



Oregon

Tina Kotek, Governor

Department of State Lands

775 Summer Street NE, Suite 100

Salem, OR 97301-1279

(503) 986-5200

FAX (503) 378-4844

www.oregon.gov/dsl

August 29, 2025

City of Lincoln City
Attn: Alison Robertson
PO Box 50
Lincoln City, OR 97367

State Land Board

Tina Kotek
Governor

Tobias Read
Secretary of State

Elizabeth Steiner
State Treasurer

Re: WD #2025-0076 **Approved**
Wetland Delineation Report for Baldy Creek
Lincoln County; T7S R11W S22CD TLs 13600, 13603, and 13700;
S22DC TL 3100; S27BA TLs 11200, 11201, 11202, 11300, 11400,
11500, 11600, 11700, 11800, and 11900
Lincoln City Local Wetlands Inventory, SCC-12, SCC-14

Dear Alison Robertson:

The Department of State Lands has reviewed the wetland delineation report prepared by PBS Engineering and Environmental, Inc. for the site referenced above. Based upon the information presented in the report, we concur with the wetland and waterway boundaries as mapped in Figures 6 and 6A-6C of the report. Please replace all copies of the preliminary wetland maps with these final Department-approved maps.

Within the study areas, four wetlands (Wetland A-D), one waterway (Baldy Creek), four unnamed waterways (Tributary 1-4), and two ditches (Ditch 1-2) were identified. Wetlands A-D (totaling approximately 1.82 acres), Baldy Creek, and Tributaries 1-4 are subject to the permit requirements of the state Removal-Fill Law. Under current regulations, a state permit is required for cumulative fill or annual excavation of 50 cubic yards or more in wetlands or below the ordinary high-water line (OHWL) of the waterway (or the 2-year recurrence interval flood elevation if OHWL cannot be determined). Ditches 1-2 are exempt per OAR 141-085-0515(8); therefore, are not subject to current state Removal-Fill requirements.

This concurrence is for purposes of the state Removal-Fill Law only. We recommend that you attach a copy of this concurrence letter to any subsequent state permit application to speed application review. Federal, other state agencies or local permit requirements may apply as well. The U.S. Army Corps of Engineers will determine jurisdiction under the Clean Water Act, which may require submittal of a complete Wetland Delineation Report.

Please be advised that state law establishes a preference for avoidance of impacts to waters of this state. Because measures to avoid and minimize impacts to waters of this state may include reconfiguring parcel layout and size or development design, we recommend that you work with Department staff on appropriate site design before completing the city or county land use approval process.

This concurrence is based on information provided to the agency. The jurisdictional determination is valid for five years from the date of this letter unless new information necessitates a revision. Circumstances under which the Department may change a determination are found in OAR 141-090-0045 (available on our web site or upon request). In addition, laws enacted by the legislature and/or rules adopted by the Department may result in a change in jurisdiction; individuals and applicants are subject to the regulations that are in effect at the time of the removal-fill activity or complete permit application. The applicant, landowner, or agent may submit a request for reconsideration of this determination in writing within six months of the date of this letter.

Thank you for having the site evaluated. If you have any questions, please contact the Wetland Ecologist for Lincoln County, Josh Goldsmith, at (971) 375-1675.

Sincerely,

Daniel Evans, PWS
Wetland Ecology Specialist

Enclosures

ec: Hailey Gilliland, PBS Engineering and Environmental, Inc.
Lincoln City Planning Department (Maps enclosed for refining LWI)
Corps of Engineers
Carrie Landrum, DSL
Oregon Coastal Management Program

Wetland Delineation/Determination Report Cover Form

A complete report and signed report cover form, along with applicable review fee, are required before a report review timeline can be initiated by the Department of State Lands. All applicants will receive an emailed confirmation that includes the report's unique file number and other information.

