



Oregon

Kate Brown, Governor

Department of State Lands

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Salem, OR 97301-1279

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www.oregon.gov/dsl

State Land Board

August 5, 2020

Canby Development
Attn: Doug Sprague and Kati Gault
PO Box 848
Canby, OR 97013

Kate Brown
Governor

Bev Clarno
Secretary of State

Re: WD # 2020-0278 **Approved**
Wetland Delineation Report for North Maple Street
Clackamas County T3S R1E S21 TL2602

Tobias Read
State Treasurer

Dear Mr. Sprague and Ms. Gault,

The Department of State Lands has reviewed the wetland delineation report prepared by Schott & Associates for the site referenced above. Based upon the information presented in the report, we concur with the wetland boundaries as mapped in revised Figure 6 of the report. Please replace all copies of the preliminary wetland map with this final Department-approved map.

Within the study area, 2 wetlands (Wetland 1 and 2, totaling approximately 0.09 acres) were identified. The wetlands are subject to the permit requirements of the state Removal-Fill Law. Under current regulations, a state permit is required for cumulative fill or annual excavation of 50 cubic yards or more in wetlands or below the ordinary high-water line (OHWL) of the waterway (or the 2-year recurrence interval flood elevation if OHWL cannot be determined).

This concurrence is for purposes of the state Removal-Fill Law only. We recommend that you attach a copy of this concurrence letter to any subsequent state permit application to speed application review. Federal or local permit requirements may apply as well. The U.S. Army Corps of Engineers will determine jurisdiction under the Clean Water Act, which may require submittal of a complete Wetland Delineation Report.

Please be advised that state law establishes a preference for avoidance of wetland impacts. Since measures to avoid and minimize wetland impacts may include reconfiguring parcel layout and size or development design, we recommend that you work with Department staff on appropriate site design before completing the city or county land use approval process.

This concurrence is based on information provided to the agency. The jurisdictional determination is valid for five years from the date of this letter unless new information

necessitates a revision. Circumstances under which the Department may change a determination are found in OAR 141-090-0045 (available on our web site or upon request). In addition, laws enacted by the legislature and/or rules adopted by the Department may result in a change in jurisdiction. Individuals and applicants are subject to the regulations that are in effect at the time of the removal-fill activity or complete permit application. The applicant, landowner, or agent may submit a request for reconsideration of this determination in writing within six months of the date of this letter.

Thank you for having the site evaluated. If you have any questions, please contact Chris Stevenson, the Jurisdictional Coordinator for Clackamas County at (503) 986-5246.

Sincerely,

A handwritten signature in black ink, appearing to read "Peter Ryan".

Peter Ryan, SPWS
Aquatic Resource Specialist

Enclosures

ec: Juniper Tagliabue, Schott & Associates
Jodi Reed, Schott & Associates
Clackamas County Planning Department
Jessica Menichino, Corps of Engineers
Anita Huffman, DSL

