



Ad Hoc Dunes, Bluff & Beach Committee Update



CSA Open Forum Meeting
February 13, 2021



Since the 1/9 Special Meeting the Committee has...

- Completed a land survey
 - Received recommendations from 2 engineering firms regarding the best alternatives for both the permanent CSA pedestrian access path and the temporary construction path
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Four potential paths were considered





Engineering firms and Committee unanimously agree on a combined 2 and 2a path for both construction and permanent pedestrian access

Follow the current wooden boardwalk access path to the lip of the bluff then turn northward following the 2020 foot path angling downward with a final turn lakeward

- Provides gradual slope for equipment and material access
- When completed, a gradual slope allows access for pedestrians of differing ages and physical abilities
 - Summer 2021 access will not be available when construction equipment is on the beach. Hope work will be done, but no promises
 - No permanent stairs/structures until Summer 2022
- Has environmental advantages over other options
 - Uses a lot of the already established paths, with widening for equipment. It will have to cut into the southwest corner of the perched dune behind where the swing was located
 - Uses one path for both purposes





Major disadvantages of other three options

- ▶ Per engineers path 1 “has highest construction cost and the most active erosion below it and disrupts more vegetation”
- ▶ Per engineers on paths 3 and 4: “Any proposed impacts to those areas could destabilize the dune and diminish the aesthetic value”
- ▶ Relative to the Owners’ proposed construction path 4, the engineers cite additional critical disadvantages:
 - ▶ “require extensive disturbance to and grading of the dune to create the temporary access and it’s GEI’s professional opinion that EGLE will have difficulty issuing a critical dune permit”
 - ▶ Owners’ path 4 is higher than other options. Steepness expected to make pedestrian access more difficult for older and/or physically limited individuals

Engineers do not recommend a CSA sea wall

- ▶ “Constructing a same height wall between the existing and proposed steel walls, at either end of the CSA Property, is not essential nor the best alternative for CSA”
- ▶ “Although there is some level of erosion... it is not critical in all locations, and does not currently warrant completely encapsulating your entire shoreline with a wall”
- ▶ “The adverse impacts associated with putting in this type of hardened shoreline structure would be expected to have a negative impact on your beach during these high-water periods – causing bed scour and loss of beach lakeward of the wall”



DBB Committee will continue to work with engineers to bring forward a more comprehensive proposal for pedestrian access, shore stabilization & environmental enhancements

- Specific pedestrian path plan for summer 2021... and a more permanent 2022 pedestrian access path, including new stairs and how to anchor them
- Best option(s) for shoreline stabilization to help prevent further bluff erosion and beach loss near the ends of the sea walls and at the foot of the stairs
- Plantings to help protect the bluff and dune



Thank You