

October 6, 2022

Keystone Land, LLC Attn: Joe Long 13805 Smokey Point Blvd, #102 Marysville, WA 98271

RE: Critical Area Reconnaissance Report for Olympic Vista, 4128 Sunnyside Blvd, Marysville, WA; Parcel Number: 29050300102200

Wetland Resources, Inc. (WRI) performed a site reconnaissance on December 21, 2021, to locate wetlands and streams on and near the subject property. The site is located at 4138 Sunnyside Boulevard, in the city limits of Marysville, Washington. The Public Land Survey System (PLSS) locator for the subject property is Section 3, Township 29N, Range 5E, W.M. It is situated within the Snohomish Watershed, Water Resources Inventory Area (WRIA) 7.



Figure 1 – Aerial photograph of subject property.

The project site is a 5.46-acre parcel, currently developed with a single-family residence and outbuildings in the eastern portion, with maintained pasture across the remainder. Surrounding

land use is primarily single-family residential with high-density developments to the north, south, and east. Olympic View Park is located adjacent to the west of the site, which borders Ebey Slough and the associated floodplain.

Site topography slopes moderately to the west. On-site vegetation consists of ornamental species around the residence and managed pasture grasses across the rest of the site. Soils underlying the property are very dark brown (10YR 2/2) to very dark grayish brown (10YR 3/2) in the upper layer with a dark brown (10YR 3/3) to dark yellowish brown (10YR 4/4) sublayer. Soils are a gravelly loam throughout the profile and were moist at the surface during our December 2021 investigation, during a period that was wetter than normal. No hydric soil indicators are met on the site.

REVIEW OF EXISTING INFORMATION

Prior to conducting the on-site investigation, public resource information was reviewed to gather background information on the study area and surrounding areas regarding wetlands, streams, and other critical areas.

- <u>United States Fish and Wildlife Service (USFWS) National Wetlands Inventory:</u> (http://www.fws.gov/wetlands/Data/mapper.html)
 The National Wetland Inventory (NWI) identifies a linear riverine feature approximately 300 feet off-site to the west. A large wetland complex is also mapped approximately 300 feet off-site to the west. No other features depicted on or near the subject property.
- <u>WDFW Priority Habitat and Species (PHS) Interactive Map:</u>

(http://wdfw.wa.gov/mapping/phs/)

The Priority Habitats and Species Map maps a wetland complex and associated fish stream approximately 300 feet off-site to the west. The stream is depicted as an Occurrence/Migration priority area for the following species: Fall Chinook (*Oncorhynchus tshawytscha*), Coho (*O. kisutch*), Fall Chum (*O. keta*), Winter Steelhead (*O. mykiss*), Odd-Year Pink (*O. gorbuscha*), and Dolly Varden/ Bull Trout (*Salvelinus malma* and *S. confluentus*).

• <u>WDFW SalmonScape:</u>

(http://apps.wdfw.wa.gov/salmonscape/map.html) SalmonScape identifies a stream approximately 300 feet off-site to the west with presumed presence of Fall Chinook (*Oncorhynchus tshawytscha*), Coho (*O. kisutch*), Fall Chum (*O. keta*), Winter Steelhead (*O. mykiss*), Odd-Year Pink (*O. gorbuscha*), and Dolly Varden/ Bull Trout (Schelinge melwe and S. aufwmtu). Na schen State and S.

- Winter Steelhead (O. mykiss), Odd-Year Pink (O. gorbuscha), and Dolly Varden/ Bull Trout (Salvelinus malma and S. confluentus). No other features are mapped on or near the subject parcel.
- <u>WDNR Forest Practices Application Mapping Tool (FPAMT):</u> (https://fortress.wa.gov/dnr/protectiongis/fpamt/index.html#) FPAMT maps a Type N stream approximately 300 feet off-site to the west. No other features are mapped on or near the subject site.

- <u>City of Marysville Critical Areas Interactive Mapper</u> (<u>https://marysvillewa.maps.arcgis.com/apps/webappviewer</u>) This resource does not map any wetlands or streams on the site. A Category I wetland is shown approximately 150 feet off-site to the west. Additionally, a Category III wetland is mapped approximately 400 feet off-site to the east. The Ebey Slough floodplain is mapped approximately 300 feet off-site to the west. No other features are depicted on or near the subject property.
- <u>USDA/Natural Resources Conservation Service (NRCS) Web Soil Survey:</u> (http://websoilsurvey.nrcs.usda.gov/app/)
 The Web Soil Survey identifies the soils underlying the site as Tokul gravelly medial loam, 0 to 8 and 8 to 15 percent slopes. Tokul is not rated as a hydric soil.