WETLAND DELINEATION / DETERMINATION REPORT COVER FORM

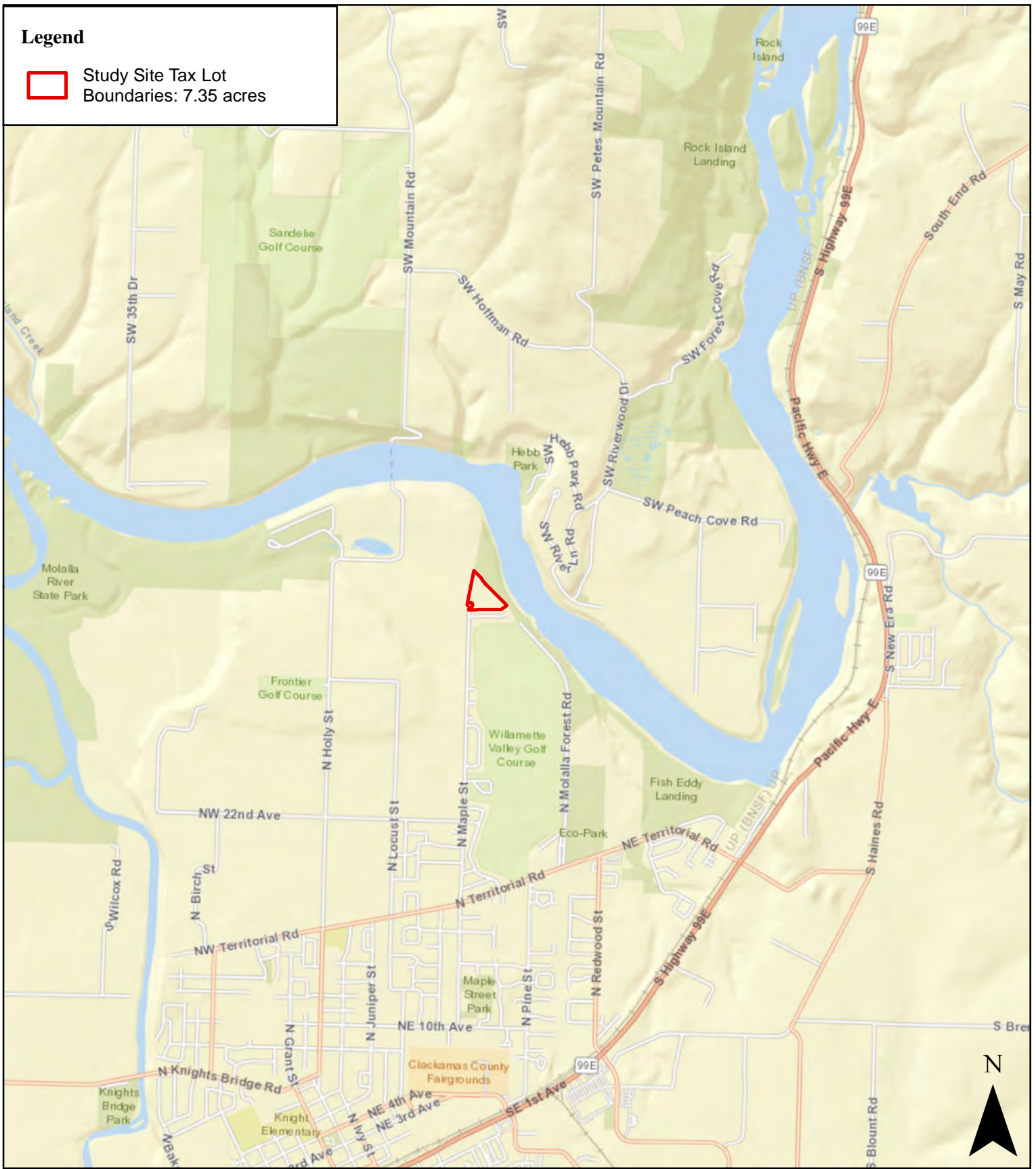
Fully completed and signed report cover forms and applicable fees are required before report review timelines are initiated by the Department of State Lands. Make checks payable to the Oregon Department of State Lands. To pay fees by credit card, go online at: <https://apps.oregon.gov/DSL/EPS/program?key=4>.

Attach this completed and signed form to the front of an unbound report or include a hard copy with a digital version (single PDF file of the report cover form and report, minimum 300 dpi resolution) and submit to: **Oregon Department of State Lands, 775 Summer Street NE, Suite 100, Salem, OR 97301-1279**. A single PDF of the completed cover form and report may be e-mailed to: **Wetland_Delineation@dsl.state.or.us**. For submittal of PDF files larger than 10 MB, e-mail DSL instructions on how to access the file from your ftp or other file sharing website.

