



Mathews County Wetland Board

Wednesday, April 1, 2026 at 7:00 PM

MINUTES

1. ROLL CALL

Board Members Present: Chair Katy Walden
Member Nicholas Koch
Member Dan Desmond
Alternate David Rowland

Board Members Absent: Richard Marshall, Melody Goodwin

Team Members Present: Teresa Sanger, Wetlands and Marine Projects Coordinator
Mike Johnson, VMRC

2. CALL TO ORDER

3. APPROVAL OF MINUTES

3.A. Approval of February 4, 2026 Wetlands Board Minutes

4. GENERAL PUBLIC COMMENTS

5. PUBLIC HEARINGS

5.A. Allen Living Trust, 276 Ships Way, VMRC 26-0175, TM# 39-A-130 - Request to construct a 205 LF of QuickReef living shoreline, with 200 LF of 30" QuickReef Blocks, and 5 LF of Quick Reef units placed as a low sill at the gap, 877 sq. ft. of sand fill and plantings of Spartina Alterniflora, along a portion of the Mobjack Bay shoreline

Katy Walden: Read the CBPA Report, which stated: Request to construct a 205 LF of QuickReef living shoreline, with 200 LF of 30" QuickReef Blocks, and 5 LF of Quick Reef units placed as a low sill at the gap, 877 sq. ft. of sand fill and plantings of Spartina Alterniflora, along a portion of the Mobjack Bay shoreline. I might mention, for the record, the fetch of this property is approximately 5 miles and does not allow this project to qualify for the Living Shoreline Group II which is why it is being heard here tonight. Is anyone here to speak for this application?

Jeff Corbin - Agent - Native Shorelines/Davey Resource Group, Inc, addressed the Board in favor of the application, discussed the need for the project. Mr. Corbin also stated it doesn't qualify for

state cost share, because the fetch is too big and Mr. Allen is paying out of pocket for this project.

Katy Walden: Does the Board have any questions for Mr. Corbin?

Daniel Desmond: What alternatives did you consider besides this solution here?

Jeff Corbin: The only other solution I can think of is a rock sill. Dr. Allen had seen our material before and seen what we had done, so that was his preferred approach, and I looked for the softest approach we could come up with, and a simple 2' sill at about mean high tide to dissipate wave energy is about the simplest, most unimpactful way. I will tell you we looked at building this project from land we thought we had just a little too much upland impacts coming in and having to put mats on the grass. So we are building this by barge, which adds some expense to it. The installation footprint will be next to nothing, and we are building this right at the edge of the existing marsh. We will do our best to minimize every impact that we could.

Daniel Desmond: Do you have a picture of what one of these structures looks like? I see a sketch of your drawing, but what does it look like physically? Do you have a photograph of one?

Jeff Corbin: These are basically t-pee shaped, they are sloped on both sides and the material we call QuickReef is a calcium carbonate-based marine concrete for lack of a better term. It is 90% fossilized limestone material that we get from a quarry in North Carolina. It's a 30 million-year-old limestone deposit that has fossils in it and clay mural, and we mix it with about 10% cement. You need a little bit of that Elmer's Glue to hold everything together. We basically make this like you would pour a sidewalk, we use 2x6's.

Daniel Desmond: Do you do this on site?

Jeff Corbin: We can't, don't currently do that. We mix it as if it was marine concrete, we put our material in the back of a cement truck, a little bit of cement, a little bit of water, mix it up, and we pour it into the wooden forms that we make. It's a keep it simple approach and keeps production costs down. It is one of the things we are proud of that we can build these relatively inexpensively compared to other types of materials. They can be viewed on our website.

Nick Koch: I have two questions. I didn't see on the plans where you didn't put any filter cloth underneath it. Do you plan on using a filter cloth?

Jeff Corbin: I do plan to use it, it is very faint on the profile drawing. Technically, we are not required to do that, but we do use it on all of our projects.

Nick Koch: When I looked at the stakes, I only saw one row of PVC stakes, I knew that the other was five feet away. Normally, stakes are used on both ends, so are the stakes on the upland side or the down?

Jeff Corbin: Are you talking about the PVC pipe? Yes, we normally mark the landward edge of the structure.

Nick Koch: I couldn't make it out from the drawings.

Jeff Corbin: We don't normally do a two-sided structure. Normally, we do a flat back structure, because we are going to put sand up against it, but because we are using very little sand here, we are using a double structure. Normally, that pole would be on that landward flat back side of the structure, so marsh here, pole here. So my guess is that it is at the landward edge of our triangle, roughly three feet off of the existing grass.

Katy Walden: I have a question, totally unrelated to the project, perhaps. These old eyes, I cannot read the print. When you make these applications, would it be too much trouble for you to blow these up? Can the rest of you read them?

Jeff Corbin: Not at all. It's always a toss up. Do you want one figure on a page or twice as many pages? I will be happy to make them bigger.

Nick Koch: I had the same issues, so I pulled the permit up on VMRC online, from there I could blow up what I needed to see.

Jeff Corbin: We will make it bigger.

Katy Walden: Whatever you can do, we will appreciate it. Does the Board have any more questions for Mr. Corbin?

Katy Walden: With no one else to speak on this application, the public comment period was closed. The Board discussed the application and made a motion.

MOTION: On Motion of Dan Desmond, seconded by Nicholas Koch, the Mathews County Wetlands Board voted 4-0-0 as follows: Katy Walden, Nicholas Koch, Dan Desmond, David Rowland - aye; None - nay; to approve the application. The rationale being: "I vote in favor of the project. I think it's a really good application for this site and going to increase wetlands grass up along the bank of the property and prevent further erosion and have a minimal impact on the bay. It's a proven approach and a good way to go." Application was approved.

Roll Call:
Katy Walden, Chair
Daniel Desmond, Member
Nicholas Koch, Member
David Rowland, Alternate

6. NEW BUSINESS

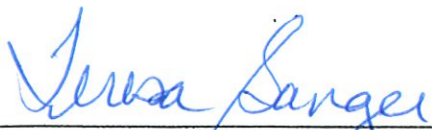
7. OLD BUSINESS

8. VIOLATIONS

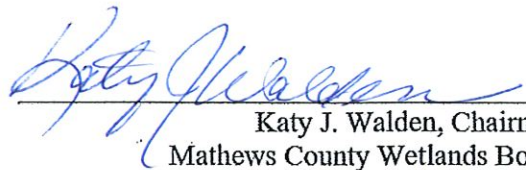
9. GENERAL PUBLIC COMMENTS

10. ADMINISTRATIVE MATTERS

11. ADJOURNMENT



Teresa Sanger, Marine & Wetlands
Projects Coordinator



Katy J. Walden, Chairman
Mathews County Wetlands Board