



Wetlands: Site Selection and Permitting

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Outline

- Site screening
- Delineations
- Permit process





Site screening

What is a wetland?



The presence of water at or near the ground surface for a portion of the year



The presence of plants adapted to living in wet conditions



The presence of hydric soils, which develop under wet conditions

LOCATING WETLANDS

- Try to walk the site
- Not always obvious
- Wisconsin has more than a dozen different types
- Some may be dry for most or all of the year.



Surface Water Data Viewer

Surface Water Data Viewer Search for map features...

Basic Tools Identify Tools Drawing Tools Measuring Tools Find Location Maps & Data Help

Home Show Layers Show Legend Pan Zoom In Zoom Out Previous Extent Full State Point Identify Map Scale: 1: 41,719 Enter Coords Plot Coords Clear Coords Clicked Coordinates Coordinate System Print Map

Home Map Layers Navigation Location Info Scale & Bookmarks Coordinate Tools Print

About Wetlands & Wetland Indicators

This theme contains the two map layers listed below and is designed to help users determine if wetlands are likely present at their site. To learn more information about each layer click on the title. To determine if on-line wetland inventory maps are available for the county you are viewing, please click on the WI map below before getting started.

- [Wisconsin Wetland Inventory](#)
- [Wisconsin Wetland Inventory Map](#)
- [Wetland Indicators](#)

Use the layers above to determine the likelihood of wetlands being present within your area of interest.

How to best use these layers:

With the **Find Location** tool, search by either Township, Range, Section, or Civil Town to bring your area of interest into view. Use the **Zoom In**, **Zoom Out**, and **Pan** tools to narrow your focus right on the property. Click on **Identify** tool, then click on either a **yellow** area to find out what kind of wetland is there, or a **pink** area to find out what kind of soil type is there. Print maps to save for later reference.

Visit [DNR Wetland Regulatory Programs](#) for more information about wetland permits, and locating wetlands for more information about finding wetlands on your land.

Orange – mapped wetlands

Pink – potential wetlands



T

60th St

Aerial photo review

10th Ave

Google Earth



T

60th St

10th Ave

Google Earth

Identifying Wetlands

Wetland Identification Program

Wetland Identification Program

The Wetland Identification Program consists of two services offered through DNR that provide landowners with evaluations and statements about whether their property contains wetlands. Any person who owns or leases land may request the services offered through the wetland Identification Program.

Wetland identification service

The DNR will begin offering wetland identification services for qualified projects starting this spring. The service will consist of a written evaluation, based upon an on-site inspection of the land by the DNR, of whether a parcel of land contains a wetland. To qualify for the program the land being reviewed must be less than 5 acres. A review fee of \$300 per acre of land reviewed is required for this service, with a mandatory turn-around time of 60 days or less.

The wetland identification service cannot be used as a substitute for official wetland delineation, and will only provide requestors with an approximate wetland boundary location. Because the service will only provide approximate wetland boundary locations it may not be suitable for all projects. Projects that have setback requirements or are located very near a wetland may not be good candidates for the service. For this reason, we recommend anyone interested in using this service contact the Wetland Identification (ID) Program prior to completing any request forms.

For 2013, the service will be limited to the counties depicted in red on the map found on this page, with hopes of expanding statewide in 2014.

[Wetland ID service request form \(pdf\)](#).

Wetland confirmation service

The DNR will begin offering Wetland Confirmation Services for qualified projects starting this spring. The service will consist of a written statement, based upon an on-site inspection of the land by the DNR, of whether we concur with the wetland boundaries delineated by a consultant or other third party. A review fee of \$300 per 20 acres of land reviewed is required for this service, with a mandatory turn-around time of 60 days or less.

The goal of this service is to provide developers and other similar groups certainty that a project's delineated wetland boundaries are accurate before they finalize development plans, etc. It is hoped the service will prevent unexpected time delays by identifying wetland boundary concerns prior to a project's final design completion. For 2013, the service will be limited to the counties depicted in red on the map found on this page, with hopes of expanding statewide in 2014.