Contact and Authorization Information	
<input checked="" type="checkbox"/> Applicant <input type="checkbox"/> Owner Name, Firm and Address: Doug Sprague / <i>Kati Gault</i> Canby Development PO Box 848 Canby, OR 97013	Business phone # (503) 209-4165 Mobile phone # (optional) E-mail: dougs@canbyex.com
<input type="checkbox"/> Authorized Legal Agent, Name and Address (if different):	Business phone # Mobile phone # (optional) E-mail:
I either own the property described below or I have legal authority to allow access to the property. I authorize the Department to access the property for the purpose of confirming the information in the report, after prior notification to the primary contact.	
Typed/Printed Name: <u><i>Kati Gault</i></u> Signature: <u><i>Kati Gault</i></u> Date: <u>5/18/2020</u> Special instructions regarding site access: _____	
Project and Site Information	
Project Name: N Maple St	Latitude: 45.29312 Longitude: -122.68559 decimal degree - centroid of site or start & end points of linear project
Proposed Use: Concurrence verification	Tax Map # 3S 1E Sec.21 Tax Lot(s) 2602
Project Street Address (or other descriptive location): Terminus of N Maple St	Tax Map # Tax Lot(s)
City: Canby County: Clackamas	Township 3S Range 1E Section 21 QQ Use separate sheet for additional tax and location information Waterway: n/a River Mile:
Wetland Delineation Information	
Wetland Consultant Name, Firm and Address: Juniper Tagliabue/Jodi Reed Schott and Associates PO Box 589 Aurora, OR 97002	Phone # (503) 678-6007 Mobile phone # (if applicable) E-mail: juniper@schottandassociates.com jodi@schottandassociates.com
The information and conclusions on this form and in the attached report are true and correct to the best of my knowledge.	
Consultant Signature: <u><i>Jodi Reed</i></u> Date: <u>05/18/2020</u>	
Primary Contact for report review and site access is <input type="checkbox"/> Consultant <input type="checkbox"/> Applicant/Owner <input type="checkbox"/> Authorized Agent	
Wetland/Waters Present? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No Study Area size: 7.35 acres Total Wetland Acreage: 0.0900	
Check Applicable Boxes Below	
<input type="checkbox"/> R-F permit application submitted <input type="checkbox"/> Mitigation bank site <input type="checkbox"/> Industrial Land Certification Program Site <input type="checkbox"/> Wetland restoration/enhancement project (not mitigation) <input type="checkbox"/> Previous delineation/application on parcel If known, previous DSL # _____	<input checked="" type="checkbox"/> Fee payment submitted \$ <u>466</u> <input type="checkbox"/> Fee (\$100) for resubmittal of rejected report <input type="checkbox"/> Request for Reissuance. See eligibility criteria. (no fee) DSL # _____ Expiration date _____ <input type="checkbox"/> LWI shows wetlands or waters on parcel Wetland ID code _____
For Office Use Only	
DSL Reviewer: <u>CS</u> Fee Paid Date: ____/____/____ DSL WD # <u>2020-0278</u>	Date Delineation Received: <u>05</u> / <u>18</u> / <u>2020</u> Scanned: <input type="checkbox"/> Electronic: <input type="checkbox"/> DSL App.# _____

