



# 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.oregon.gov/dsl](http://www.oregon.gov/dsl)

### State Land Board

August 28, 2019

GRC Land Holdings, LLC

Attn: Joann Agee

PO Box 427

Donald, OR 97020

Kate Brown

Governor

Bev Clarno

Secretary of State

Re: **WD # 2019-0278 Approved**  
Wetland Delineation Report for Harvest Gardens;  
Marion County; T4W R1W S17 TL 2600 (Portion);  
T4W R1W S20 TL 300 (Portion);

Tobias Read

State Treasurer

Dear Ms. Agee:

The Department of State Lands has reviewed the wetland delineation report prepared by AKS Engineering & Forestry, LLC for the site referenced above. Please note that the study area includes only a portion of the tax lots described above (see the attached maps). Based upon the information presented in the report, and additional information submitted upon request, we concur with the waterway boundaries as mapped in revised Figure 5 of the report. Please replace all copies of the preliminary wetland map with this final Department-approved map.

Within the study area one waterway (Drainage 1) was identified. Drainage 1 is piped beneath the study area and is only subject to the permit requirements of the state Removal-Fill Law should relocation of the piped drainage be proposed. 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. 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. If you have any questions, please contact the Jurisdiction Coordinator for Marion County, Daniel Evans, at (503) 986-5271

Sincerely,

Peter Ryan, PWS  
Aquatic Resource Specialist

Enclosures

ec: Stacey Reed, AKS Engineering & Forestry, LLC  
Marion County Planning Department  
Kinsey Friesen, Corps of Engineers  
Mike DeBlasi, DSL

**WETLAND DELINEATION / DETERMINATION REPORT COVER FORM**

This form must be included with any wetland delineation report submitted to the Department of State Lands for review and approval. A wetland delineation report submittal is not "complete" unless the fully completed and signed report cover form and the required fee are submitted. Attach this form to the front of an unbound report or include a hard copy of the completed form with a CD/DVD that includes a 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 attachment of the completed cover form and report may be e-mailed to [Wetland\\_Delineation@dsl.state.or.us](mailto:Wetland_Delineation@dsl.state.or.us). For submittal of PDF files larger than 10 MB, e-mail instructions on how to access the file from your ftp or other file sharing website. Fees can be paid by check or credit card. Make the check payable to the Oregon Department of State Lands. To pay the fee by credit card, call 503-986-5200.

<input type="checkbox"/> Applicant <input checked="" type="checkbox"/> Owner Name, Firm and Address: GRC Land Holdings, LLC Attn: Joann Agee PO Box 427 Donald OR 97020	Business phone # 503-678-5525 Mobile phone # (optional) 503-703-9066 E-mail: mmader@gkmachine.com
<input type="checkbox"/> Authorized Legal Agent, Name and Address:	Business phone # Mobile phone # E-mail:

RECEIVED

MAY 13 2019

RECEIVED \$ 454.00  
DEPARTMENT OF STATE LANDS  
# 32055

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: Joann Agee Signature: [Signature]  
 Date: 5/7/2019 Special instructions regarding site access: NA

**Project and Site Information** (using decimal degree format for lat/long., enter centroid of site or start & end points of linear project)

Project Name: Harvest Gardens	Latitude: 45.13624-216939	Longitude: -122.50918934925
Proposed Use: Residential Development	Tax Map # 4 1W 17	
	Tax Lot(s) Portion of 2600	
	Tax Map # 4 1W 20	
	Tax Lot(s) Portions of 300 and 2600	
Project Street Address (or other descriptive location):	Tax Map #	
Donald Road, east of Brentwood Court.	Tax Lot(s)	
City: Donald	Township 4N	Range 1W Section 17 & 20 QQ
County: Marion	Waterway: N/A	River Mile:

**Wetland Delineation Information**

Wetland Consultant Name, Firm and Address: Stacey Reed, PWS AKS Engineering & Forestry, LLC 12965 SW Herman Rd, Ste 100 Tualatin, OR 97062	Phone # (503) 563-6151 Mobile phone # E-mail: stacey@aks-eng.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>[Signature]</u>	Date: <u>5/8/19</u>