Wetlands

Protect

wetlands through land use planning, acquisition and wetland protection laws.

Restore

wetlands to improve wetland health and function and by re-establishing destroyed wetlands.

Explore

wetlands by getting your feet wet and learning about their wonders.

Locating wetlands

- ▶ [Getting started](#)
- ▶ [Map review](#)
- ▶ [Physical clues](#)
- ▶ [Explore options](#)
- ▶ [Consult a professional](#)
- ▶ [Wetland inventory](#)
- ▶ [Wetland delineation](#)
- ▶ [Real estate addendum](#)

Related links

- ▶ [Regulations](#)
- ▶ [About wetlands](#)
- ▶ [Wetland science](#)

Site Screening: Summary

- Wetlands can be very difficult to identify
- Start early
- Look at SWDV and walk the site, look for clues.
- Call the DNR if you feel unsure what to do.
- If there are potential wetland areas, address them!

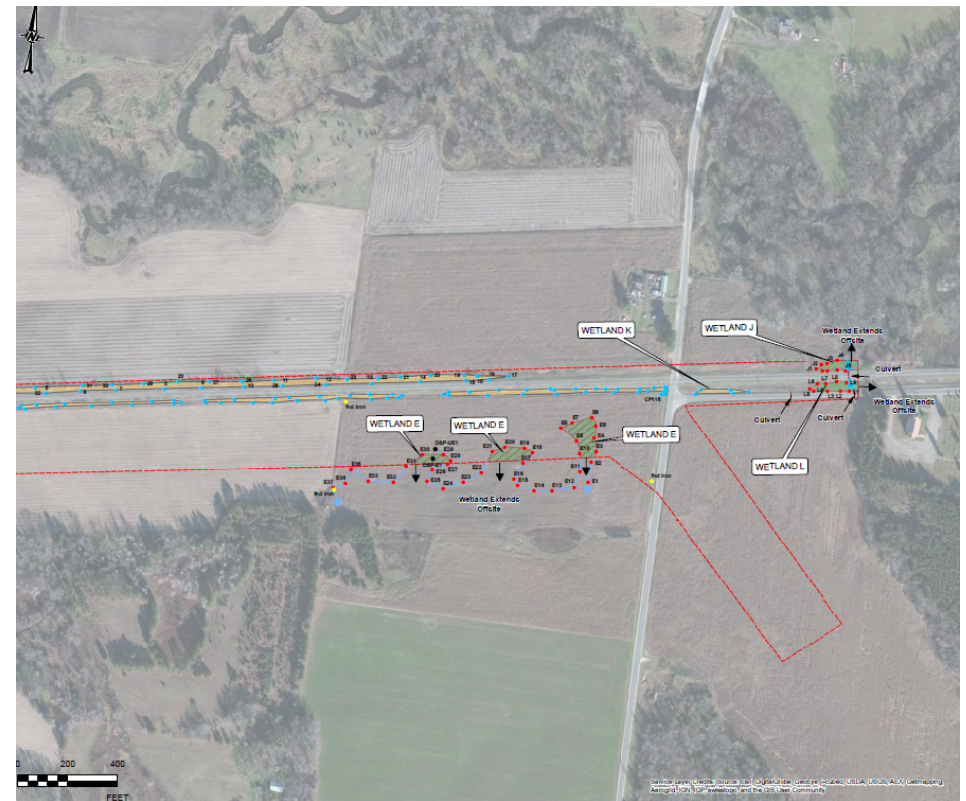


Wetland Delineations



What is a wetland delineation?

- Wetland delineations are conducted in accordance with the 1987 USACE Wetland Delineation Manual
- There are ten regional supplements issued by the USACE which are specific to different regions of the United States. WI has two: MW, NC/NE
- During a wetland delineation, a project area is surveyed to determine whether wetlands with the three criteria are present



When is a wetland delineation required?

