



Oregon

Kate Brown, Governor

Department of State Lands

775 Summer Street NE, Suite 100

Salem, OR 97301-1279

(503) 986-5200

FAX (503) 378-4844

www.oregonstatelands.us

February 19, 2015

Nancy Brink
1210 Rose Street
Junction City, Oregon 97448

Re: WD #2014-0256; Wetland Delineation Report for 94262 & 94170 Oaklea Drive;
Junction City, Lane County; T15S R4W Sec. 31, Tax Lots 2400 and 2500
Junction City Local Wetlands Inventory wetland FC-01

Dear Ms. Brink:

The Department of State Lands has reviewed the wetland delineation report prepared by Geo Resources, LLC for the site referenced above. Based upon the information presented in the report, a site visit on January 14, 2015, and additional information submitted upon request, we concur with the wetland boundaries as mapped in revised Figures 6A – 6C of the report. Please replace all copies of the preliminary wetland map with these final Department-approved maps. Within the study area, two wetlands (totaling approximately 14.47 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 the wetlands (or below the ordinary high water line (OHWL) of a waterway).

This concurrence is for purposes of the state Removal-Fill Law only. Federal or local permit requirements may apply as well. The Army Corps of Engineers will review the report and make a determination of jurisdiction for purposes of the Clean Water Act at the time that a permit application is submitted. We recommend that you attach a copy of this concurrence letter to both copies of any subsequent joint permit application to speed application review.

Please be advised that state law establishes a preference for avoidance of wetland impacts. Because 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.

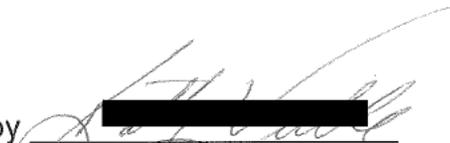
This concurrence is based on information provided to the agency. The jurisdictional determination is valid for five years from the date of this letter unless new information necessitates a revision. Circumstances under which the Department may change a determination are found in OAR 141-090-0045 (available 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. Please phone me at 503-986-5297 if you have any questions.