METHODOLOGY

Wetland areas were determined using the routine determination approach described in the <u>Corps</u> <u>of Engineers Wetlands Delineation Manual</u> (Environmental Laboratory 1987) and the <u>Regional</u> <u>Supplement to the Corps of Engineers Wetland Delineation Manual: Western Mountains, Valleys, and Coast Region (Version 2.0)</u> (U.S. Army Corps of Engineers 2010) as required by Marysville Municipal Code (MMC) 22E.010.060. Under the routine methodology, the process for making a wetland determination is based on three steps:

- 1.) Examination of the site for hydrophytic vegetation (species present and percent cover);
- 2.) Examination of the site for hydric soils;
- 3.) Determining the presence of wetland hydrology

The presence of the ordinary high water marks (OHWM) of streams was determined using the methodology described in *Determining the Ordinary High Water Mark for Shoreline Management Act Compliance in Washington State* (Anderson et. al. 2016). Streams are classified according to the water typing system provided in the Washington Administrative Code (WAC), section 222-16-030, and MMC 22E.010.210.

FINDINGS

Based on our examination of the site, no critical areas or buffers are located on the subject property. Wetlands located within Olympic View Park adjacent to the west of the site were mitigated as part of the City's development of the park, so buffers do not extend onto the subject property from those wetlands. No other wetlands or streams are located close enough to cast buffers onto the site.

USE OF THIS REPORT

This Critical Area Reconnaissance Report is supplied to Keystone Land, LLC, as a means of determining the presence of on-site and adjacent critical areas, as required by the City of Marysville. This report is based largely on readily observable conditions and, to a lesser extent, on readily ascertainable conditions. No attempt has been made to determine hidden or concealed conditions.

The laws applicable to critical areas are subject to varying interpretations and may be changed at any time by the courts or legislative bodies. This report is intended to provide information deemed relevant in the applicant's attempt to comply with the laws now in effect.

This report conforms to the standard of care employed by wetland ecologists. No other representation or warranty is made concerning the work or this report and any implied representation or warranty is disclaimed.

Wetland Resources, Inc.

John Laufenberg, PWS Principal Ecologist

Attachments: Wetland Determination Data Forms Critical Area Reconnaissance Map

WETLAND DETERMINATION DATA FORM – Western Mountains, Valleys, and Coast Region

Project/Site: Olympic Vista	City/Co	ounty: Marysville	5	Sampling Date: 12/21/21		
Applicant/Owner: Keystone Land LLC		State:	NA s	Sampling Point: S1		
Investigator(s): JL		Section, Township, Rai	nge: <u>S3, T29N,</u>	R5E W.M.		
Landform (hillslope, terrace, etc.): Depression	Local	relief (concave, convex, no		Slope (%): <5		
Subregion (LRR): LRR-A	Lat: 48.033854	1 Long: <u>-12</u>	2.148680	Datum: WGS84		
Soil Map Unit Name: Tokul gravelly medial loam, 0 to 8 percent slopes NWI classification: None						
Are climatic / hydrologic conditions on the site typical for this time of year? Yes No (If no, explain in Remarks.) Are Vegetation, Soil, or Hydrology significantly disturbed? Are "Normal Circumstances" present? Yes No (If needed, explain any answers in Remarks.) SUMMARY OF FINDINGS – Attach site map showing sampling point locations, transects, important features, etc.						
Hydrophytic Vegetation Present?YesHydric Soil Present?YesWetland Hydrology Present?Yes		Is the Sampled Area	Yes No			
Remarks: Climatic conditions prior to site visit we	re "Wetter Than Norma	Il" prior to site visit.				
-						

VEGETATION – Use scientific names of plants.

Tree Stratum (Plot size: 5m radius	Absolute			Dominance Test worksheet:		
1. None	-	Species		Number of Dominant Species	1	<i></i>
	0			That Are OBL, FACW, or FAC	: 1	(A)
2				Total Number of Dominant		
3				Species Across All Strata:	1	(B)
4		·		Percent of Dominant Species		
	0	= Total C	Cover	That Are OBL, FACW, or FAC	100%	(A/B)
Sapling/Shrub Stratum (Plot size: 3m radius						
1. None		·		Prevalence Index worksheet		
2				Total % Cover of:		
3				OBL species	x 1 = <u>0</u>	_
4				FACW species	x 2 = 0	
5				FAC species	x 3 = 0	
	0	= Total C	Cover	FACU species	x 4 = 0	
Herb Stratum (Plot size: 1m radius					x 5 = 0	
1. Agrostis Sp.	100	Y	FAC*	Column Totals: 0		
2						_ (2)
3				Prevalence Index = B/A	=	
4				Hydrophytic Vegetation India	cators:	
5				Rapid Test for Hydrophytic	Vegetation	
6				✓ Dominance Test is >50%		
7				\square Prevalence Index is $\leq 3.0^{1}$		
				Morphological Adaptations	¹ (Provide suppor	tina
8				data in Remarks or on		
9				Wetland Non-Vascular Pla	nts ¹	
10				Problematic Hydrophytic V	egetation ¹ (Expla	in)
11	400	·		¹ Indicators of hydric soil and w		
Weady Vine Stratum (Distainer 1m radius	100	= Total C	Cover	be present, unless disturbed of		
Woody Vine Stratum (Plot size: 1m radius	0					
1. None	0	·		Hydrophytic		
2		·		Vegetation		
% Dans Original in Hart Otration 0	0	= Total C	Cover	Present? Yes	No	
% Bare Ground in Herb Stratum 0						
Remarks:						
*Agrostis species in the maintained lawn is cor	servative	ly assum	ned as fac	cultative.		