- **Does your project need a wetland permit or not?**
- Requirement of both general and individual wetland permits.
- May be required for DNR stormwater permits.
- The 1987 US Army Corps of Engineers Wetland Delineation manual and supplements.
- Provides precise boundary of wetlands
- Performed by wetland professional.
- Subject to review by regulatory agencies. → Concurrence or assurance

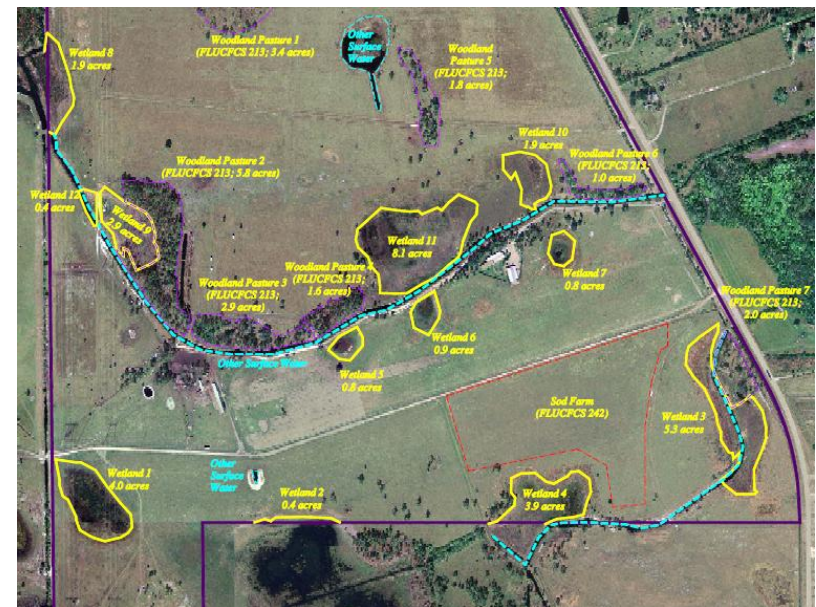


Assured delineations

- Assured Delineations = Assumed Accurate
 - Automatically granted concurrence for state purposes
- Non-assured Delineations = Need concurrence
 - Concurrence = validation
 - This does take time (60 days) and requires a \$300 fee

Wetland delineations: Summary

- Delineations required for wetland permits
- May be required for stormwater permits
- A good idea to figure out if wetland permitting is required
- How much certainty do you need? How flexible are you and how much time do you have?
 - Some certainty, lots of flexibility: Desktop screening or Wetland ID program
 - Mostly certain, limited time and flexibility: Wetland delineation
 - Maximum certainty, very limited flexibility/time: Assured delineation



Wetland permitting



Why are wetlands regulated?

Wetland Water Quality Standards(NR103) = Functions/values:



- Storm/flood water storage
- Groundwater discharge/recharge
- Filtration/storage of sediments, nutrients, etc.
- Shoreline protection against erosion
- Habitat for aquatic organisms and wildlife species
- Recreational, cultural, educational, scientific and natural scenic beauty values and uses



Wetland Permits

- Discharge of dredged or fill material
- US Army Corps of Engineers
 - Permits for “Federal” wetlands, 404 CWA
- WDNR
 - s. 281.36, WI Stats
 - General Permits
 - Individual permits
 - Exemptions



Wetland Permits

- Key elements of an application
 - Application form
 - Project plans
 - [Practicable Alternatives Analysis](#)
 - Shows different options for filling wetlands
 - Purpose is to show they have avoided and/or minimized impacts to wetlands
 - **Wetland Delineation**
 - [Wetland mitigation plan \(IP only\)](#)