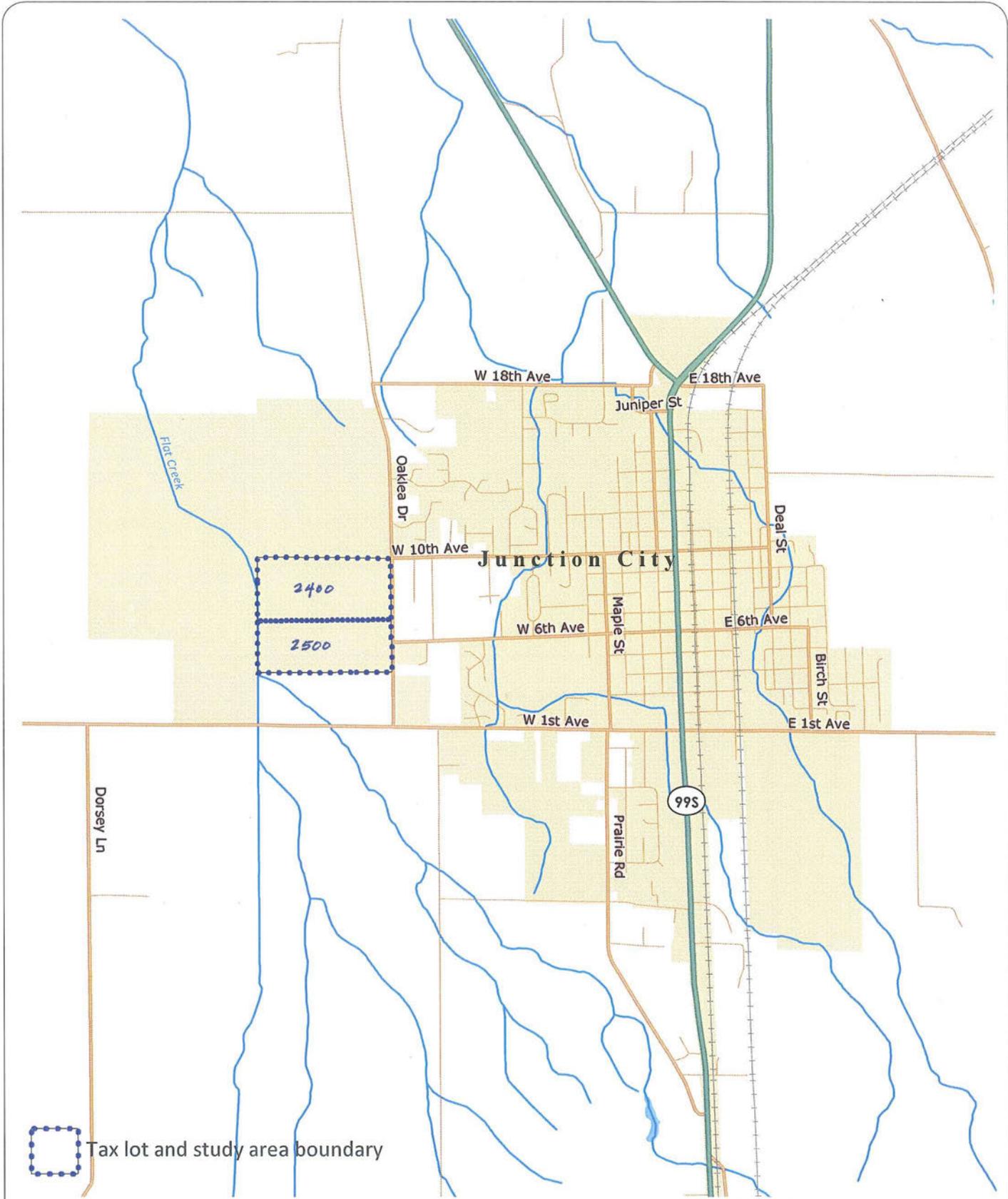
Sincerely,


[Redacted]
Jevra Brown
Aquatic Resource Planner

Approved by 
[Redacted]
Kathy Verble, CPSS
Aquatic Resource Specialist

Enclosures

ec: Allen Martin, Geo Resources, LLC
City of Junction City Planning Department (Maps enclosed for updating LWI)
Benny Dean, Jr., Corps of Engineers
Charles Redon, DSL