SOIL

Depth	Matrix			cument the indicator edox Features		n the absen	ce of indicators.)
(inches)	Color (moist)	%	Color (moist)	<u>%</u> Type ¹	Loc ²	Texture	Remarks
0-5	10YR 3/2	100				sil	Dry
5-18	10YR 3/4	100	· · · · · · · · · · · · · · · · · · ·			grl	Dry
10						<u>911</u>	
vpe: C=C	Concentration, D=De	pletion, R	M=Reduced Matrix	, CS=Covered or Coat	ed Sand G	rains. ² l	
	I Indicators: (Appli						ators for Problematic Hydric Soils ³ :
Histoso	l (A1)		Sandy Redo	x (S5)		2	cm Muck (A10)
-	pipedon (A2)		Stripped Mat				ed Parent Material (TF2)
5	listic (A3)			y Mineral (F1) (except	t MLRA 1)		ery Shallow Dark Surface (TF12)
	en Sulfide (A4)	(ed Matrix (F2)		0	ther (Explain in Remarks)
	ed Below Dark Surfac	ce (A11)				³ India	ators of hydrophytic vocatation and
	ark Surface (A12) Mucky Mineral (S1)		Redox Dark	rk Surface (F6)			ators of hydrophytic vegetation and tland hydrology must be present,
	Gleyed Matrix (S4)			, ,			less disturbed or problematic.
	Layer (if present):						
Type:							
Type: Depth (ir	nches):					Hydric S	oil Present? Yes No
Depth (ir	nches):					Hydric S	oil Present? Yes No 🖌
	nches):					Hydric S	oil Present? Yes No 🖌
Depth (ir	nches):					Hydric S	oil Present? Yes No 🖌
Depth (ir	nches):					Hydric S	oil Present? Yes No 🖌
Depth (ir emarks:						Hydric S	oil Present? Yes No 🖌
Depth (ir emarks:	DGY					Hydric S	oil Present? Yes No 🖌
Depth (ir emarks: DROLC etland Hy	DGY ydrology Indicators						
Depth (ir emarks: DROLC etland Hy imary Ind	DGY ydrology Indicators licators (minimum of		red; check all that a			<u>Se</u>	condary Indicators (2 or more required)
Depth (ir emarks: DROLC etland Hy imary Ind Surface	DGY ydrology Indicators licators (minimum of 2 Water (A1)		red; check all that a	Stained Leaves (B9) (e	xcept ML	<u>Se</u>	condary Indicators (2 or more required) Water-Stained Leaves (B9) (MLRA 1, 2
Depth (ir emarks: DROLC etland Hy imary Ind] Surface] High Wa	DGY ydrology Indicators licators (minimum of e Water (A1) ater Table (A2)		red; check all that a	Stained Leaves (B9) (e , 4A, and 4B)	xcept ML	<u>Se</u> RA	condary Indicators (2 or more required) Water-Stained Leaves (B9) (MLRA 1, 2 4A, and 4B)
Depth (ir emarks: DROLC etland Hy imary Ind Surface High Wa Saturati	DGY ydrology Indicators licators (minimum of e Water (A1) ater Table (A2) ion (A3)		r <u>ed; check all that a</u> Water-S 1, 2 Salt Cru	Stained Leaves (B9) (e , 4A, and 4B) ust (B11)	xcept ML	<u>Se</u> RA	condary Indicators (2 or more required) Water-Stained Leaves (B9) (MLRA 1, 2 4A, and 4B) Drainage Patterns (B10)
Depth (ir emarks: DROLC etland Hy imary Ind Surface High Wa Saturati Saturati	DGY ydrology Indicators licators (minimum of e Water (A1) ater Table (A2) ion (A3) Marks (B1)		red; check all that a Water-S 1, 2 Salt Cru Aquatic	Stained Leaves (B9) (e , 4A, and 4B) ust (B11) Invertebrates (B13)	xcept ML	<u>Se</u> RA	condary Indicators (2 or more required) Water-Stained Leaves (B9) (MLRA 1, 2 4A, and 4B) Drainage Patterns (B10) Dry-Season Water Table (C2)
Depth (ir emarks: DROLC etland Hy imary Ind Surface High Wa Saturati Saturati Water M Sedime	DGY ydrology Indicators licators (minimum of e Water (A1) ater Table (A2) ion (A3) Marks (B1) ent Deposits (B2)		red; check all that a Water-S 1, 2 Salt Cru Aquatic Hydrog	Stained Leaves (B9) (e , 4A, and 4B) ust (B11) Invertebrates (B13) en Sulfide Odor (C1)			condary Indicators (2 or more required) Water-Stained Leaves (B9) (MLRA 1, 2 4A, and 4B) Drainage Patterns (B10) Dry-Season Water Table (C2) Saturation Visible on Aerial Imagery (CS
