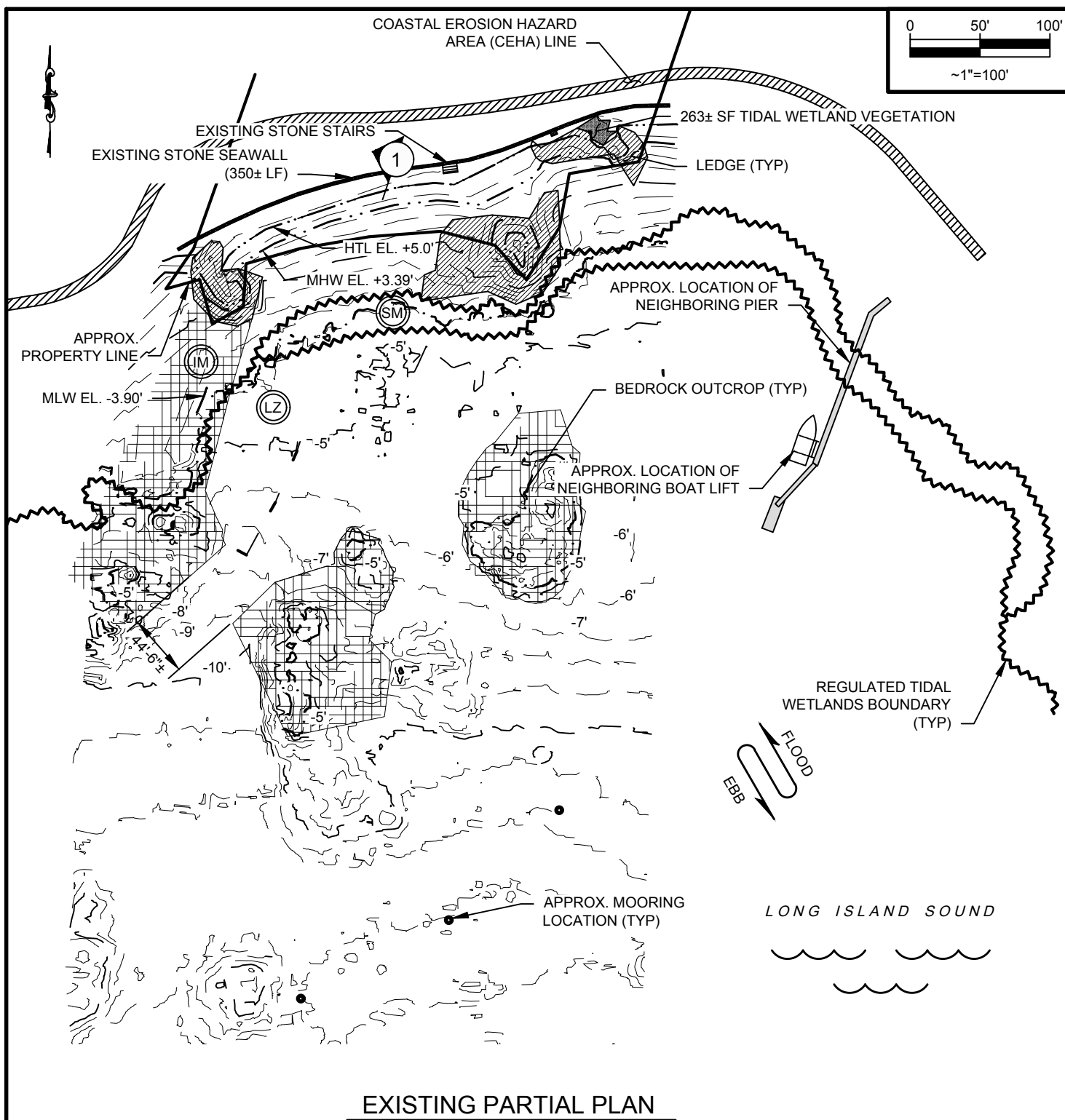
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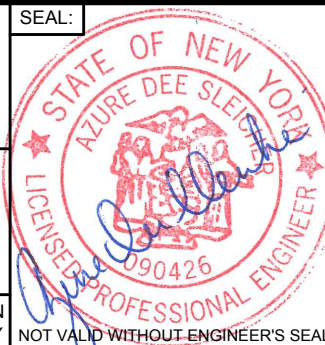
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Date:

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MJHS

Checked By:

ADS

Datum:

NAVD 88

Scale:

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Project No.:

