

SECTION 10 - HABITAT STUDY

1111 N.E. 232nd Avenue

**WETLAND & FISH & WILDLIFE
HABITAT CONSERVATION AREAS
REPORT**

Camas, Washington



Prepared for:
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July 7, 2014



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WETLAND & HABITAT CONSERVATION AREAS ASSESSMENT

Project:	Weakley Project
Applicant:	Gerrick Weakley
Location:	1111 N.E. 232nd Avenue, Camas, Washington
Legal Description:	NW ¼ of Sec. 27, T02N, R03E, W. M., Clark County
Serial Number(s):	175724-000
Local Jurisdiction:	City of Camas
Study Area Size:	40 acres
Project Type:	Unknown at this time
Zoning:	R-7.5
ComPlan:	SFM
Assessment by:	Kevin Grosz, PWS & Eli Schmitz
Site Visit(s):	April 30, May 30 & June 20, 2014
Report Date:	July 7, 2014

1.0 INTRODUCTION

This report details the results of an updated wetland and habitat assessment conducted for the property located at 1111 N.E. 232nd Avenue, Camas, Washington, by The Resource Company, Inc. (TRC). The study area (Fig. 1) is approximately 40 acres and is identified as assessor's serial number 175724-000. This report identifies the extent of fish and wildlife conservation habitat areas found within the study area as defined and regulated by the Camas Critical Areas Ordinance (CCAO – 16.51 & 16.61).

Currently, the property contains two houses and outbuildings on the western edge of the site. The majority of the study area is open grassland with a band of trees near the northern and western property lines. The property slopes from northeast to southwest as shown in Figure 2. Through the course of the assessment three streams and a priority species (Oregon white oak) were identified on the property. The results of the habitat assessment are discussed below.

2.0 HABITAT ASSESSMENT METHODS

The habitat assessment was conducted in accordance with the CCAO 16.61. The CCAO was enacted to designate and classify ecologically sensitive and hazardous areas and to protect these areas, their functions and values while allowing for some reasonable use of property. Identified fish and wildlife habitat conservation areas are to be preserved to the greatest extent possible. Any adverse impacts shall be mitigated so that there is no net loss of habitat functions or area. Regulated fish and wildlife habitat conservation areas include:

1. Areas with which State or Federally Designated Endangered, Threatened and Sensitive Species have a Primary Association. Field studies shall be conducted to determine the presence of these species within the study area.
2. State Priority Habitats and Areas Associated with State Priority Species. These areas are identified by Washington Department of Fish and Wildlife. A description of priority species and habitats is outlined in 16.61.010(3) of the CCAO.
3. Locally Important Habitats and Species – specifically Oregon White Oak and Camas Lily. Protection requirements for each of these species are outlined in 16.61.010(3)(a) for Oregon white oak and (b) for Camas lily.
4. Naturally occurring Ponds under 20-acres – these ponds and their submerged aquatic beds provide valuable fish and wildlife habitat.
5. Waters of the State – as defined by WAC 222-16-031
6. Bodies of water planted with game fish by a governmental or tribal entity
7. State Natural Area Preserves and Natural Resource Conservation Areas which are defined, established and managed by the Washington Department of Natural Resources.

Based on this criterion, TRC conducted a habitat survey and assessment within the defined study area. Riparian and habitat resource information provided by Clark County GIS Priority Habitat and Species Maps (Fig. 3) were reviewed to determine the potential habitats that may occur within the study area. The Washington Department of Fish and Wildlife (WDFW) Priority Habitat and Species program was also consulted to determine the presence of endangered, threatened, or sensitive (ETS) species within the vicinity of the study site. Additionally, the Washington Department of Natural Resources (WDNR) - Natural Heritage Program (NHP) was referenced to determine the presence of endangered, threatened or rare plants that have been identified within the vicinity of the study area. WDNR Water Type Maps were also referenced to determine if any mapped streams occur within the study area.

Site visits were conducted on April 30, May 30 and June 20, 2014 in which the entire study area was traversed on foot to determine the presence or absence of any of the above listed fish and wildlife habitat conservation areas. Results from the in-office review and the on-site habitat assessment are detailed below.