Depth (ir emarks: DROLC etland Hy imary Ind Surface High Wa Saturati Saturati Water M Sedime Drift De	DGY ydrology Indicators licators (minimum of e Water (A1) ater Table (A2) ion (A3) Marks (B1) ont Deposits (B2) eposits (B3)		red; check all that a Water-S 1, 2 Salt Cru Aquatic Hydrog Oxidize	Stained Leaves (B9) (e , 4A, and 4B) ust (B11) Invertebrates (B13) en Sulfide Odor (C1) d Rhizospheres along	Living Roo		condary Indicators (2 or more required) Water-Stained Leaves (B9) (MLRA 1, 2, 4A, and 4B) Drainage Patterns (B10) Dry-Season Water Table (C2) Saturation Visible on Aerial Imagery (C9 Geomorphic Position (D2)
Depth (ir Depth (ir emarks: DROLC etland Hy imary Ind Surface High Wa Saturati Saturati Water M Sedime Drift De Algal M	DGY ydrology Indicators licators (minimum of e Water (A1) ater Table (A2) ion (A3) Marks (B1) ent Deposits (B2) eposits (B3) at or Crust (B4)		red; check all that a Water-S 1, 2 Salt Cru Aquatic Hydrog Oxidize Presend	Stained Leaves (B9) (e , 4A, and 4B) ust (B11) Invertebrates (B13) en Sulfide Odor (C1) d Rhizospheres along ce of Reduced Iron (C4	Living Roo 4)	<u>Se</u> RA □ □	condary Indicators (2 or more required) Water-Stained Leaves (B9) (MLRA 1, 2, 4A, and 4B) Drainage Patterns (B10) Dry-Season Water Table (C2) Saturation Visible on Aerial Imagery (C9 Geomorphic Position (D2) Shallow Aquitard (D3)
Depth (ir emarks: DROLC etland Hy imary Ind Surface High Wa Saturati Saturati Water M Sedime Drift De Algal Ma Iron De	DGY ydrology Indicators licators (minimum of e Water (A1) ater Table (A2) ion (A3) Marks (B1) ent Deposits (B2) eposits (B3) at or Crust (B4) posits (B5)		red; check all that a Water-S 1, 2 Salt Cru Aquatic Hydrog Oxidize Present Recent	Stained Leaves (B9) (e , 4A, and 4B) ust (B11) Invertebrates (B13) en Sulfide Odor (C1) d Rhizospheres along ce of Reduced Iron (C4 Iron Reduction in Tille	Living Roo 4) d Soils (C6	Se RA □ □ □ □ □ □ □ □ □	condary Indicators (2 or more required) Water-Stained Leaves (B9) (MLRA 1, 2 4A, and 4B) Drainage Patterns (B10) Dry-Season Water Table (C2) Saturation Visible on Aerial Imagery (C9 Geomorphic Position (D2) Shallow Aquitard (D3) FAC-Neutral Test (D5)
Depth (ir emarks: DROLC etland Hy imary Ind Surface High Wa Saturati Water M Sedime Drift De Algal Ma Iron De Surface	DGY ydrology Indicators licators (minimum of e Water (A1) ater Table (A2) ion (A3) Marks (B1) ent Deposits (B2) eposits (B3) at or Crust (B4) posits (B5) e Soil Cracks (B6)	: one requi	red; check all that a Water-S 1, 2 Salt Cru Aquatic Hydrog Oxidize Present Stunted	Stained Leaves (B9) (e , 4A, and 4B) ust (B11) Invertebrates (B13) en Sulfide Odor (C1) d Rhizospheres along ce of Reduced Iron (C4 Iron Reduction in Tille I or Stressed Plants (D	Living Roo 4) d Soils (C6	Se RA □ □ □ □ □ □ □ □ □	condary Indicators (2 or more required) Water-Stained Leaves (B9) (MLRA 1, 2 4A, and 4B) Drainage Patterns (B10) Dry-Season Water Table (C2) Saturation Visible on Aerial Imagery (CS Geomorphic Position (D2) Shallow Aquitard (D3) FAC-Neutral Test (D5) Raised Ant Mounds (D6) (LRR A)
Depth (ir marks: DROLC etland Hy imary Ind Surface High Wa Saturati Water M Sedime Drift De Algal M Iron De Surface Inundat	DGY ydrology Indicators licators (minimum of e Water (A1) ater Table (A2) ion (A3) Marks (B1) ent Deposits (B2) eposits (B3) at or Crust (B4) posits (B5) e Soil Cracks (B6) ion Visible on Aerial	s: one requir	red; check all that a Water-S 1, 2 Salt Cru Aquatic Hydrog Oxidize Present Recent Stuntec B7) Other (l	Stained Leaves (B9) (e , 4A, and 4B) ust (B11) Invertebrates (B13) en Sulfide Odor (C1) d Rhizospheres along ce of Reduced Iron (C4 Iron Reduction in Tille	Living Roo 4) d Soils (C6	Se RA □ □ □ □ □ □ □ □ □	condary Indicators (2 or more required) Water-Stained Leaves (B9) (MLRA 1, 2 4A, and 4B) Drainage Patterns (B10) Dry-Season Water Table (C2) Saturation Visible on Aerial Imagery (C9 Geomorphic Position (D2) Shallow Aquitard (D3) FAC-Neutral Test (D5)