Wetland General Permits

- DNR issues category-specific GPs with clear eligibility criteria and conditions
- Alternatives analysis = Avoid/minimize
- Field staff issue coverage under GP
- Fill limit is 10,000 sq. ft. for most GPs
- DNR can prohibit GP in 8 wetland types



Wetland General Permits

- GP standard is projects that result in “minimal environmental wetland impact”
- 30-day review
- Adverse weather clause
- Ability to require an IP in lieu of GP
- This is not a rubber stamp process



Wetland General Permits

10,000 sq. ft. Limit

1. Industrial (includes waste disposal sites)
2. Commercial
3. Residential
4. Agricultural *In development*
5. Municipal Development
6. Recreational

2 Acre Limit

7. Hazardous Waste Treatment/Disposal *Not issued yet*
8. Temporary Access/Dewatering *Not issued yet*

No Limit Specified

9. Utility Construction/Maintenance
10. Municipal Bridge/Culvert Constr/Reconstr/Maint

Wetland Individual Permits

- For projects not authorized by GP
- Pre-application meeting required
- Mitigation required
 - \$\$\$
- Public Notice during permit review
- Practicable Alternatives Analysis required -
Avoid/minimize, some limiting of PAA
- Functional Values assessment includes mitigation and
other environmental impacts – Sig. Adverse Impact?
- No presumptive approval



Wetland Individual Permits

Wetland IP standards are:

- 1. Least environmentally damaging practicable alternative**
- 2. All practicable measures to minimize the adverse impacts taken**
- 3. Project will not result in significant adverse impact**



E-Permitting

Water permit applications

For some of our permits, submit applications and other forms to the DNR online. Get a WAMS ID, complete an application, sign and pay fees in a few steps. Track permits and know exactly where they are in the permitting process. Follow us as we add more permits to our online system. Applications not yet available online are linked below as a PDF.

Register for a WAMS ID to access our SharePoint site to complete an online application.

Begin a new or edit an existing application, sign and pay fees online.*

View public notices of the DNR's intention to authorize activity relating to water, including permits issued to the DNR.

Track the status of Wisconsin water permits.

Watch instructional training videos.

Bark Bay Slough - by Joanne Kline (Bayfield)

* = WAMS ID and password needed to log in.

Water supply	Storm water	Agricultural livestock operations	Wastewater	Aquatic plant management	Waterway and wetland
General information about the application type			Application		
Boat ramp			Begin GP or IP application*		
Boathouse repair certification			Begin GP application*		
Boat shelter			Begin IP application*		
Bridge			Begin IP application*		
Bridge - Clear span over streams			Begin GP application*		
Bridge - Municipal highway bridges, arches, culverts			Begin GP or IP application*		
Bridge - Utility structure			Begin GP or IP application*		
Culvert			Begin IP application*		
Culvert - without professionally engineered design			Begin GP application*		

<http://dnr.wi.gov/Permits/Water>

Which Permit?

<http://dnr.wi.gov/topic/Waterways/construction/wetlands.html>

Determine permit required

Before you apply, you will need to figure out where the boundaries of the wetland are located. Refer to the [locating wetlands](#) web site to learn more.

Question 1 :

Is the purpose of the project to access, construct, reconstruct, repair or maintain a utility facility in or over a wetland?

Yes No

[Print text version](#)

Additional information

For more information about wetland disturbance permits, see [Wetland Regulatory Programs](#).

Wetland permitting: Summary

- GP: <10,000 sq ft, no mitigation. 30 days
- IP: >10,000 sq ft, mitigation and pre-application meeting, public comment period. 90-105 days
- The Corps has longer timeframes.
- Avoid wetland impacts if possible.
- Minimize wetland impacts if possible.
- A very detailed and exhaustive PAA will be your friend.
 - Business service area, other properties, on-site alternatives, cost tables.
 - The general public has a role.
- Impacts to high quality or functioning wetland areas will make things more difficult.
- This is a tough process - qualitative and quantitative.

Questions?