2023143

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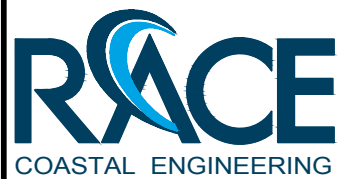
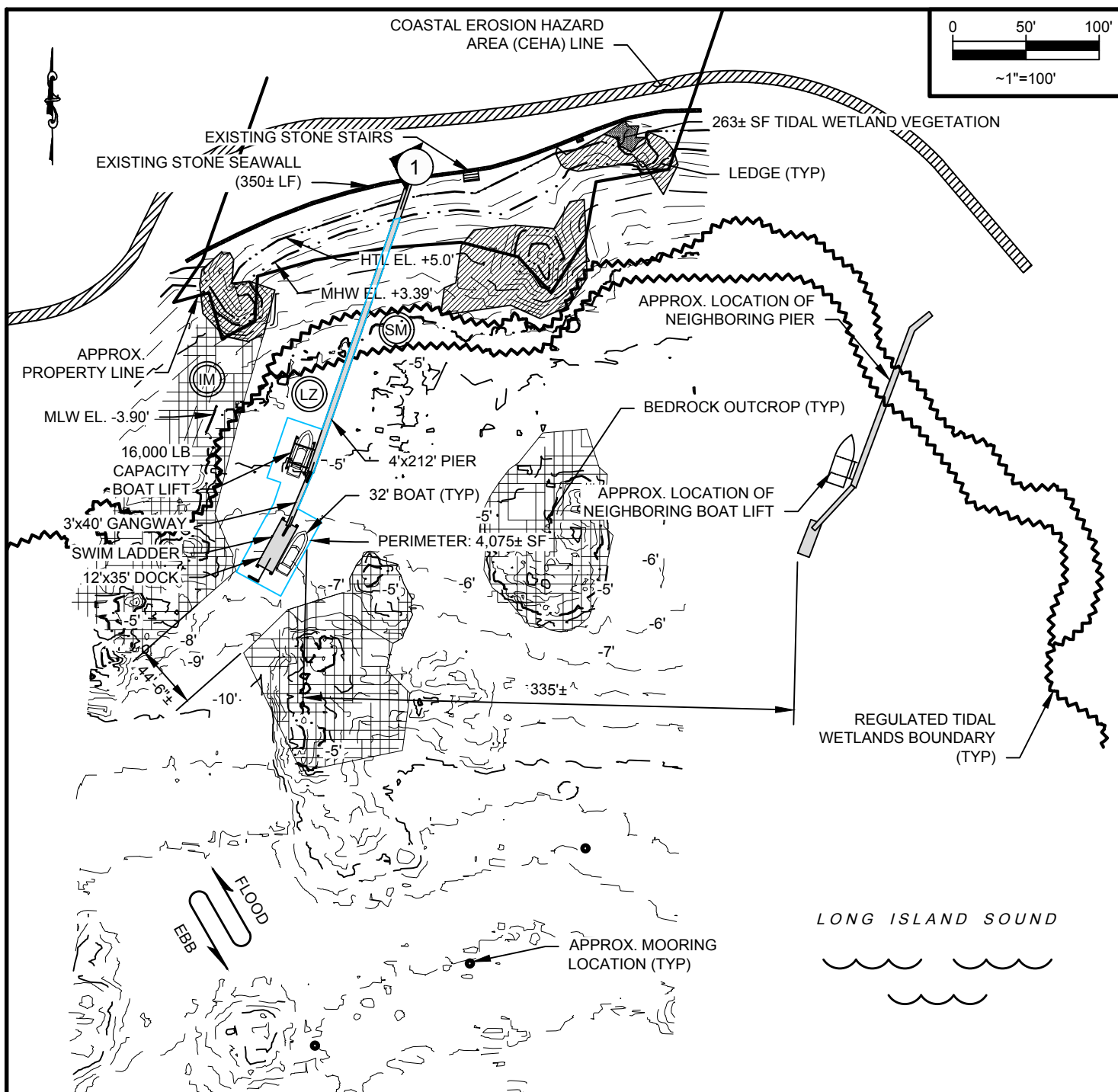
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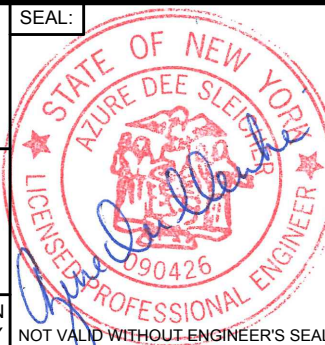
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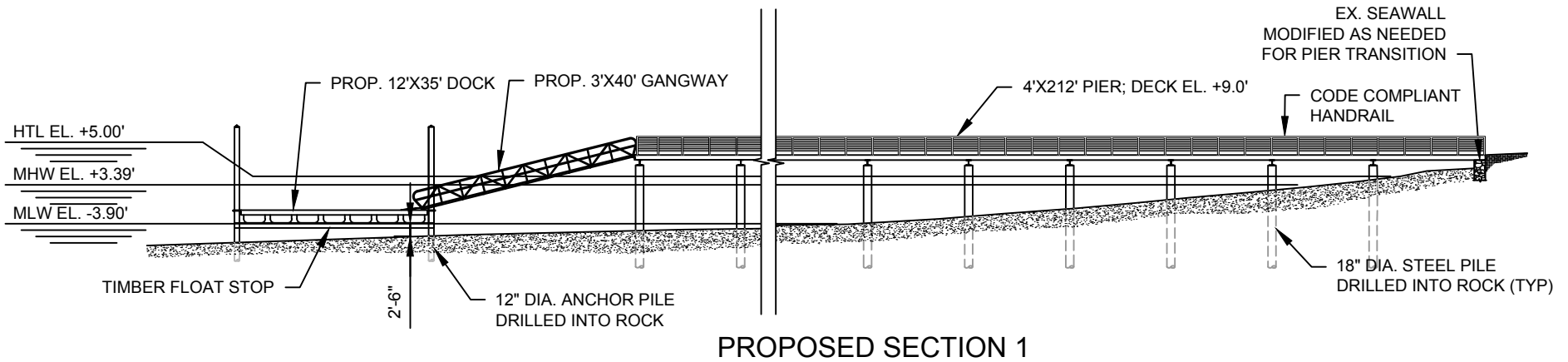
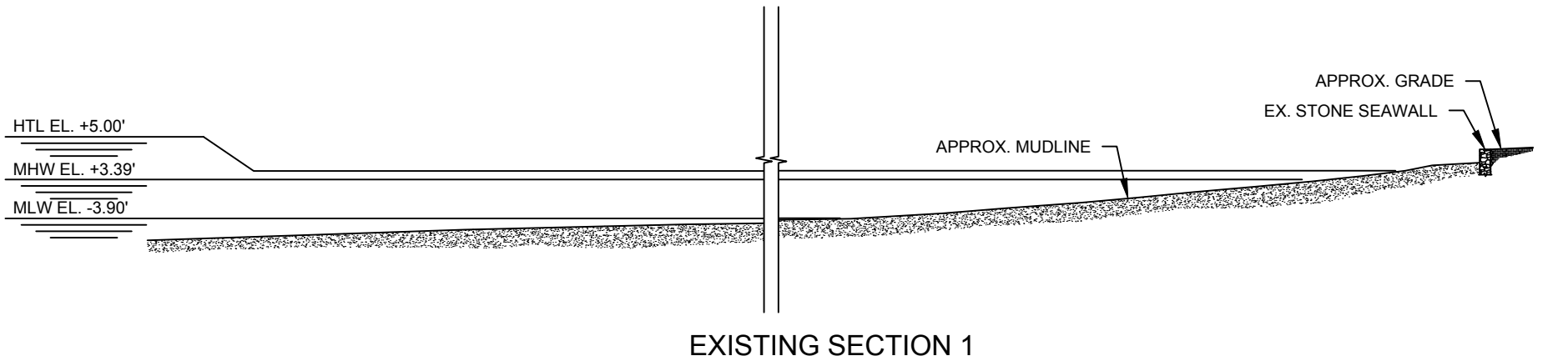
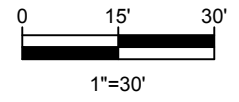
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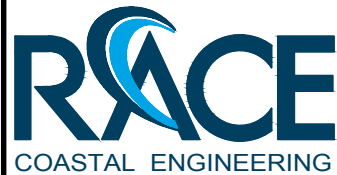
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**NOTE(S):**

1. BOAT LIFT AND SWIM LADDER NOT SHOWN FOR CLARITY.



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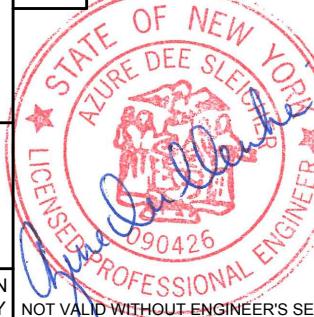
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