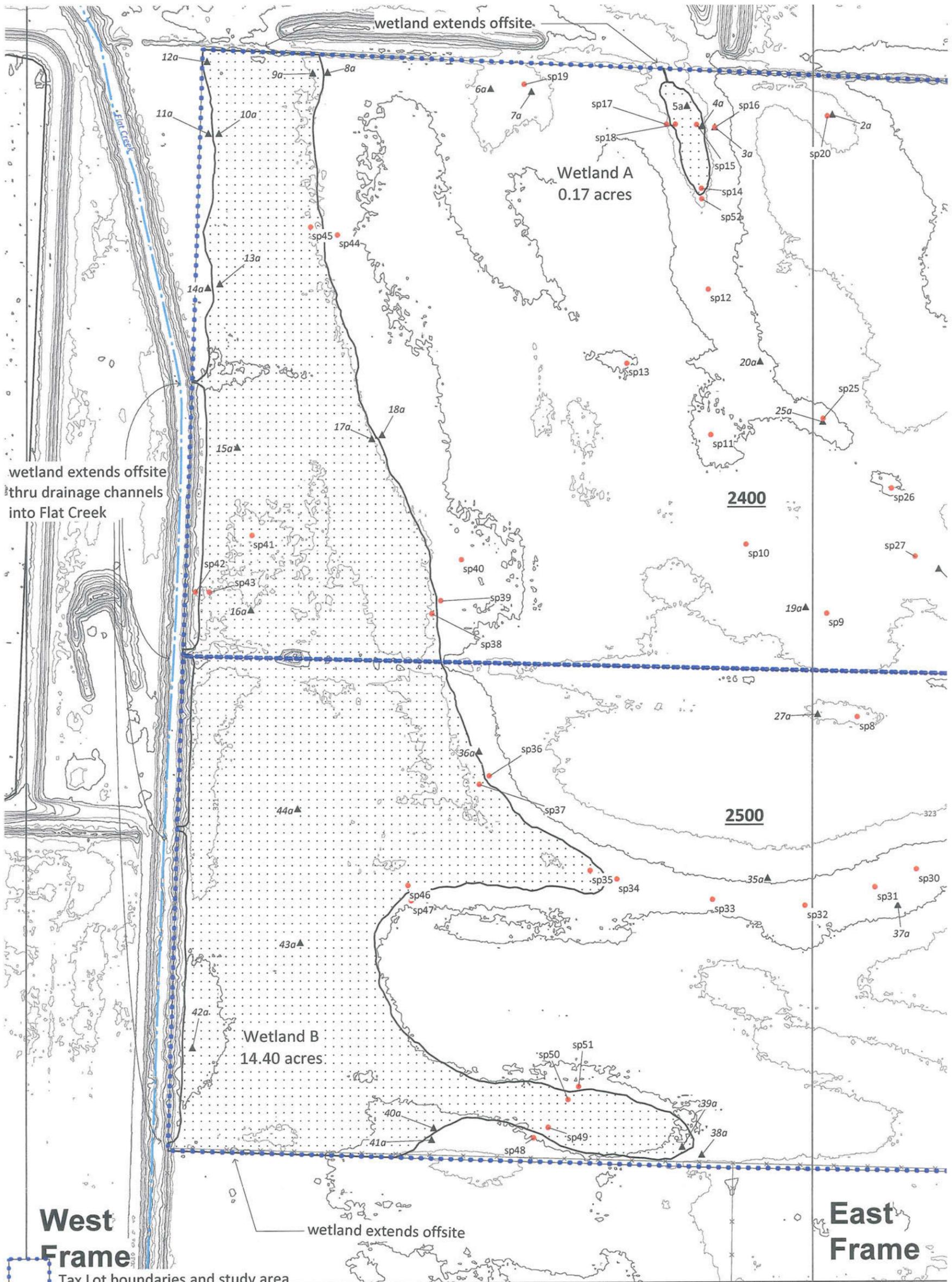
 Tax lot and study area boundary

Brink Oaklea Project
 TL 2400 94262 Oaklea Dr.
 TL 2500 94170 Oaklea Dr.
 Lane County Tax Assessor Map 15 04 31
 Junction City, OR 97448

DSL WD 2014-0256
 Geo Resources, LLC



FIGURE 1: LOCATION MAP
 Scale: 1 in. = 0.4 mi.
 Source: MapInfo Streetworks Pro
 Drafted: 5/06/14

- Tax Lot boundaries and study area
- Wetland - 14.57 acres
- Sample Plot data collected in 2010
- Sample Plot data collected in 2014

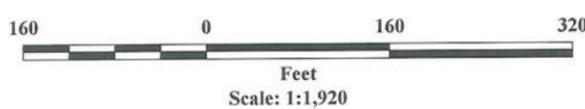
DSL WD # 2014-02562 of 3
 Approval Issued 02/19/2015
 Approval Expires 02/19/2020

