

Webb, Bruce (CWS)

From: Bill and Heather [bhpol@mymts.net]
Sent: March-02-14 3:28 PM
To: Webb, Bruce (CWS); bhpol@mymts.net
Subject: *****SPAM***** marina application

Re construction of proposed marina. The equipment involved in the construction phase would be that of the excavator type of which would be operated by a professional operator. The excavated materials would be used to build a permanent dike or berm to mitigate the possibility of future flooding. The dike or berm would surround the marina and channel to the lake. It would be built to a level of 118.8 feet above sea level as prescribed by Manitoba Flood Litigation. Both the marina and channel would be six feet deep with a 15-20 degree slope. All construction would take place during the spring and summer periods with the marina portion being done first, then the channel to the lake. The marina portion would have to be done during none rainfall events to prevent rainwater delays. As far as re-vegetation is concerned all the dike and berm areas would be seeded to grass to prevent shoreline erosion, during the period of time it takes for the grass to mature silt fences would be used to prevent shoreline erosion if required. As far as the marina is concerned the docks would be removed during the winter months and reinstalled during the spring. Types of docks would vary but probably be of the portable wheeled units built of aluminum, galvanized steel. Wooden docks would also be considered, again being portable in nature. A launch facility would also be included into the plans for the marina. Fuel storage facilities would not be present in the marina area and would not be allowed. Each owner of a boat using the marina would be responsible for their own management of required fuel. All fuel would be transported to the marina in five gallon plastic fuel containers.

I will try to the best of my knowledge to give an accurate description of the existing environment. The proposed marina construction will be located in the south end of the proposed development. All the land north of the most southerly lots consists of a dry meadow. As you approach the four south end lots the land 200 feet back of the shoreline the land takes on the characteristics of swamp land. As far as this portion of land goes there is no standing water in evidence and no treed land. My thoughts on this portion of land are that it took on the characteristics of swamp and as it was covered with water during the flood of 2011 for a period of approximately a year. Prior to the flood this particular piece of land consisting of about one acre was dry hay land. The nature of the soil in this area of land, is that the top layer is a mixture of black topsoil and peat. The depth of this top layer is about a foot to a foot and a half. Below the first layer is a layer of clay which extends to at least 20 feet below ground level. There are numerous areas of swamp land on the remainder of the quarter section of land that are interspersed with dry hay land. Some of these swamps remain wet and water filled year round. We have no intention of disturbing any of the wet yearly swamp lands. As a note the land in question was underwater during the flood of 2011 as was much of the lakefront land in the Interlake. The land prior to 2011, to the best of my knowledge suffered some flooding in 1956. Our intention is to provide protection from further flooding by building a dike or berm which would protect from further rising waters. The shoreline is protected by Mother Nature with about a five to six foot ridge. Any flood waters that affected said property came from behind the shoreline. Hence by building a dike or berm this property and marina could and will be protected from further threats of flooding. As mentioned before the dike or berm would be revegetated by seeding to grass to prevent any erosion.

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