Depth (ir Depth (ir emarks: DROLC etland Hy imary Ind Surface High Wa Saturati Water M Saturati Uvater M Sedime Drift De Algal Ma Iron De Surface Inundat Sparsel	DGY ydrology Indicators licators (minimum of e Water (A1) ater Table (A2) ion (A3) Marks (B1) mt Deposits (B2) eposits (B3) at or Crust (B4) posits (B5) e Soil Cracks (B6) ion Visible on Aerial ly Vegetated Concav	s: one requir	red; check all that a Water-S 1, 2 Salt Cru Aquatic Hydrog Oxidize Present Recent Stuntec B7) Other (l	Stained Leaves (B9) (e , 4A, and 4B) ust (B11) Invertebrates (B13) en Sulfide Odor (C1) d Rhizospheres along ce of Reduced Iron (C4 Iron Reduction in Tille I or Stressed Plants (D	Living Roo 4) d Soils (C6	Se RA □ □ □ □ □ □ □ □ □	condary Indicators (2 or more required) Water-Stained Leaves (B9) (MLRA 1, 2 4A, and 4B) Drainage Patterns (B10) Dry-Season Water Table (C2) Saturation Visible on Aerial Imagery (CS Geomorphic Position (D2) Shallow Aquitard (D3) FAC-Neutral Test (D5) Raised Ant Mounds (D6) (LRR A)
Depth (ir Depth (ir emarks: DROLC etland Hy imary Ind Surface High Wa Saturati Water M Sedime Drift De Drift De Algal Ma Iron De Surface Inundat Sparsel eld Obse	DGY ydrology Indicators licators (minimum of e Water (A1) ater Table (A2) ion (A3) Marks (B1) ent Deposits (B2) posits (B3) at or Crust (B4) posits (B5) e Soil Cracks (B6) ion Visible on Aerial ly Vegetated Concav rrvations:	s: one requir one requir ne surface	red; check all that a Water-S 1, 2 Salt Cru Aquatic Hydrog Oxidize Presen Recent Stuntec B7) Other (I (B8)	Stained Leaves (B9) (e , 4A , and 4B) ust (B11) Invertebrates (B13) en Sulfide Odor (C1) d Rhizospheres along ce of Reduced Iron (C4 Iron Reduction in Tille I or Stressed Plants (D Explain in Remarks)	Living Roo 4) d Soils (C6	Se RA □ □ □ □ □ □ □ □ □	condary Indicators (2 or more required) Water-Stained Leaves (B9) (MLRA 1, 2 4A, and 4B) Drainage Patterns (B10) Dry-Season Water Table (C2) Saturation Visible on Aerial Imagery (CS Geomorphic Position (D2) Shallow Aquitard (D3) FAC-Neutral Test (D5) Raised Ant Mounds (D6) (LRR A)
Depth (ir Depth (ir emarks: DROLO etland Hy imary Ind Surface High Wa Saturati Water M Sedime Drift De Algal Ma Iron De Algal Ma Iron De Surface Inundat Sparsel eld Obse urface Wa	DGY ydrology Indicators licators (minimum of e Water (A1) ater Table (A2) ion (A3) Marks (B1) ent Deposits (B2) eposits (B3) at or Crust (B4) posits (B5) e Soil Cracks (B6) ion Visible on Aerial by Vegetated Concav rvations: ater Present?	Imagery (ve Surface	red; check all that a Water-S 1, 2 Salt Cru Aquatic Hydrog Oxidize Present Recent Stuntec B7) Other (I (B8)	Stained Leaves (B9) (e , 4A, and 4B) ust (B11) Invertebrates (B13) en Sulfide Odor (C1) d Rhizospheres along ce of Reduced Iron (C4 Iron Reduction in Tille I or Stressed Plants (D	Living Roo 4) d Soils (C6	Se RA □ □ □ □ □ □ □ □ □	condary Indicators (2 or more required) Water-Stained Leaves (B9) (MLRA 1, 2 4A, and 4B) Drainage Patterns (B10) Dry-Season Water Table (C2) Saturation Visible on Aerial Imagery (CS Geomorphic Position (D2) Shallow Aquitard (D3) FAC-Neutral Test (D5) Raised Ant Mounds (D6) (LRR A)