3.0 RESULTS AND DISCUSSION HABITATS

As discussed above, an in-office review of available fish, wildlife, plant, and wetland data was conducted for areas within and near the project site prior to the site visit. This information was utilized to determine possible priority habitats, ETS species and/or wetlands present within the study site and to aid in surveying for these critical areas. Upon completion of the in-office review, a site visit was conducted to identify any priority habitat conservation areas and classify the habitat types and delineate wetlands. The results of the office review and on-site investigations are discussed below.

The Clark County GIS maps show a stream and riparian zone northern portion of the property as shown in Figure 3. This stream is mapped as a Type F (fish-bearing) stream by Washington Department of Natural Resources (DNR) that is a tributary to Lacamas Lake. The study area consists of a mixture of three habitat types (Fig. 4) as defined by Johnson & O'Neil (2001). The study area contains components of Westside riparian (14 ac.), agriculture, pasture and mixed environs (24 ac.) urban and mixed environs (2 ac.) habitat types (Fig. 4). The westside riparian habitat consists of the Type F stream on the northern portion of the site, Type Np stream in the southwest corner and Type Ns stream in the northwest corner and wetlands associated with these streams (Fig. 5). The agriculture, pasture and mixed environs consist of the large open grassland area that dominates the site. The urban and mixed environs consist of the houses and outbuildings on the western portion of the site.

Photographs of the habitats types on the site are shown in Photo-Sheet 1.

3.1 STATE OR FEDERALLY DESIGNATED ENDANGERED, THREATENED AND SENSITIVE SPECIES HAVE A PRIMARY ASSOCIATION

No state or federally designated endangered, threatened and/or sensitive species or their habitats were observed within the study area during the on-site visit. A review of resource agency maps does not indicate that species with these designations have previously been identified on or near the property.

3.2 PRIORITY HABITAT AND SPECIES

Priority Habitat and Species (PHS) areas are identified by and consistent with WDFW priority habitats criteria, including areas within one thousand feet of individual species point sites. The City defers to WDFW in regards to classification, mapping and interpretation of priority habitat and species.

The Clark County PHS maps were reviewed to determine the likelihood of priority habitats and sensitive species within the study site (Fig. 3). The WDFW was also contacted to determine if any known endangered, threatened, sensitive species, priority habitat, or priority species are known to occur within the study area. Both the Clark County PHS maps and WDFW map the Type F stream on the northern portion of the site as a riparian habitat which is considered a priority habitat by WDFW (Figs. 3 & 5). In addition, streams in the southwest and northwest corners of the site have priority riparian habitat associated with these streams (Fig. 5).

Vegetation within the riparian zone associated with these streams consists of Douglas fir (*Pseudotsuga menziesii*) and willow (*Salix* spp.) The riparian understory is dominated by Himalayan blackberry (*Rubus discolor*), vine maple (*Acer circinatum*), hazelnut (*Corylus cornuta*), and red-osier dogwood (*Cornus alba*). Ground cover includes: skunk cabbage (*Lysichitum americanus*), swordfern (*Polystichum munitum*), stinging nettle (*Urtica dioica*), reed canarygrass (*Phalaris arundinacea*), orchardgrass (*Dactylis glomerata*), and creeping buttercup (*Ranunculus repens*).

The DNR Natural Heritage Program was reviewed to determine the presence of known ETS plant species within the project area. The review indicated that no known occurrences of any ETS plant species are located within the township, range and section of the study site.

3.3 LOCALLY IMPORTANT HABITATS AND SPECIES – SPECIFICALLY OREGON WHITE OAK AND CAMAS LILY

Sixteen Oregon white oak (*Quercus garryana*) were identified in the areas shown in Figure 5. WDFW defines priority Oregon white oak woodlands as stands of pure white oak or oak/conifer associations where canopy coverage of the oak component of the stand is $\geq 25\%$; or where total canopy coverage of the stand is $\leq 25\%$, but oak accounts for at least 50% of the canopy coverage present. In non-urbanizing areas west of the Cascades, priority oak habitat is stands ≥ 0.4 hectares (1 ac.) in size. In urban or urbanizing areas, single oaks or stands of oaks < 0.4 hectares may also be considered priority habitat when found to be particularly valuable to fish and wildlife (i.e., they contain many cavities, have a large diameter breast height (dbh), are used by priority species or have a large canopy).