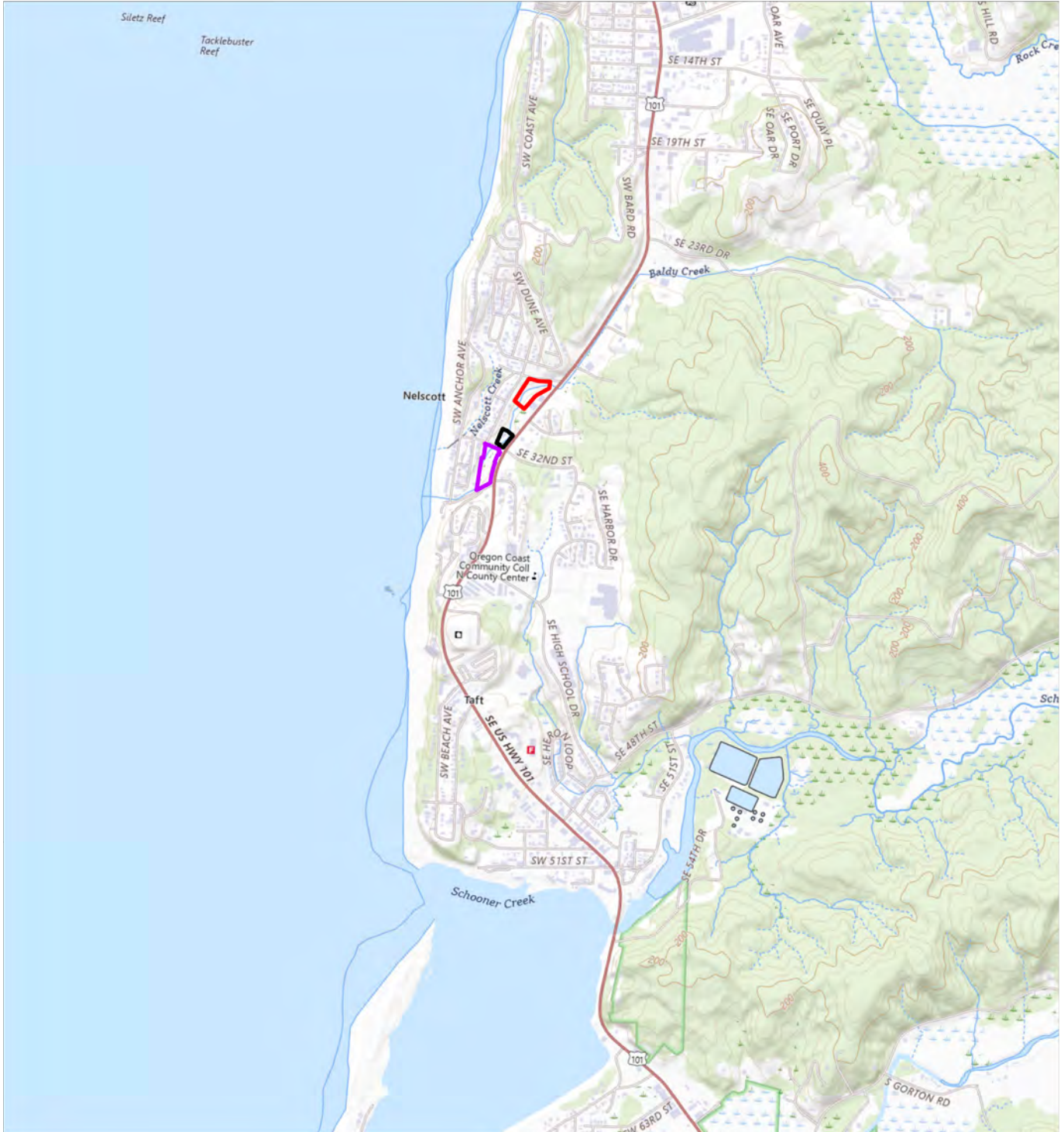
Ways to submit report:

- ❖ Under 50MB - A single unlocked PDF can be emailed to: wetland.delineation@dsl.oregon.gov.
- ❖ 50MB or larger - A single unlocked PDF can be uploaded to DSL's Box.com website. After upload notify DSL by email at: wetland.delineation@dsl.oregon.gov.
- ❖ Unbound paper report and signed cover form can be mailed to: Oregon Department of State Lands, 775 Summer Street NE, Suite 100, Salem, Oregon 97301-1279.

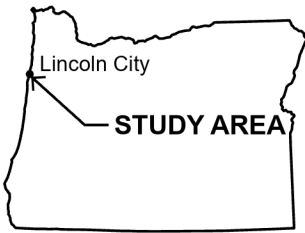
Ways to pay review fee:

- ❖ By credit card on [DSL's epayment portal](#) after receiving the unique file number from DSL's emailed confirmation.
- ❖ By check payable to the Oregon Department of State Lands attached to the paper report OR attached to the complete signed cover form if report submitted electronically.