(includes capillary fringe) Describe Recorded Data (stream gauge, monitoring well, aerial photos, previous inspections), if available:

Remarks:

WETLAND DETERMINATION DATA FORM – Western Mountains, Valleys, and Coast Region

Project/Site: Olympic Vista	City/County: Mary	vsville	Sampling Date: 12/21/21		
Applicant/Owner: Keystone Land LLC		State: WA	Sampling Point: S2		
Investigator(s): <u>JL</u>	Section	n, Township, Range: <u>S3, T</u> 2	29N, R5E W.M.		
Landform (hillslope, terrace, etc.): Hillslope		ave, convex, none): <u>None</u>			
Subregion (LRR): LRR-A	Lat: 48.033854	Long: <u>-122.148680</u>	Datum: WGS84		
Soil Map Unit Name: _ Tokul gravelly medial loam, 0 to a	8 percent slopes	NWI classifi	cation: None		
Are climatic / hydrologic conditions on the site typical for this time of year? Yes No (If no, explain in Remarks.) Are Vegetation , Soil , or Hydrology significantly disturbed? Are Vegetation , Soil , or Hydrology naturally problematic? SUMMARY OF FINDINGS – Attach site map showing sampling point locations, transects, important features, et					
Hydrophytic Vegetation Present? Yes Vo Hydric Soil Present? Yes No Wetland Hydrology Present? Yes No Remarks: Climatic conditions prior to site visit were "We	within a Wo	etland? Yes	No		
-	-				

VEGETATION – Use scientific names of plants.

	Absolute	Dominant	Indicator	Dominance Test worksheet:	
Tree Stratum (Plot size: 5m radius		Species?	Status	Number of Dominant Species	
1. None	0			That Are OBL, FACW, or FAC: 2 (A)	ļ
2				Total Number of Dominant	ļ
3				Species Across All Strata: 2 (B)	ļ
4					
	0	= Total C	over	Percent of Dominant Species That Are OBL, FACW, or FAC: 100 (A/B	3)
Sapling/Shrub Stratum (Plot size: 3m radius					,
1. None	0			Prevalence Index worksheet:	
2				Total % Cover of: Multiply by:	
3				OBL species x 1 = _0	
4				FACW species x 2 = _0	
5				FAC species x 3 =	
	0	= Total C	over	FACU species x 4 = _0	ļ
Herb Stratum (Plot size: 1m radius				UPL species x 5 =	
1. Agrostis capillaris	60	Y	FAC	Column Totals: 0 (A) 0 (B	3)
2. Poa pratensis	30	Y	FAC		'
3. Cirsium arvense	10	Ν	FAC	Prevalence Index = B/A =	ļ
4				Hydrophytic Vegetation Indicators:	
5				Rapid Test for Hydrophytic Vegetation	ļ
6				✓ Dominance Test is >50%	
7				Prevalence Index is ≤3.0 ¹	
8.				Morphological Adaptations ¹ (Provide supporting	
9				data in Remarks or on a separate sheet)	
10				Wetland Non-Vascular Plants ¹	
				Problematic Hydrophytic Vegetation ¹ (Explain)	ļ
11	100	= Total C		¹ Indicators of hydric soil and wetland hydrology must	
Woody Vine Stratum (Plot size: 1m radius	100		over	be present, unless disturbed or problematic.	
1. None	0				
				Hydrophytic	
2	0	= Total C		Vegetation Present? Yes	
% Bare Ground in Herb Stratum 0	<u> </u>	- 10(a) C	0.00		
Remarks:				1	
*Maintained Pasture					