Camas lily (*Camas quamash*) was not observed within the study area. No other locally important habitats or species have been mapped on the site.

3.4 NATURALLY OCCURRING PONDS UNDER 20-ACRES

This habitat was not observed on the subject property.

3.5 WATERS OF THE STATE

Riparian habitat areas are those areas immediately adjacent to waterways that contain elements of both aquatic and terrestrial ecosystems that mutually influence each other. WAC 222-16-031, relating stream classification, is the City's classification system for streams. Waters of the State includes lakes, rivers, ponds, streams, inland waters, underground waters, salt waters, and all other surface waters and watercourses within the jurisdiction of the state of Washington as classified in WAC 222-16-031. This classification system classifies waters as Type S (shoreline), Type F (fish bearing), Type Np (non fish bearing perennial) and Type Ns (non fish-bearing seasonal) waterways.

The DNR Water Type Maps were referenced to determine if any mapped streams occur within the study area. In addition, the site was examined for areas that meet the definition above to determine the presence of streams or watercourses within the study area. The Clark County GIS Map indicates a riparian habitat conservation on the northern portion of the study area (Fig. 3). This riparian area surrounds a tributary to Lacamas Lake on the northern portion of the site which is listed as Type F stream by DNR. According to CMC 16.61.040 (D) the riparian buffer for Type F streams that do not support anadromous fish is 75 feet (Fig. 5). A Type Np stream occurs in the southwest corner of the state. This stream is protected by a riparian buffer width of 50 feet. In

addition a seasonal stream (Type Ns) occurs in the northwest corner of the property. The riparian buffer width for this stream is 25 feet.

3.6 BODIES OF WATER PLANTED WITH GAME FISH BY A GOVERNMENTAL OR TRIBAL ENTITY

This habitat type was not observed within the subject parcel.

3.7 STATE NATURAL AREA PRESERVES AND NATURAL RESOURCE CONSERVATION AREAS WHICH ARE DEFINED, ESTABLISHED AND MANAGEAGE BY THE WASHINGTON DEPARTMENT OF NATURAL RESOURCES

This protected resource was not observed on the subject parcel.

4.0 REGULATORY ISSUES

The study area contains a tributary to Lacamas Lake on the northern portion of the site which is a Type F stream (fish-bearing, non-anadromous, 75 –foot buffer), a Type Np stream (50-foot buffer) in the southwest corner and a Type Ns (25-foot buffer) in the northwest corners of the property. In addition, Oregon white oak, which is a priority species as defined by WDFW and regulated by this ordinance, occurs in several locations within the study area. These oaks do not appear to meet WDFW’s definition as oak woodlands, but may be regulated due to their habitat value within an urbanizing area.

The priority habitats and species addressed in this report have been determined using the most appropriate field techniques and best professional judgment of the environmental scientist. It should be noted that the City of Camas has the final authority in determining the habitat classifications under their jurisdiction.

7.0 LITERATURE CITED

Johnson, D. and T. O'Neil. 2001. Habitat Relationships of Oregon and Washington. Oregon State University Press, Corvallis, Oregon

Washington Department of Fish and Wildlife. 2008. Priority Habitat and Species List. Olympia, Washington. 172pp.

Washington Department of Natural Resources. 2009. Natural Heritage Program.
www.dnr.wa.gov/researchscience/topics/naturalheritage/pages/amp_nh.aspx.

Washington Department of Natural Resources. 2009. Forest Practice Water Typing Maps.
www.dnr.wa.gov/BusinessPermits/Topics/ForestPracticesApplications/Pages/fp_watertyping.aspx