**Primary Contact** for report review and site access is  Consultant  Applicant/Owner  Authorized Agent

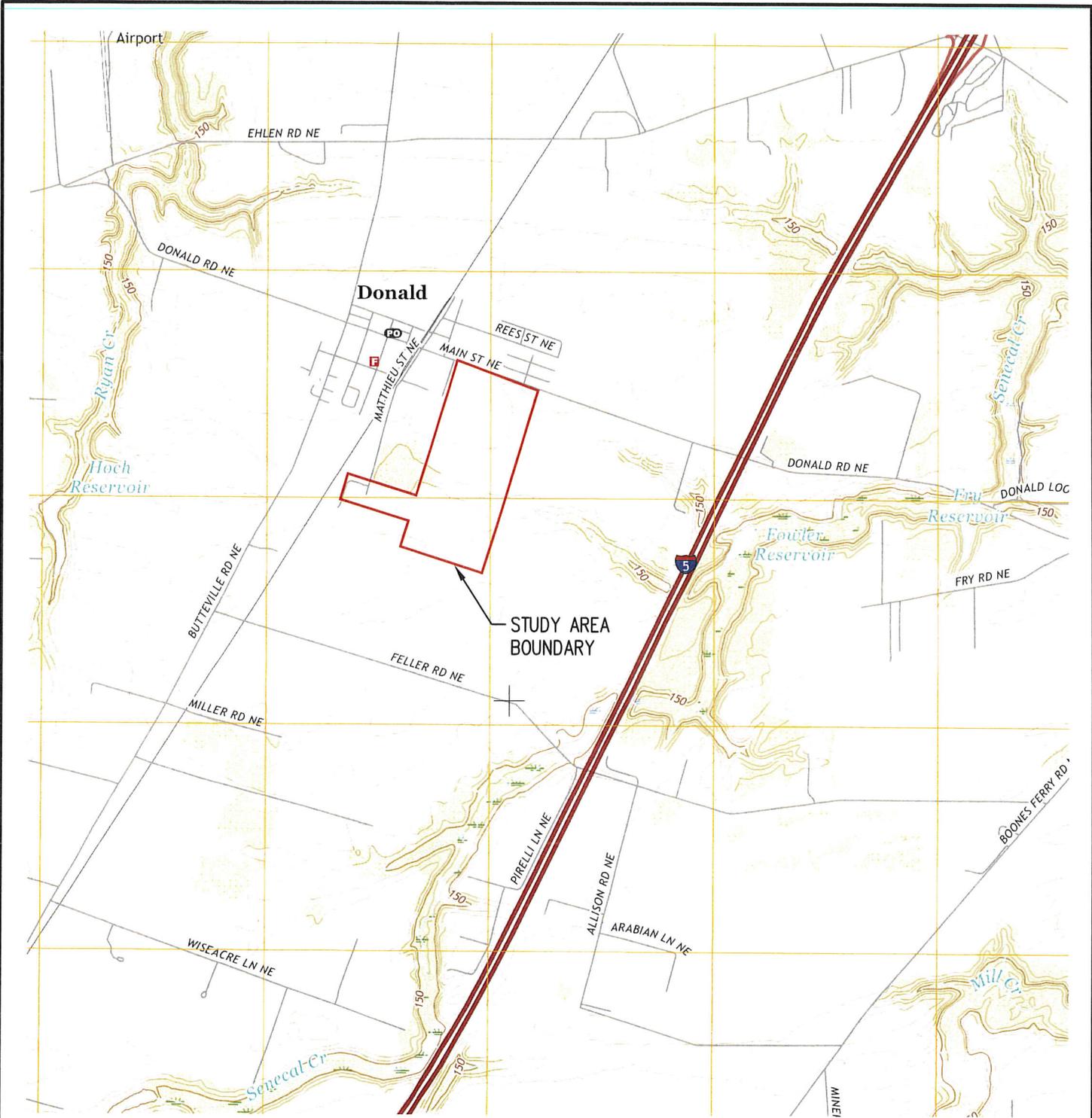
Wetland/Waters Present?  Yes  No Study Area size: 8.48 acres Total Wetland Acreage: None

<b>Check Box Below if Applicable:</b>	<b>Fees:</b>
<input type="checkbox"/> R-F permit application submitted	<input checked="" type="checkbox"/> Fee payment submitted \$ 454
<input type="checkbox"/> Mitigation bank site	<input type="checkbox"/> Fee (\$100) for resubmittal of rejected report
<input type="checkbox"/> Wetland restoration/enhancement project (not mitigation)	<input type="checkbox"/> No fee for request for reissuance of an expired report
<input type="checkbox"/> Industrial Land Certification Program Site	
<input type="checkbox"/> Reissuance of a recently expired delineation	
Previous DSL # _____ Expiration date _____	
<b>Other Information:</b>	Y N
Has previous delineation/application been made on parcel?	<input type="checkbox"/> <input checked="" type="checkbox"/> If known, previous DSL # _____
Does LWI, if any, show wetland or waters on parcel?	<input type="checkbox"/> <input checked="" type="checkbox"/>

