Great Land Trust

What Environmental Analysts, Designers, and Project Managers need to know about conservation and wetland mitigation programs

David Mitchell, Conservation Director



What is a land trust?



- Non-profit that protects land permanently and directly
- Nearly 1,700 land trusts in USA
- Lands protected include farms, wetlands, wildlife habitat, parks, forests, watersheds, coastlines, river corridors, and trails
- Great Land Trust has been providing wetland mitigation services to developers in Southcentral Alaska since 1998



Great Land Trust



Great Land Trust has worked with over 200 Corps of Engineers permittees including:

- DOT projects
- Port of Anchorage
- Utility projects
- Commercial development
 projects
- Alaska Railroad
- Mat-Su Borough
- Municipality of Anchorage



Great Land Trust is a one stop shop for wetland mitigation

- 1. GLT has operated an **In Lieu Fee** Program since 1998
- 2. GLT conducts Permittee Responsible Mitigation
- 3. GLT holds conservation easements on Mitigation Banks
 - 4. GLT holds endowments for Long Term Management and Monitoring



In Lieu Fee Program

GLT has an agreement with the Army Corps of Engineers known as an **In Lieu Fee program** allowing for the transfer of wetland mitigation responsibility from the developer to GLT



Clean Water Act and Wetland Mitigation

In 1972, Congress passed the Clean Water Act to "... restore and maintain the chemical, physical, and biological integrity of the Nation's waters" (Section 101).

Section 404 of the Act established a program to regulate the discharge of dredged or fill material into the Nation's waterways, including wetlands. Impacts of consequence that cannot be avoided or minimized must be compensated.



How does Mitigation Work?



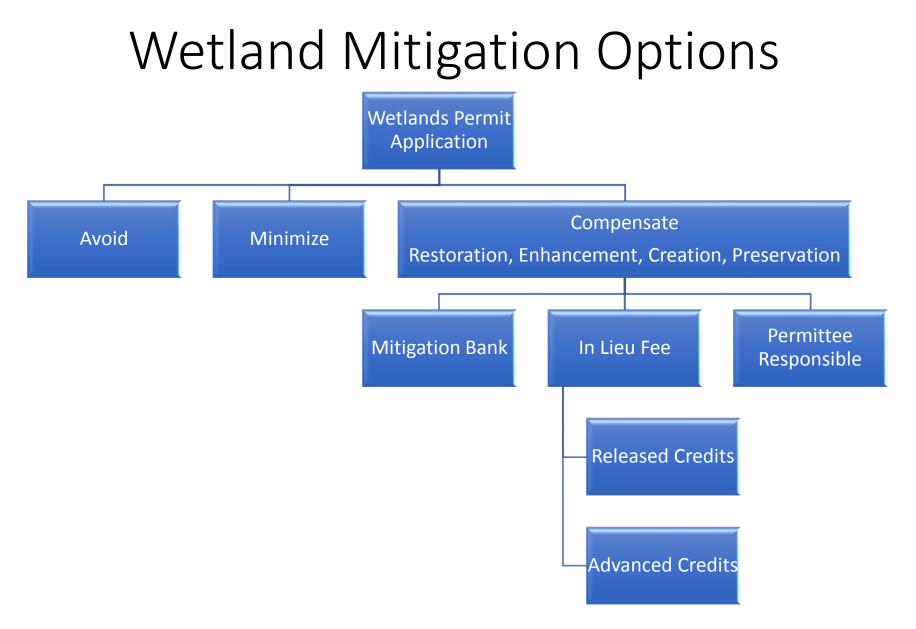
The Wetland Mitigation Sequence

<u>Avoid</u> impacts to the aquatic environment

Minimize those impacts that can't otherwise be avoided

<u>Compensate</u> for the impacts that can't be further minimized







Debits and Credits

Debits are created when a permittee impacts a wetland

In Lieu Fee is a system for developing compensatory mitigation for wetland impacts.

Credits are generated by In Lieu Fee programs through preservation, restoration and related activities that result in increases in or protection of wetland functions.

Credits are sold to Permitees to provide replacement wetland area and function for unavoidable impacts to wetlands.



How It Works: Step 1 permit application

- The developer submits a permit application to the Corps of engineers (regulatory agency)
- The regulatory agency determines mitigation requirement
- The developer verifies with the regulatory agency the use of GLT's In Lieu Fee program



How It Works: Step 2 Contact GLT

- The developer sends project information to GLT
 - This includes the number and type of credit needed
- GLT determines the cost of the credits necessary to fulfill the mitigation requirement and sends a cost quote



How It Works: Step 3 Transfer of mitigation responsibility to GLT

- After the purchase of credits from GLT, GLT informs the regulatory agency that GLT has assumed the developers mitigation responsibility
- Once credits are purchased from GLT, the developer's mitigation responsibility is complete
- GLT uses funds from the credit sale to conserve wetlands to comply with the Clean Water Act



Why work with Great Land Trust?

- Purchasing credits is a QUICK, EASY and LESS EXPENSIVE alternative to conducting permittee responsible mitigation
- GLT quotes rates on a case by case basis and will work with you to meet your needs
- GLT has advance and released credits and can accommodate projects of all sizes unlike other mitigation options
- The projects we complete benefit the community we live in





Municipality of Anchorage Credits

Calculated using the Anchorage Debit Credit Methodology (ADCM)

Credit Availability Released REV Credits: 114 Advance REV Credits: 300



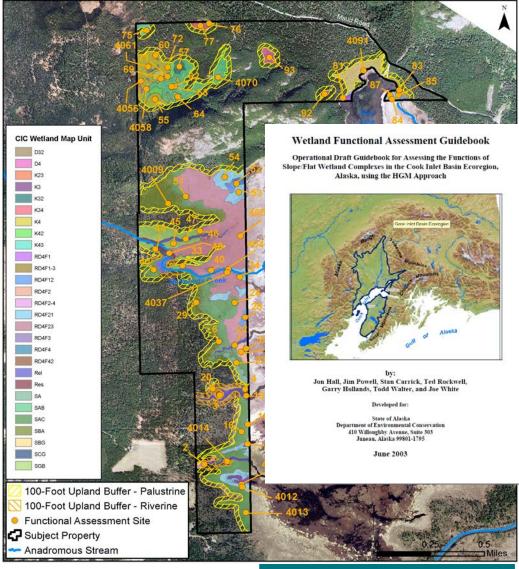


Mat-Su Borough Credits

Calculated using HGM Functional Assessment

Released Credits Palustrine: 274.146 Riverine: 11.98

Advance Credits Palustrine: 2000 Riverine: 500 Estuarine: 500



Mat-Su Borough Credits

Fish Creek Estuary: Coastal Trail, Anchorage



Campbell Creek Estuary: 60 acres of wildlife habitat, open space, trails, and overlooks in Anchorage



Eklutna River: Eight miles of coastline, including the estuary and Native Village of Eklutna educational fishery





Mud Lake, 800 acres in the Knik River Valley

Knik River Islands: 5,000 Acres at the Confluence of the Knik and Matanuska Rivers Palmer Hay Flats and Wasilla Creek Boardwalk: 1000 acre addition to the Refuge and Boardwalk by Machetanz Elementary School

Settlers Bay Coastal Park

295 acres with existing social trails, fishing access at Cottonwood Creek, and two productive Coho and Sockeye streams







For more information: www.greatlandtrust.org Or find us on Facebook and Instagram: @greatlandtrust

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