ATTACHMENTS

FIGURE 1 – PROJECT LOCATION

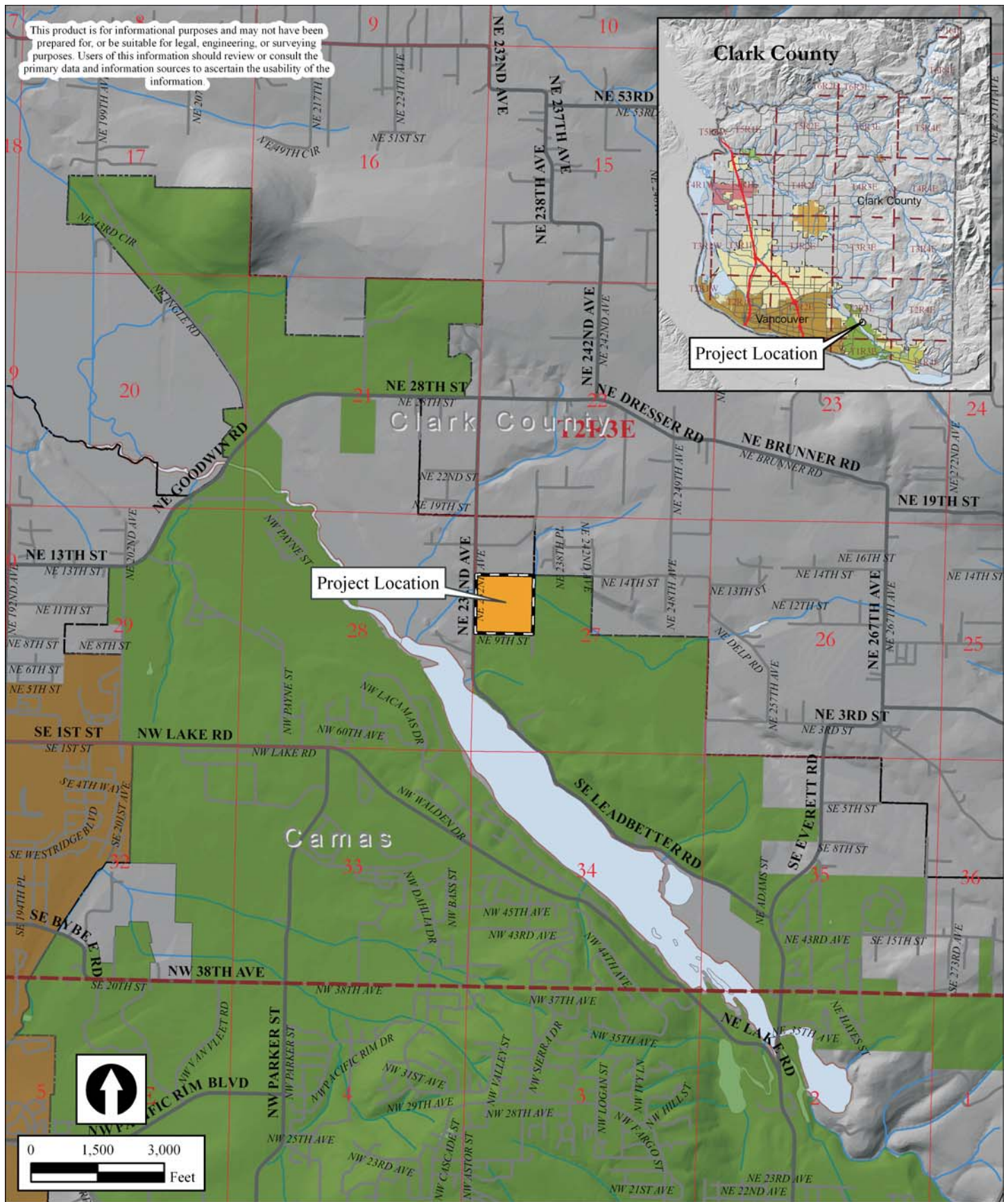
FIGURE 2 – U.S.G.S. TOPOGRAPHIC MAP

FIGURE 3 –CLARK_COUNTY PRIORITY SPECIES/HABITAT MAP

FIGURE 4 –OBSERVED HABITAT TYPES

FIGURE 5 – OBSERVED PRIORITY HABITATS/SPECIES

PHOTO-SHEET 1



Weakley Project

APPLICANT:
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PURPOSE: Habitat Assessment

