

**Official Correspondence re: #39 Arrow Point Rd**

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To: Land Use Officer <landuse@warrenct.org>

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**Official Correspondence**

To: The ZBA Warren, CT

As we all know, there are both shallow areas and rocky areas all over Lake Waramaug. Lake Waramaug was created by the retreating glaciers 12,000 years ago. It was not a tidy organized retreat. Large boulders were left behind- everywhere. Mindful navigation is required. That has been the case for the last 12,000 years.

While the rock, located off of #39, may be inconvenient for the Gally's, asking to cover the rock with a dock, extending 90 ft from the shoreline, is unreasonable. That's 40 ft from their current dock. Surely 40 ft between the end of their dock and the boulder (under 3 ft of water), should provide enough latitude for safe navigation to their dock. Additionally, it allows enough space for other boats, paddle boarders, fishermen, and swimmers to safely pass between the Gally's dock and the rock.

To say that the shoreline off #39 is shallower than elsewhere is incorrect. One only has to look at the docks at #1 and #7 Arrow Point Rd to realize that. In order to stay within the zoning regulations pertaining to dock size those docks are little more than long walkways. There is very little square footage left for a platform by the time those walkways reach water deep enough to moor a boat.

During dry years many boats "bottom out" along Arrow Point Bay and either get moved to buoys off shore or sit in the mud until the fall rains arrive. That's life on the lake.

If Mr Gally is concerned that the boulder presents a hazard it would be a neighborly gesture to mark the boulder with a buoy during periods of low water.

Lake Waramaug is one of two Heritage Lakes in the state of CT. This is "a designation earned in 2000 that supports the preservation of important environmental features such as water quality, cultural, and scenic aspects". To allow Mr Gally to create an overly large footprint on the water of this environmentally sensitive treasure is truly against the spirit of everything that so many have worked for since the creation of the Lake Association in the early 1900's and the Task Force in the mid 1970's. The three towns surrounding the lake have recently joined together to work on ways to further protect the lake. Asking residents around the lake to live within the Zoning regulations established to protect the people using the lake and to protect the lake itself is surely a good place to start.

We thank the ZBA for its time and consideration and urge them to deny the requested variance. At the very least allowing a 90 foot dock sets a bad precedent and presents a far greater physical hazard to boaters, swimmers and fisherman than a rock 3 feet under water.

Respectfully submitted,  
Rudolph and Elizabeth Montgelas  
13 Arrow Point Rd  
Warren, CT