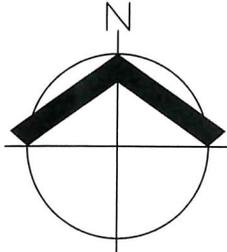
**For Office Use Only**

DSL Reviewer: <u>DE</u>	Fee Paid Date: <u>5 / 13 / 19</u>	DSL WD # <u>2019-0278</u>
Date Delineation Received: <u>5 / 13 / 19</u>	DSL Project # _____	DSL Site # _____
Scanned: <input type="checkbox"/> Final Scan: <input type="checkbox"/>	DSL WN # _____	DSL App. # _____

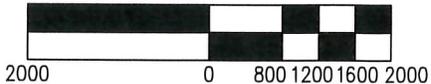
P#78172



USGS 7.5' TOPOGRAPHIC SERIES  
 QUADRANGLE: WOODBURN, OR (2017)



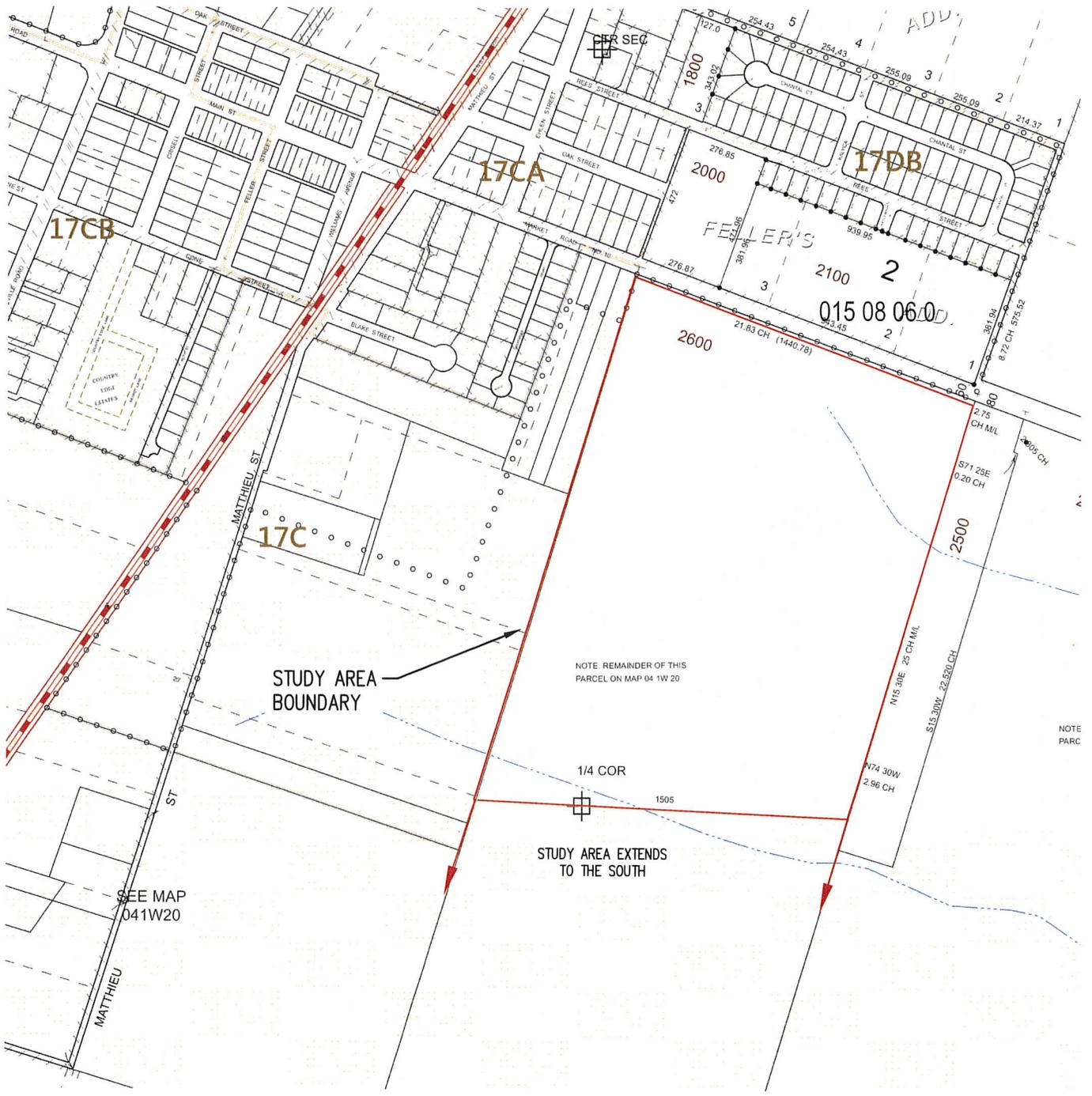
SCALE: 1" = 2000 FEET



DATE: 04/02/2019

<b>USGS VICINITY MAP</b>		<b>FIGURE 1</b>
<b>HARVEST GARDENS WETLAND DETERMINATION REPORT</b>		
AKS ENGINEERING & FORESTRY, LLC 12965 SW HERMAN RD SUITE 100 TUALATIN, OR 97062 www.aks-eng.com PHONE: 503.563.6151 FAX: 503.563.6152		DRWN: SAS CHKD: SAR AKS JOB: 6732