SOIL

Depth	Matrix		Red	lox Features			
nches)	Color (moist)	%	Color (moist)	<u>%</u> Тур	e ¹ Loc ²	Texture	Remarks
-4	10YR 3/2	100				grl	Dry
-12	10YR 3/3	100				grl	Dry
2-18	10YR 4/4	100				grl	Dry
	Concentration, D=De			erwise noted.)	Coated Sand C	Indicat	ocation: PL=Pore Lining, M=Matrix. tors for Problematic Hydric Soils ³ : m Muck (A10)
	Epipedon (A2)		Stripped Matrix				d Parent Material (TF2)
	listic (A3)			Mineral (F1) (exc	cept MLRA 1	=	ry Shallow Dark Surface (TF12)
	en Sulfide (A4)		Loamy Gleyed				ner (Explain in Remarks)
- ·	ed Below Dark Surfac	ce (A11)	Depleted Matri	()			
-	Dark Surface (A12)		Redox Dark Su	. ,			tors of hydrophytic vegetation and
	Mucky Mineral (S1)		Depleted Dark				land hydrology must be present,
	Gleyed Matrix (S4)		Redox Depres	sions (F8)		unle	ess disturbed or problematic.
	e Layer (if present):						
Type:							
Depth (i	inches):		<u> </u>			Hydric So	il Present? Yes No 🖌
emarks:						•	
DROLO	OGY						
etland H	ydrology Indicators	:					
rimary Inc	dicators (minimum of	one require	ed; check all that app	oly)		Sec	ondary Indicators (2 or more required)
Surface	e Water (A1)		Water-Sta	ained Leaves (B9) (except ML	RA 🔲	Water-Stained Leaves (B9) (MLRA 1, 2
High W	/ater Table (A2)		1, 2, 4	4A, and 4B)			4A, and 4B)
Saturat	tion (A3)		Salt Crus	t (B11)			Drainage Patterns (B10)
	Marks (B1)			nvertebrates (B13	3)		Dry-Season Water Table (C2)
-	ent Deposits (B2)			n Sulfide Odor (C			Saturation Visible on Aerial Imagery (C
	eposits (B3)			Rhizospheres al			Geomorphic Position (D2)
					5 5 5		,
	lat or Crust (B4)		Presence	 of Reduced Iron 	ı (C4)		Shallow Aguitard (D3)
Algal M	lat or Crust (B4) posits (B5)			of Reduced Iron on Reduction in [−]	()		Shallow Aquitard (D3) FAC-Neutral Test (D5)
Algal M	eposits (B5)		Recent In	on Reduction in T	Tilled Soils (C	6) 🗌 I	FAC-Neutral Test (D5)
Algal M Iron De Surface	eposits (B5) e Soil Cracks (B6)	Imagerv (B	Recent Ird	on Reduction in T or Stressed Plants	Tilled Soils (C s (D1) (LRR A		FAC-Neutral Test (D5) Raised Ant Mounds (D6) (LRR A)
Algal M Iron De Surface	eposits (B5)		 Recent In Stunted o Other (Ex 	on Reduction in T	Tilled Soils (C s (D1) (LRR A		FAC-Neutral Test (D5)

Field Observations: Surface Water Present?

Water Table Present?

(includes capillary fringe)

Saturation Present?

Remarks:

Yes No

No 🖌

No 🖌

Yes

Yes

Depth (inches):

Depth (inches):

Depth (inches):

Describe Recorded Data (stream gauge, monitoring well, aerial photos, previous inspections), if available:

Wetland Hydrology Present? Yes No

WETLAND DETERMINATION DATA FORM – Western Mountains, Valleys, and Coast Region

Project/Site: Olympic Vista	City/County: M	arysville	Sampling Date: 12/21/21			
Applicant/Owner: Keystone Land LLC		State: WA	Sampling Point: S3			
Investigator(s): <u>JL</u>	Sec	tion, Township, Range: <u>S3, T</u>	29N, R5E W.M.			
Landform (hillslope, terrace, etc.): Hillslope	Local relief (co	oncave, convex, none): <u>None</u>	Slope (%): <u>5</u> %			
Subregion (LRR): LRR-A La	t: 48.033854	Long: <u>-122.148680</u>	Datum: WGS84			
Soil Map Unit Name: Tokul gravelly medial loam, 0 to 8 perce	ent slopes					
Are climatic / hydrologic conditions on the site typical for this time of year? Yes No (If no, explain in Remarks.) Are Vegetation , Soil , or Hydrology significantly disturbed? Are Vegetation , Soil , or Hydrology naturally problematic? SUMMARY OF FINDINGS – Attach site map showing sampling point locations, transects, important features, et						
Hydrophytic Vegetation Present?YesNoHydric Soil Present?YesNoVWetland Hydrology Present?YesNoV		ampled Area Wetland? Yes	No			
Remarks: Climatic conditions prior to site visit were "Wetter T	han Normal" prior	to site visit.				

VEGETATION – Use scientific names of plants.