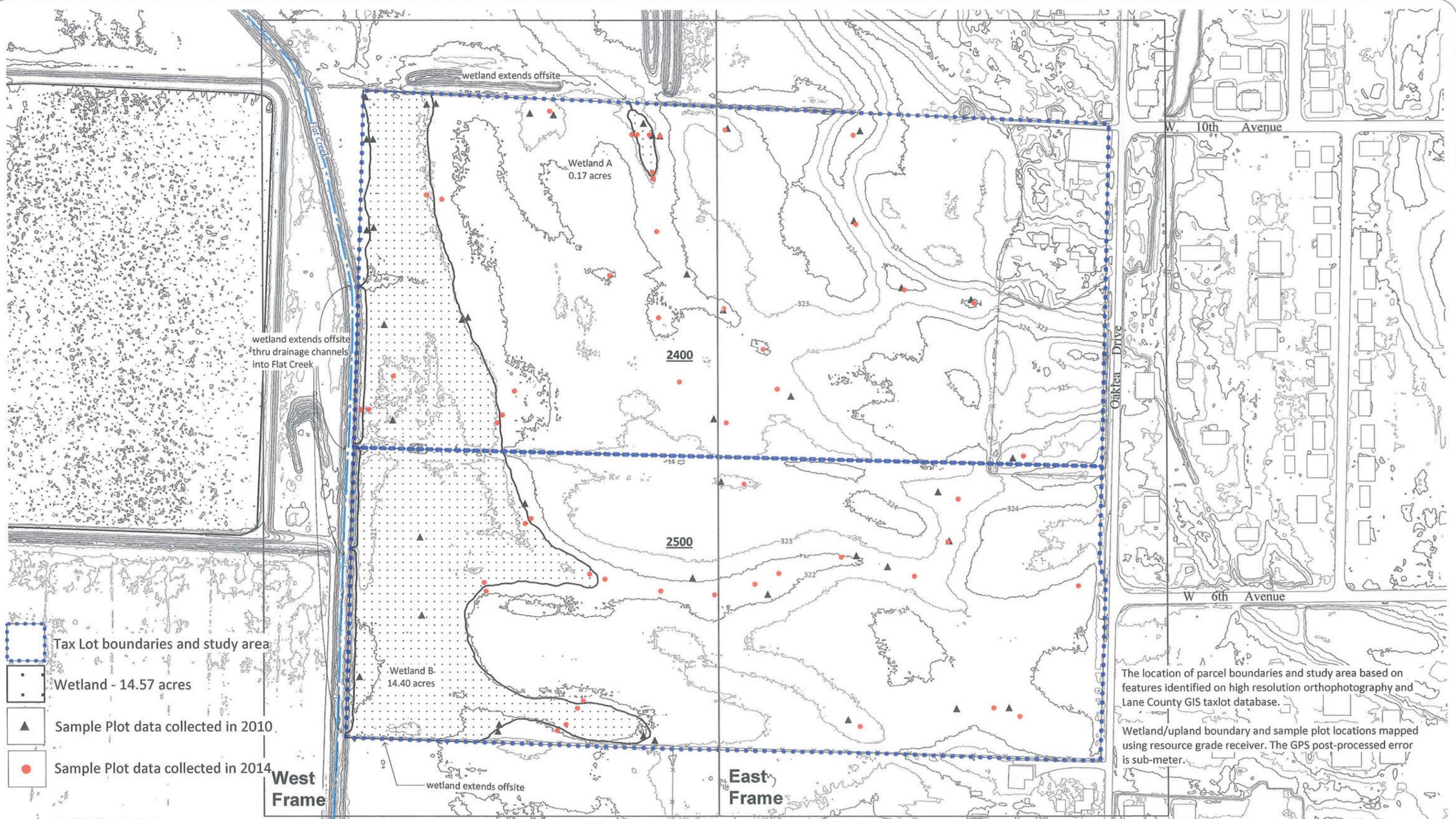
The location of parcel boundaries and study area based on features identified on high resolution orthophotography and Lane County GIS taxlot database.

Wetland/upland boundary and sample plot locations mapped using resource grade receiver. The GPS post-processed error is sub-meter.

FIGURE 6B: WEST FRAME WETLAND MAP
 Scale: 1" = 160'
 Source: Lane County Tax Assessor GIS database, Oregon Lidar Consortium Phase I Lidar bare earth dataset.
 Drafted: 5/16/14
 Revised: 10/13/14

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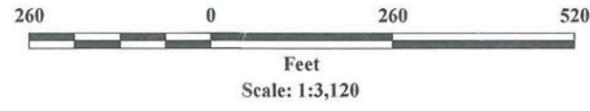


