



Parcel Number _____

**PIERCE COUNTY
PLANNING AND LAND SERVICES DEPARTMENT
Wetland or Critical Fish and Wildlife Habitat Area Applications**

Please refer to the instructions on the back of this form.

Submittal Standards	Letter of Authorization	Master Application¹	Required Findings	Site Plan²	Vicinity Map²	Report^{3,4}	Received
The number indicates the number of copies required.							
WETLAND APPLICATIONS							
Wetland Analysis Report	1	4		4	4	4	
Categorization & Delineation & Non-Compensatory Mitigation Plan ⁸	1	2		2	2	2	
Delineation ⁸	1	2		2	2	2	
Compensatory Mitigation Plan ⁶	1	4/2 ⁵		4/2 ⁵	4/2 ⁵	4/2 ⁵	
Non-Compensatory Mitigation Plan	1	4/2 ⁵		4/2 ⁵	4/2 ⁵	4/2 ⁵	
Verification / with Parent Permit	1	4/2 ⁵		4/2 ⁵	4/2 ⁵	4/2 ⁵	
Verification / without Parent Permit	1	4/2 ⁵			4/2 ⁵		
Variance	1	6	6	6 ⁷	6		
Reasonable Use Exception	1	6	6	6 ⁷	6		
FISH/WILDLIFE APPLICATIONS							
Single-Family/Agriculture Habitat Assessment	1	4/2 ⁵		4/2 ⁵	4/2 ⁵	4/2 ⁵	
Habitat Assessment Letter	1	4/2 ⁵		4/2 ⁵	4/2 ⁵	4/2 ⁵	
Habitat Assessment Study	1	4/2 ⁵		4/2 ⁵	4/2 ⁵	4/2 ⁵	
Habitat Assessment Report	1	4/2 ⁵		4/2 ⁵	4/2 ⁵	4/2 ⁵	
Hazard Tree Report Review	1	4/2 ⁵			4/2 ⁵	4/2 ⁵	
Variance	1	6	6	6 ⁷	6		
Reasonable Use Exception	1	6	6	6 ⁷	6		

Signature of Planner, *application complete*

Date

¹ Only 1 copy is required if Master Application is provided with parent application.

² May be included with report.

³ Please submit one copy unbound.

⁴ Not required if the County is to create the report.

⁵ 4 copies for general applications, 2 copies for single-family applications.

⁶ Submit 2 copies of the conceptual phase of the compensatory mitigation plan.

⁷ Plus one for each property owner on the property listing map.

⁸ Please note that when Pierce County Staff completes a wetland delineation for a single-family residence, it is not acceptable for submittal to the U.S. Army Corps of Engineers or the Washington State Department of Ecology as a delineation report.

Submittal Standard Instructions

Letter of Authorization: If not the applicant, the property owner must provide a signed letter of authorization for the applicant who is acting as the agent.

Master Application: The Master Application must be typed or neatly printed in ink and signed.

Required Findings: Review criteria specific to the application must be addressed by the applicant, a list of required findings can be obtained at the Development Center.

Site Plan: Site plan must be drawn to scale and show all improvements, existing and proposed, including: parking areas, landscaping, building footprints, porches, walks, decks, overhangs, location of easements, setback measurements, legal access, road approach locations, utilities, location of fire hydrants, drainage courses (if present), site contours at 5-foot maximum intervals, approved septic tank and drainfield locations including reserve areas, retaining walls and rockeries and other information as required by Appendix B of Title 18E.

Vicinity Map: The vicinity map can be included on the site plan.

Report: Please submit at least one unbound copy, if applicable.

Property Posting: Per Title 18 Development Regulation – General Provision, Section 18.80.040 C. “Notice shall be posted by the applicant on the subject property in accordance with specifications provided by the Department. In accordance with Department property posting requirements, applicants shall submit affidavits of posting to the Department within 28 days from the filing of a complete application.”