Legend

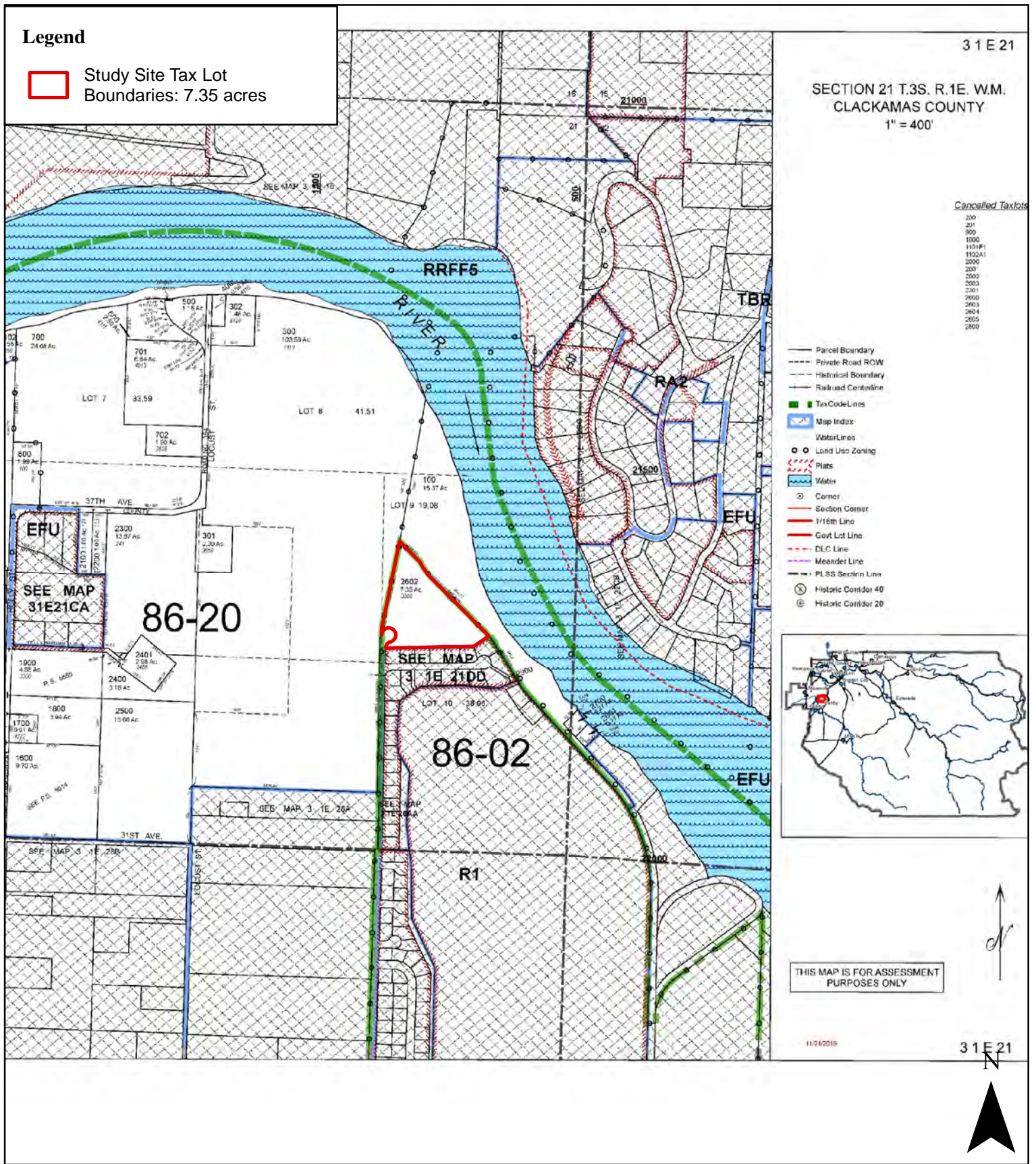
-  Study Site Tax Lot
- Boundaries: 7.35 acres