- Tax Lot boundaries and study area
- Wetland - 14.57 acres
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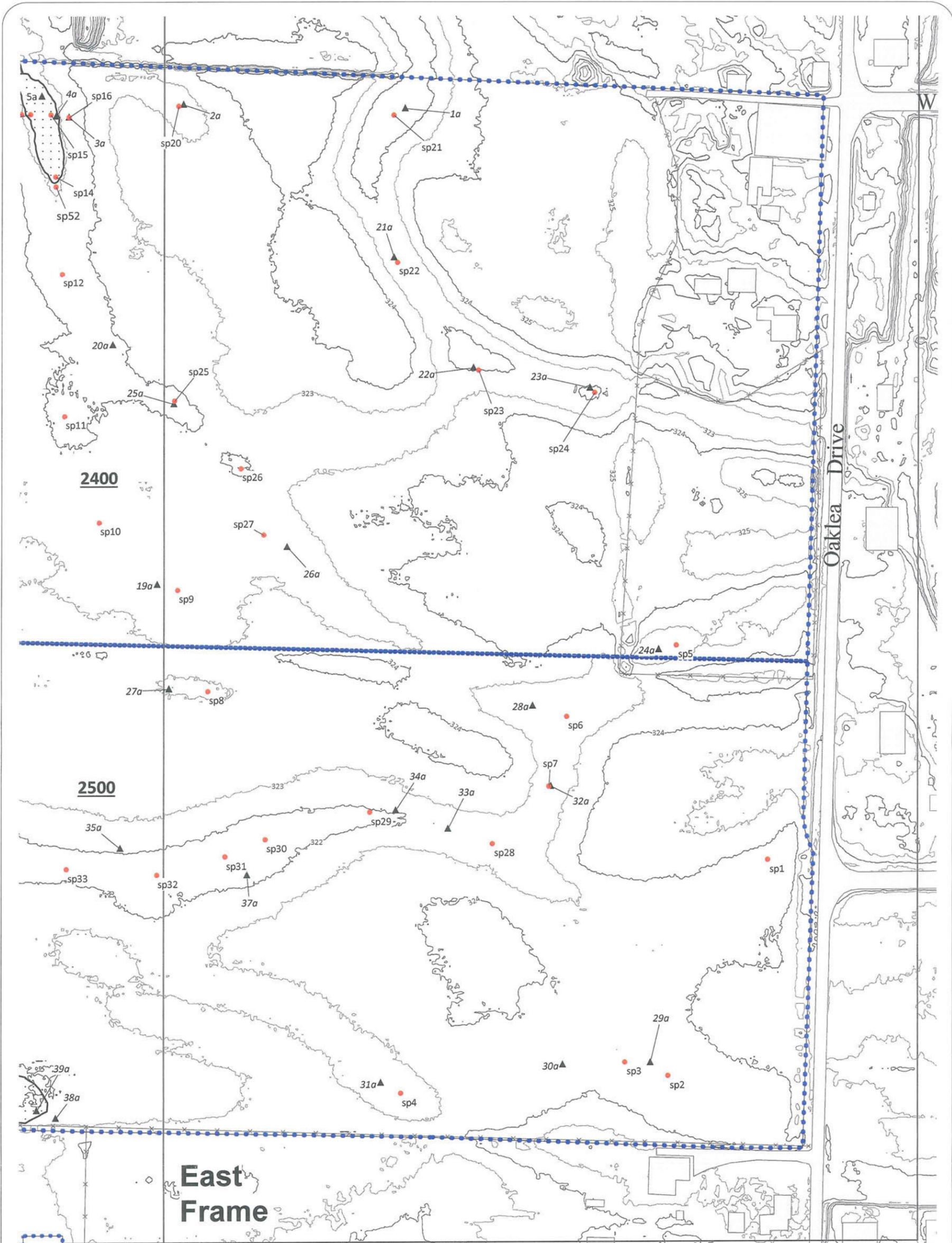
DSL WD # 2014-0256 1of3

Approval Issued 02/19/2015

Approval Expires 02/19/2020

FIGURE 6A: WETLAND MAP
 Scale: 1" = 260'
 Source: Lane County Tax Assessor GIS database, Oregon Lidar Consortium Phase I Lidar bare earth dataset.
 Drafted: 5/16/14
 Revised: 10/13/14





East Frame

- Tax Lot boundaries and study area
- Wetland - 14.57 acres
- Sample Plot data collected in 2010
- Sample Plot data collected in 2014

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 Approval Issued 02/19/2015
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The location of parcel boundaries and study area based on features identified on high resolution orthophotography and Lane County GIS taxlot database.

Wetland/upland boundary and sample plot locations mapped using resource grade receiver. The GPS post-processed error is sub-meter.

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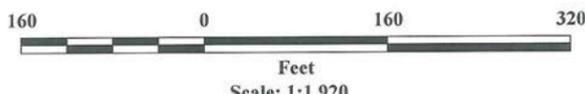


FIGURE 6C: EAST FRAME WETLAND MAP
 Scale: 1" = 160'
 Source: Lane County Tax Assessor GIS database, Oregon Lidar Consortium Phase I Lidar bare earth dataset.
 Drafted: 5/16/14
 Revised: 10/13/14

