

Wetlands

The Clean Water Act allows the State and Federal governments to regulate development within or near navigable waterways and wetlands. In some situations, local governments have land use and/or shore land development ordinances which add another layer of regulation. Bay Environmental Strategies, Inc. (BAY) can help you negotiate through the many steps in the permitting or determination process, including wetland delineations and wetland mitigation/restorations.

Wetland Delineation

Determining whether or not a wetland is present on a property can be quite difficult. There are many types of wetlands and most people look for the presence of cattails or shallow standing water. However, in most cases, wetlands are much more complex and may be more difficult to distinguish. There are three criteria used in determining the presence or absence of wetlands- hydrology, soil types, and flora or plant communities. In most cases, you will need two of the three criteria to establish a wetland. As part of BAY's comprehensive services, we can assist you with:

- Determining the presence or absence of wetlands
- Marking the boundaries of the wetland
- Wetland Functional Assessments
- Negotiating with the regulatory authorities

Wetland Mitigation & Restoration

There may be situations during land development where wetland avoidance is not practical. Mitigation or restoration of wetlands may be necessary to offset the loss of wetlands in order to continue development. This process involves many steps including: finding suitable land for the mitigation/restoration; a wetland delineation of the property to be developed; and writing an alternatives analysis and mitigation plan. As part of this process, BAY will help you with:

- Finding suitable land for the mitigation/restoration
- Completing permit applications
- Writing an Alternative Analysis and Mitigation/Restoration Plan
- Mitigation/Restoration Plan Implementation
- Negotiating with regulatory authorities