Date: 5/13/2020

Data Source: ESRI, 2020; Clackamas County GIS Dept., 2020

Figure 1. Location Map

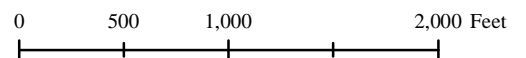


Date: 5/13/2020

Data Source: ESRI, 2020; Clackamas County GIS Dept., 2020

Figure 2. Clackamas County Tax Map - 3S1E21

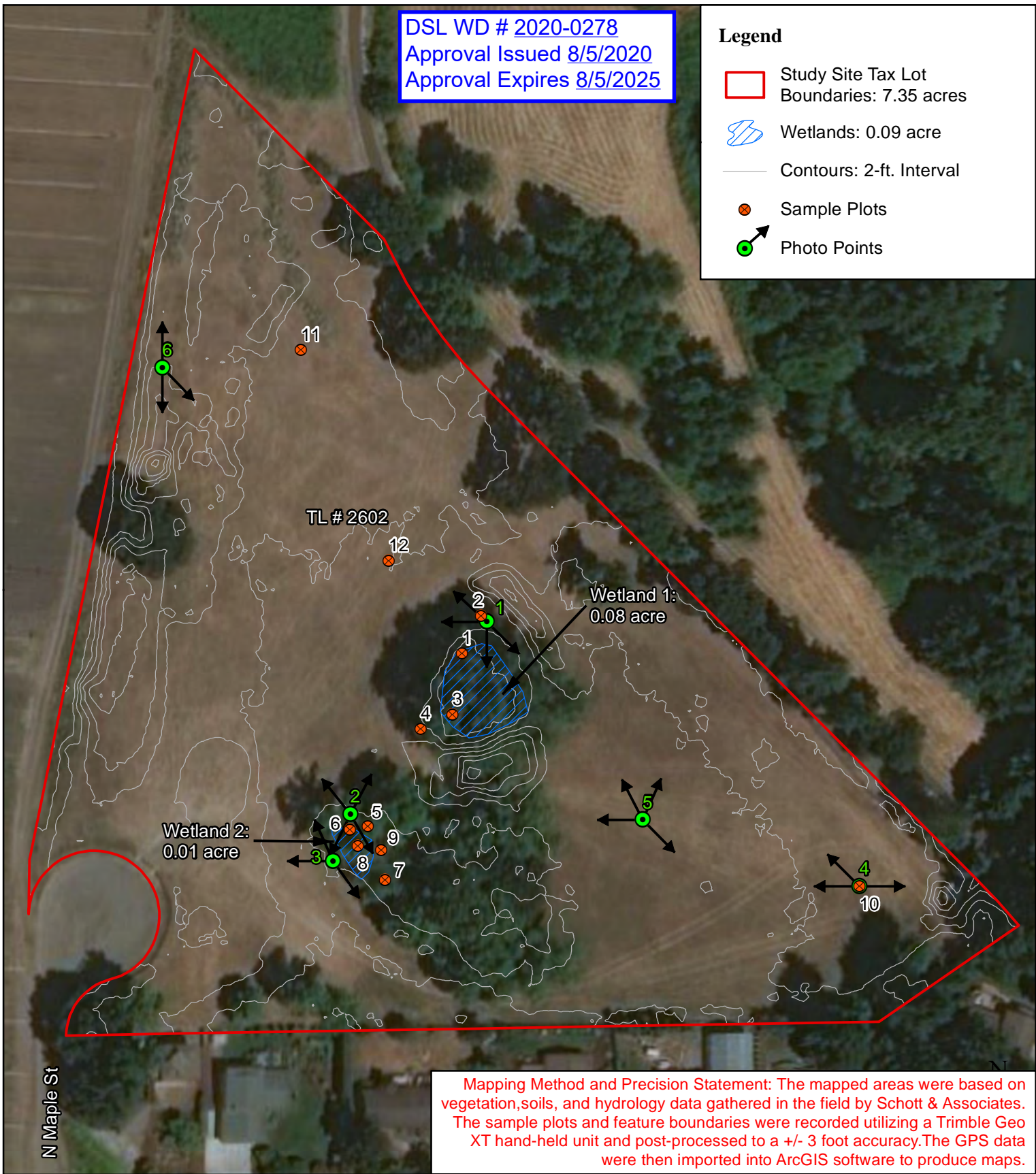
North Maple Street Project Site: S&A # 2785



DSL WD # 2020-0278
 Approval Issued 8/5/2020
 Approval Expires 8/5/2025

Legend

- Study Site Tax Lot
Boundaries: 7.35 acres
- ⋈ Wetlands: 0.09 acre
- Contours: 2-ft. Interval
- ⊗ Sample Plots
- ⊙ Photo Points



Date: 5/13/2020

Data Source: ESRI, 2020; Clackamas County GIS Dept., 2020; DOGAMI LiDAR, 2014

Figure 6. Wetland Delineation Map

North Maple Street Project Site: S&A # 2785