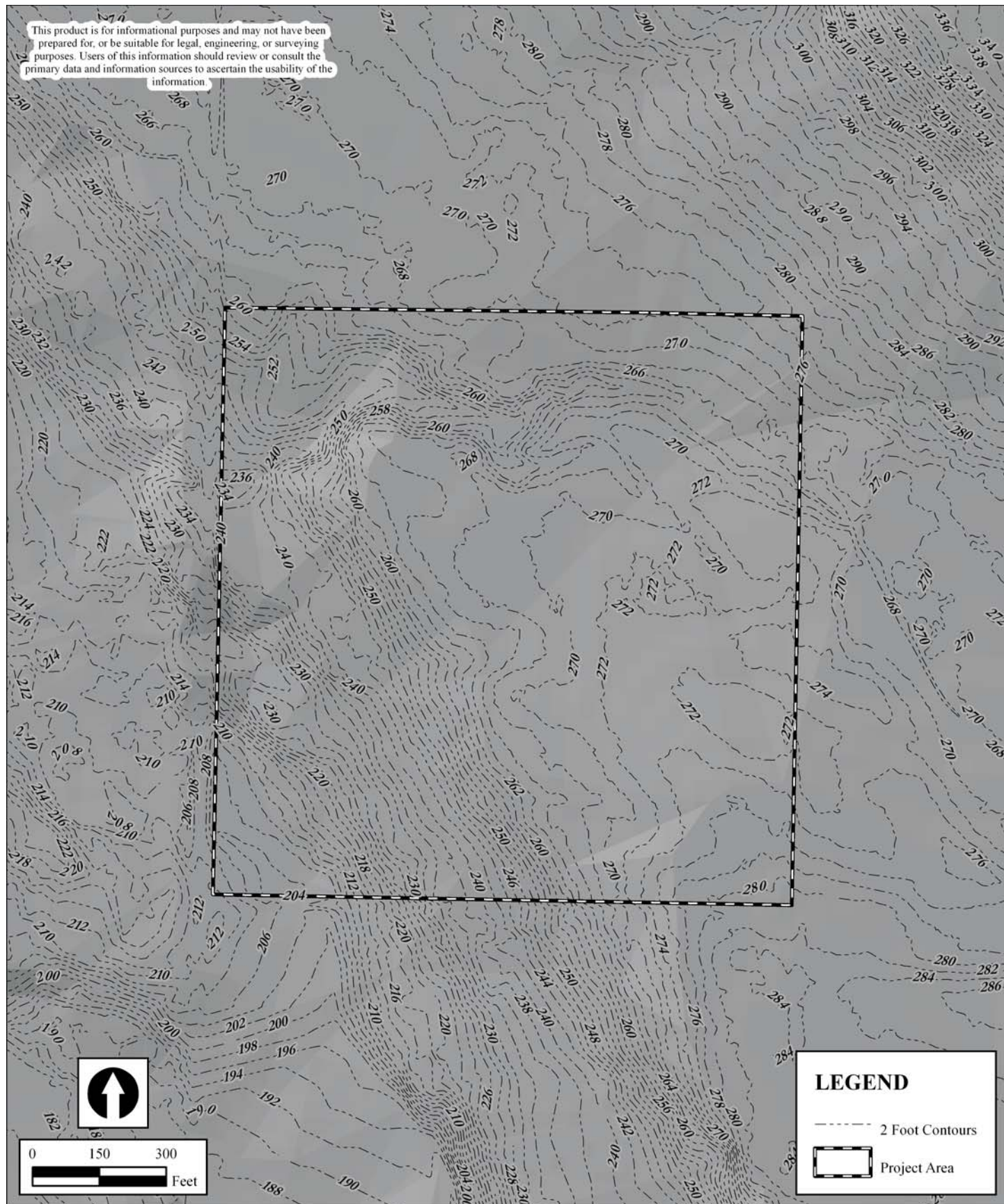
Project Location Map
1111 N.E. 232nd Avenue
Camas, Washington



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PROPOSED ACTIVITIES IN:
Lacamas Creek Watershed
LEGAL: NW ¼ of Section 27, T2N, R3E, WM.,
NEAR: Camas, Washington
COUNTY: Clark County
DATE: July 7, 2014
Figure 1

This product is for informational purposes and may not have been prepared for, or be suitable for legal, engineering, or surveying purposes. Users of this information should review or consult the primary data and information sources to ascertain the usability of the information.