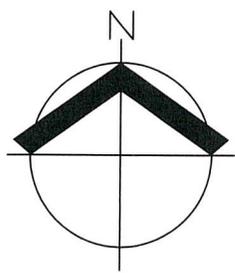
STUDY AREA  
BOUNDARY

NOTE REMAINDER OF THIS  
PARCEL ON MAP 04 1W 20

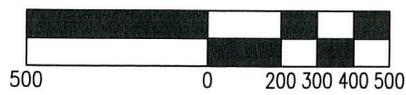
1/4 COR

STUDY AREA EXTENDS  
TO THE SOUTH

NOTE  
PARC



SCALE: 1" = 500 FEET



MARION COUNTY  
PORTION OF TAX LOT 2600  
MAP 04 1W 17

DATE: 04/02/2019

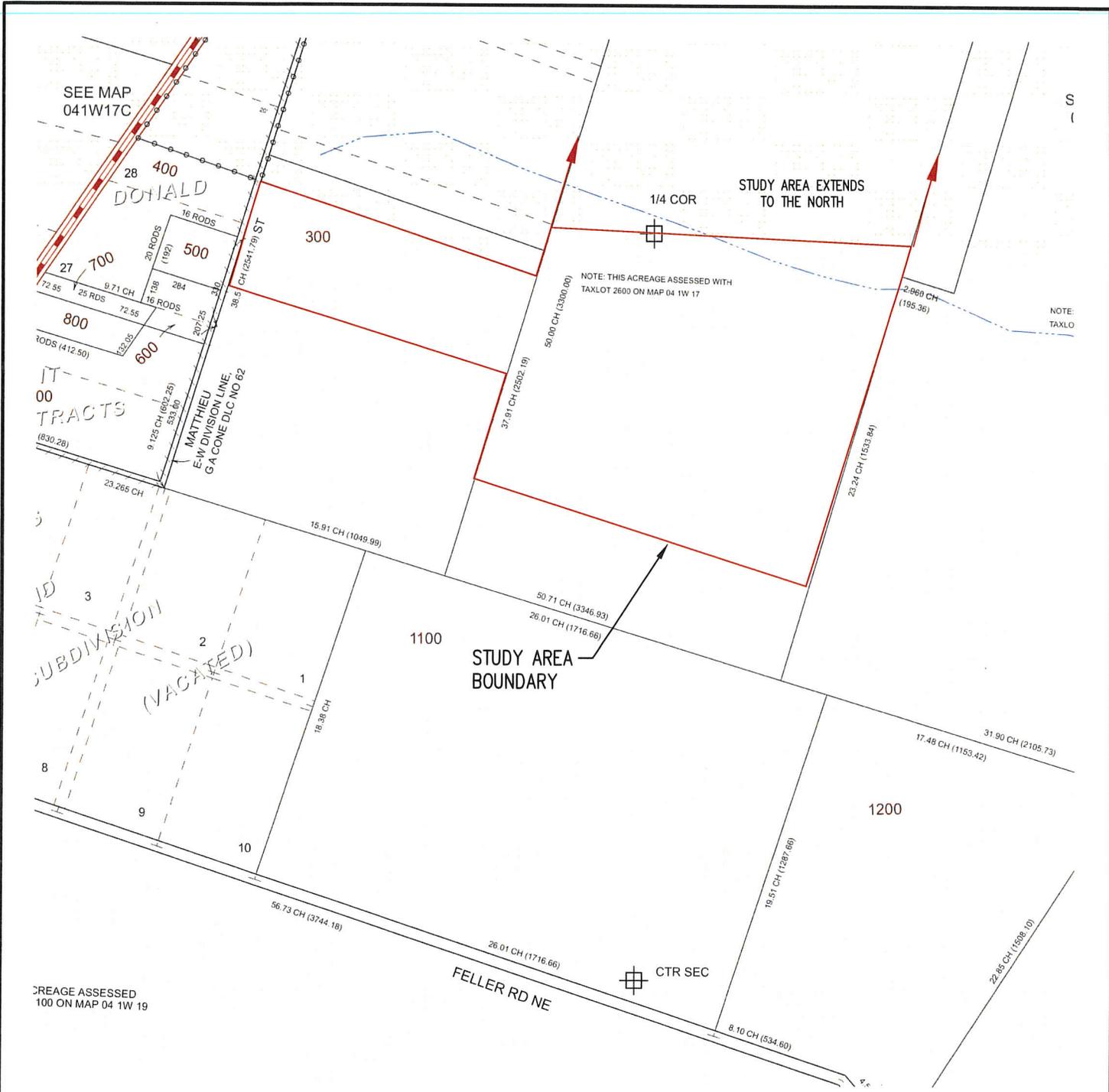
**TAX MAP (MAP 04 1W 17)**  
**HARVEST GARDENS WETLAND DETERMINATION REPORT**

FIGURE  
**2A**

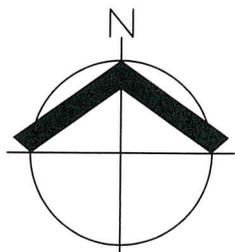
AKS ENGINEERING & FORESTRY, LLC  
12965 SW HERMAN RD SUITE 100  
TUALATIN, OR 97062 www.aks-eng.com  
PHONE: 503.563.6151 FAX: 503.563.6152