Tree Stratum (Plot size: 5m radius	Absolute			Dominance Test worksheet:	
		Species?	Status	Number of Dominant Species	
1. None	0			That Are OBL, FACW, or FAC: _1(A	A)
2				Total Number of Dominant	
3				Species Across All Strata: 1 (E	3)
4				(-	- /
	0	= Total C		Percent of Dominant Species	
Sapling/Shrub Stratum (Plot size: 3m radius	<u> </u>	- 10tal C	over	That Are OBL, FACW, or FAC: 100 (A	4/B)
 None 	0			Prevalence Index worksheet:	
				Total % Cover of: Multiply by:	
2					
3				OBL species x 1 = 0	
4				FACW species x 2 = _0	
5				FAC species x 3 = _0	
	0	= Total C	over	FACU species x 4 = _0	
Herb Stratum (Plot size: 1m radius				UPL species x 5 = _0	
1. Agrostis capillaris	90	Y	FAC	Column Totals: 0 (A) 0	(B)
2. Poa pratensis	10	Ν	FAC		(_)
3. Ranunculus repens	10	Ν	FAC	Prevalence Index = B/A =	
4				Hydrophytic Vegetation Indicators:	
5				Rapid Test for Hydrophytic Vegetation	
6				✓ Dominance Test is >50%	
7				\square Prevalence Index is $\leq 3.0^1$	
				Morphological Adaptations ¹ (Provide supporting	a
8				data in Remarks or on a separate sheet)	3
9				Wetland Non-Vascular Plants ¹	
10				Problematic Hydrophytic Vegetation ¹ (Explain)	1
11		<u> </u>		¹ Indicators of hydric soil and wetland hydrology mu	
	100	= Total C	over	be present, unless disturbed or problematic.	101
Woody Vine Stratum (Plot size: 1m radius					
1. None	0			Hydrophytic	
2				Vegetation	
	0	= Total C	over	Present? Yes V No	
% Bare Ground in Herb Stratum 0					
Remarks:				•	

SOIL

inches))-5 5-16	Color (moist) 10YR 2/2 10YR 3/3	<u>%</u> 0 100 100	Color (moist)	<u>%</u> Type ¹		<u>Texture</u> grl	<u>Remarks</u> Moist
						9''	molot
-16	10YR 3/3	100					Data
					·	grl	Dry
	oncentration, D=De Indicators: (Appli			CS=Covered or Coa	ted Sand Gra		ocation: PL=Pore Lining, M=Matrix. tors for Problematic Hydric Soils ³ :
Black His Hydroger Depleted Thick Dar Sandy Mi Sandy Gi estrictive L Type:	ipedon (A2)		Sandy Redox (Stripped Matrix Loamy Mucky Loamy Gleyed Depleted Matri Redox Dark Su Depleted Dark Redox Depress	x (S6) Mineral (F1) (excep I Matrix (F2) ix (F3) urface (F6) : Surface (F7)	of MLRA 1)	Red Ven Oth ³ Indica weth unle	cm Muck (A10) ed Parent Material (TF2) ery Shallow Dark Surface (TF12) her (Explain in Remarks) ators of hydrophytic vegetation and tland hydrology must be present, ess disturbed or problematic. bil Present? Yes No ✔
DROLO	GY						
-	drology Indicators						
-	cators (minimum of	one required;					condary Indicators (2 or more required)
	Water (A1)			ained Leaves (B9) (except MLRA	۱	Water-Stained Leaves (B9) (MLRA 1,
I High Wat	ter Table (A2)			4A, and 4B)			4A, and 4B)
	iii (A3)		Salt Crust				Drainage Patterns (B10)
Saturatio			I LAGUATIC In	nvertebrates (B13)			Dry-Season Water Table (C2)
Saturation Water Ma	()			· · · ·			, , ,
Saturation Water Ma Sediment	t Deposits (B2)		Hydrogen	n Sulfide Odor (C1)	Living Dest		Saturation Visible on Aerial Imagery (C
Saturation Water Ma Sediment	()		Hydrogen	· · · ·		s (C3)	, , ,

Surface Soil Cracks (B6)		Stunted or Stressed Plants (D1) (I	.RRA) 📃 Ra	ised Ant Mounds (D6) (LRR A)	
Inundation Visible on Aeria	al Imagery (B7)	Other (Explain in Remarks)	Frc	ost-Heave Hummocks (D7)	
Sparsely Vegetated Conc	ave Surface (B8)				
Field Observations:					
Surface Water Present?	Yes No 🖌	Depth (inches):			
Water Table Present?	Yes No 🖌	Depth (inches):			
Saturation Present? (includes capillary fringe)	Yes No	Depth (inches):	Wetland Hydrology	Present? Yes No	
Describe Recorded Data (stre	eam gauge, monitori	ng well, aerial photos, previous inspec	tions), if available:		
Remarks:					

CRITICAL AREA RECONNAISSANCE MAP OLYMPIC VISTA

PORTION OF SECTION 3, TOWNSHIP 29N, RANGE 5E, W.M.





200



CRITICAL AREA RECONNAISSANCE MAP <u>OLYMPIC VISTA</u> MARYSVILLE, WA

Keystone Land, LLC 13805 Smokey Pt Blvd, #102 Marysville, WA 98271

Sheet 1/1 WRI #: 21382 Drawn by: JL Date: 10.06.2022