Parent Permit: Building Permit, Septic Design, Formal Plat, Short Plat etc.

WETLAND REVIEW FEES SF-SINGLE FAMILY, AG – AGRICULTURAL GENERAL – PLATS and COMMERCIAL¹⁰	SF/AG (COUNTY BIOLOGIST)	SF/AG (PRIVATE CONSULTANT)	GENERAL (COUNTY BIOLOGIST)	GENERAL (PRIVATE CONSULTANT)
Analysis Report	N/A	N/A	N/A	\$1,770.30 LGWR
Categorization/Delineation/Non.Comp.Mit. Plan	\$1,505 ¹ LXSM	\$920 LXDN	N/A	N/A
Delineation	\$985 ¹ LXSD	\$825 LXDR	N/A	N/A
Compensatory Mitigation Plan ²	N/A	\$1,008 LXRC	N/A	\$2,079 LGCM
Non-Compensatory Mitigation Plan ³	\$1,200 LXSN	\$770 LXRN	N/A	\$1,386 LGNM
Verification / With Parent Permit	\$333.90 ⁴ LXSV \$640 ^{6/7}	\$333.90 ⁴ LXSR \$640 ^{6/7}	\$333.90 ⁴ LGSV \$535.50 ^{6/7}	\$567 LGVW
Verification / Without Parent Permit	\$400 ⁴ LXSV \$800 ⁵	N/A	\$600 ⁴ LGSV \$1,000 ⁵	N/A
Wetland Variance	\$1,600 LXWV	N/A	\$1,600 LGWV	N/A
Reasonable Use Exception	\$1,638 LXRE	N/A	\$1,638 LGRE	N/A
Single-Family Wetland Certification	N/A	\$200 LXCT	N/A	N/A
Additional Site Visit (For Non-Routine Circumstances)	\$378 LXAS	N/A	\$378 LGAS	N/A

FISH & WILDLIFE HABITAT AREA REVIEW FEES^{9/10} SF-SINGLE FAMILY, AG – AGRICULTURAL GENERAL – PLATS and COMMERCIAL	SF/AG (COUNTY BIOLOGIST)	SF/AG (PRIVATE CONSULTANT)	GENERAL (COUNTY BIOLOGIST)	GENERAL (PRIVATE CONSULTANT)
Habitat Assessment – Field Review / LESA	\$450 ⁴ \$770 ⁶ /\$900 ⁸	N/A	N/A	N/A
Habitat Assessment Letter Review / LESA	N/A	\$672	N/A	\$672
Habitat Assessment Study Review / LESA	N/A	\$600	N/A	\$1,200
Habitat Assessment Report Review / LESA	N/A	\$900	N/A	\$1,800
Hazard Tree Report Review	N/A	\$300	N/A	\$300
Variance	N/A	\$1,600	N/A	\$1,600
Reasonable Use Exception	N/A	\$1,638	N/A	\$1,638

Signature of Planner, *application complete*

Date

¹ Plus \$75.60 per hour for each hour over 5 hours on delineation.

² Compensatory mitigation plan includes conceptual and detailed phases of the mitigation plan, as described in PCC 18E.30.110 D. and E., which are required for regulated activities within wetlands.

³ Non-compensatory mitigation plan refers to the information, as described in PCC 18E.30.110 C., which is required for regulated activities in buffers.

⁴ Site less than 10 acres.

⁵ Site 10 acres and above.

⁶ 10 – 20 acre site.

⁷ Greater than 20 acres, plus \$75.60 per hour over 5 hours.

⁸ Greater than 20 acres.

⁹ When an application requires both Critical Fish and Wildlife Review and Wetland Review, just one combined review fee equal to the full amount of the larger fee, plus one-half the amount of the smaller fee shall be charged.

¹⁰ If any required report (to include all consultant submittals) is found to be of such a quality that a re-submittal is required by the County, a re-submittal fee equal to one half the original application fee shall be charged.