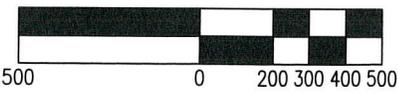
DRWN: SAS  
CHKD: SAR  
AKS JOB:  
6732



MARION COUNTY  
 PORTIONS OF TAX LOT 300  
 AND 2600  
 TAX MAP 04 1W 20



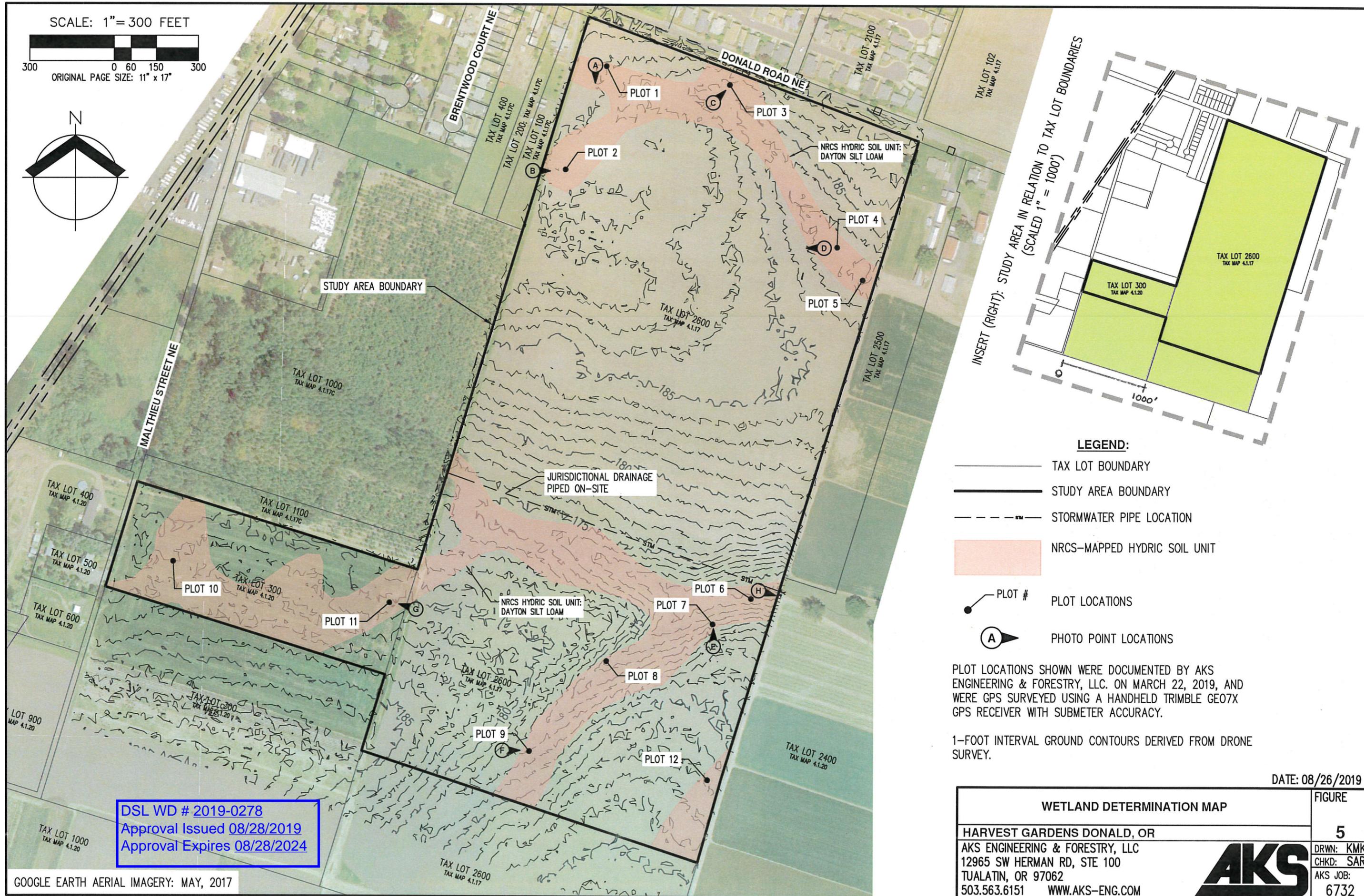
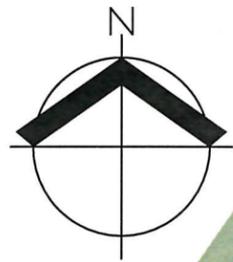
SCALE: 1" = 500 FEET



DATE: 04/02/2019

<b>TAX MAP (MAP 04 1W 20)</b>		<b>FIGURE 2B</b>
<b>HARVEST GARDENS WETLAND DETERMINATION REPORT</b>		
AKS ENGINEERING & FORESTRY, LLC 12965 SW HERMAN RD SUITE 100 TUALATIN, OR 97062 www.aks-eng.com PHONE: 503.563.6151 FAX: 503.563.6152		DRWN: SAS CHKD: SAR AKS JOB: 6732

SCALE: 1" = 300 FEET



**LEGEND:**

- TAX LOT BOUNDARY
- STUDY AREA BOUNDARY
- STORMWATER PIPE LOCATION
- NRCS-MAPPED HYDRIC SOIL UNIT
- PLOT #
- PHOTO POINT LOCATIONS

PLOT LOCATIONS SHOWN WERE DOCUMENTED BY AKS ENGINEERING & FORESTRY, LLC. ON MARCH 22, 2019, AND WERE GPS SURVEYED USING A HANDHELD TRIMBLE GEO7X GPS RECEIVER WITH SUBMETER ACCURACY.

1-FOOT INTERVAL GROUND CONTOURS DERIVED FROM DRONE SURVEY.

**DSL WD # 2019-0278**  
 Approval Issued 08/28/2019  
 Approval Expires 08/28/2024

DATE: 08/26/2019

WETLAND DETERMINATION MAP		FIGURE
HARVEST GARDENS DONALD, OR		5
AKS ENGINEERING & FORESTRY, LLC 12965 SW HERMAN RD, STE 100 TUALATIN, OR 97062 503.563.6151 WWW.AKS-ENG.COM		DRWN: KMK CHKD: SAR AKS JOB: 6732