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PURPOSE: Habitat Assessment

Clark County LiDAR Topography

1111 N.E. 232nd Avenue
Camas, Washington



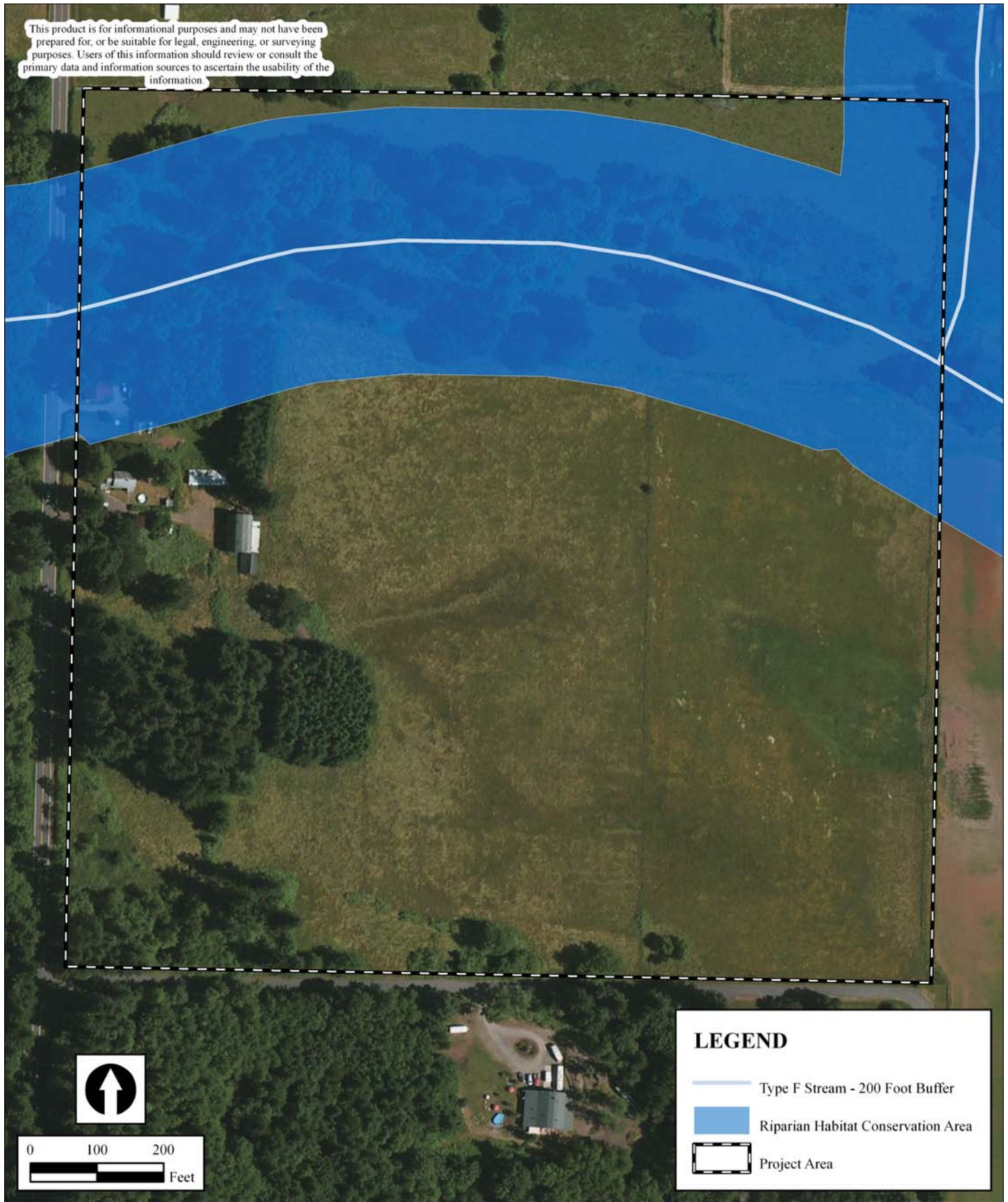
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Figure 2

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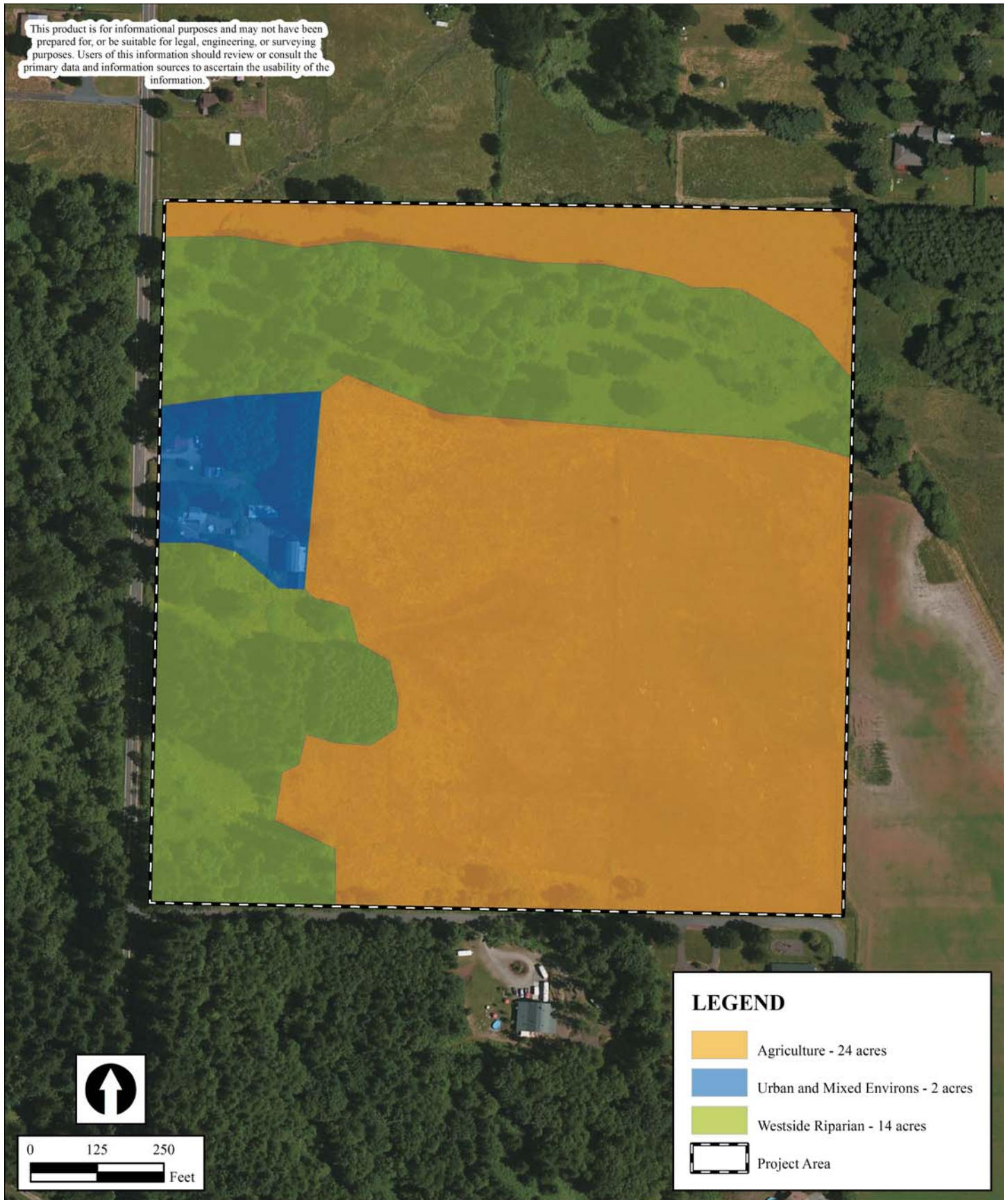
PURPOSE: Habitat Assessment

Clark County Priority Habitat Species
1111 N.E. 232nd Avenue
Camas, Washington



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Figure 3

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PURPOSE: Habitat Assessment

Observed Habitat Types
1111 N.E. 232nd Avenue
Camas, Washington

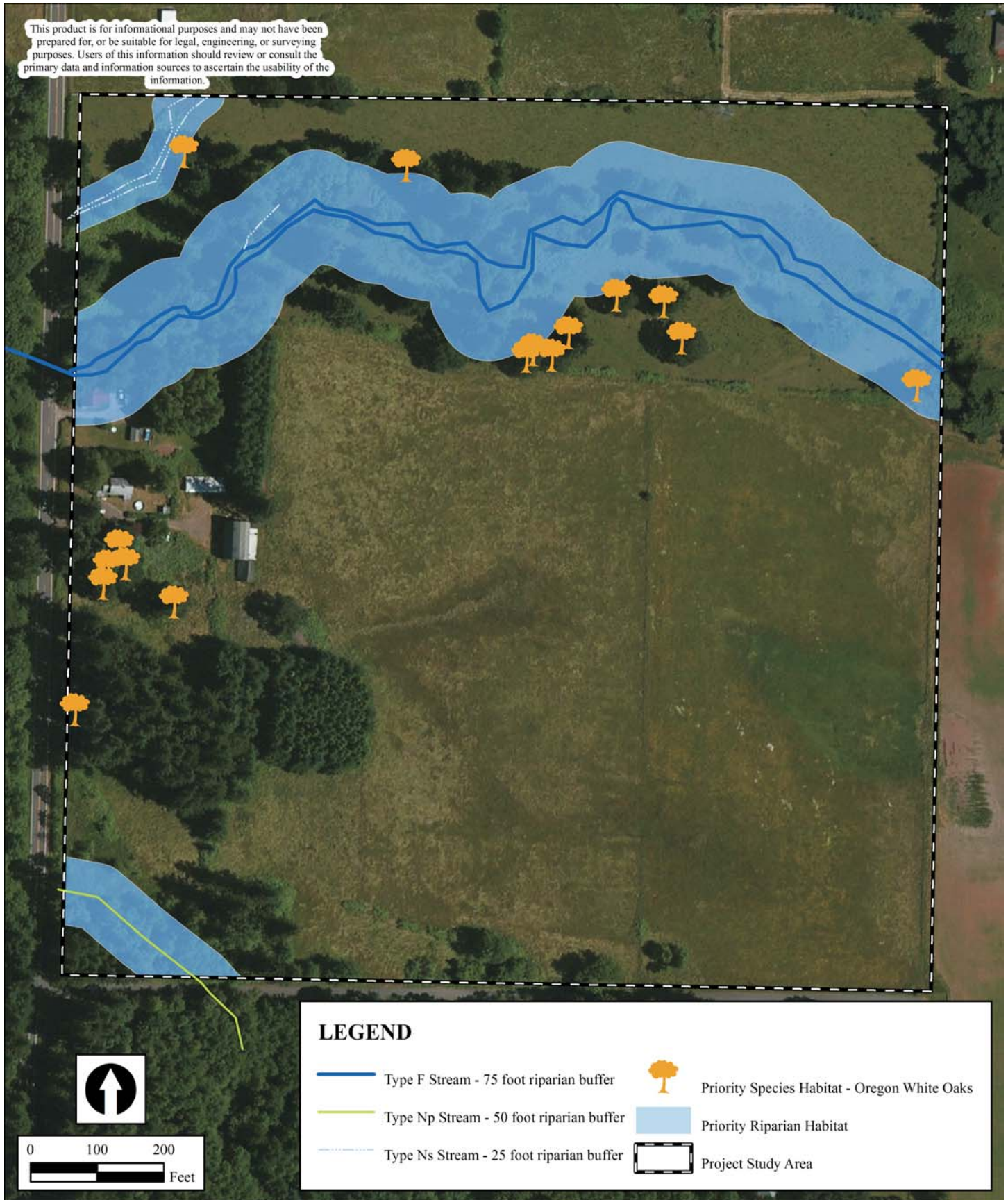


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Figure 4

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PURPOSE: Habitat Assessment

Observed Priority Habitats/Species
1111 N.E. 232nd Avenue
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Figure 5



Weakley Project

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PURPOSE: Habitat Assessment

Project Photographs 1111 N.E. 232nd Avenue Camas, Washington



PROPOSED ACTIVITIES IN:
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Photo Sheet 1