Contact and Authorization Information				
<input checked="" type="checkbox"/> Applicant <input type="checkbox"/> Owner Name, Firm and Address: City of Lincoln City Attn: Alison Robertson PO Box 50 Lincoln City, Oregon 97367		Business phone # 541-996-1207 Mobile phone # (optional) E-mail: arobertson@lincolncity.org		
<input type="checkbox"/> Authorized Legal Agent, Name and Address:		Business phone # Mobile phone # E-mail:		
I either own the property described below or I have legal authority to allow access to the property. I authorize the Department to access the property for the purpose of confirming the information in the report, after prior notification to the primary contact. Typed/Printed Name: <u>Alison Nelson-Robertson</u> Signature: <u>[Signature]</u> Date: <u>2-12-25</u> Special instructions regarding site access: <u>Please call ahead before accessing site.</u>				
Project and Site Information				
Project Name: Baldy Creek Wetland Delineation		Latitude 44.9437760° Longitude: -124.0208613° <i>decimal degree - centroid of site or start & end points of linear project</i>		
Proposed Use: Improved understanding of the Creek and impacts on possible future private and/or public improvements or redevelopment.		Tax Map # 07 11 22 DC Tax Map # 07 11 27 BA Tax Lot(s) 3100 Tax Lot(s) 11200, 11201, 11202, 11300, 11400, 11500, 11600, 11700, 11800, 11900 Tax Map # 07 11 22 CD Tax Lot(s) 13600, 13603, 13700		
Project Street Address (or other descriptive location): SW 29 th Street to SW 35 th Street		Township 7S Range 11W Section 22, 27 QQ 22: SWSE, SWSW 27: NWNW		
City: Lincoln City County: Lincoln		Use separate sheet for additional tax and location information Waterway: N/A River Mile: N/A		
Wetland Delineation Information				
Wetland Consultant Name, Firm and Address: PBS Engineering and Environmental Inc., Attn: Hailey Gilliland 4412 S Corbett Avenue Portland, Oregon 97239		Phone # (503) 417-7587 Mobile phone # E-mail: hailey.gilliland@pbsusa.com		
The information and conclusions on this form and in the attached report are true and correct to the best of my knowledge. Consultant Signature: <u>[Signature]</u> Date: <u>2/12/25</u>				
Primary Contact for report review and site access is <input checked="" type="checkbox"/> Consultant <input type="checkbox"/> Applicant/Owner <input type="checkbox"/> Authorized Agent				
Wetland/Waters Present? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No Study Area size: 5.06 ac. Wetlands: 1.82 ac. (total) Waters: 0.71 ac.				
Check Applicable Boxes Below				
<input type="checkbox"/> R-F permit application submitted		<input checked="" type="checkbox"/> Fee payment submitted \$571		
<input type="checkbox"/> Mitigation bank site		<input type="checkbox"/> Resubmittal of rejected report (\$100)		
<input type="checkbox"/> EFSC/ODOE Project Manager:		<input type="checkbox"/> Request for Reissuance. See eligibility criteria. (no fee) DSL# _____ Expiration date _____		
<input type="checkbox"/> Wetland restoration/enhancement project (not mitigation)		<input checked="" type="checkbox"/> LWI shows wetlands or waters on parcel Wetland ID code SCC-12, SCC-14		
<input type="checkbox"/> Previous delineation/application on parcel If known, previous DSL # _____				
For Office Use Only				
DSL Reviewer: <u>JG</u> Fee Paid Date: _____ / _____ / _____		DSL WD # <u>2025-0076</u>		
Date Delineation Received: <u>02 / 12 / 2025</u> Scanned: <input type="checkbox"/> Electronic: <input type="checkbox"/>		DSL App. # _____		



SOURCE: ESRI USGS BASEMAP (2024).



OREGON

Legend

- North Study Area, 2.12 ac.
- Central Study Area, 0.68 ac.
- South Study Area, 2.26 ac.



SCALE: 1" = 2,000' (8.5X11 SHEET)



PREPARED FOR: CITY OF LINCOLN CITY

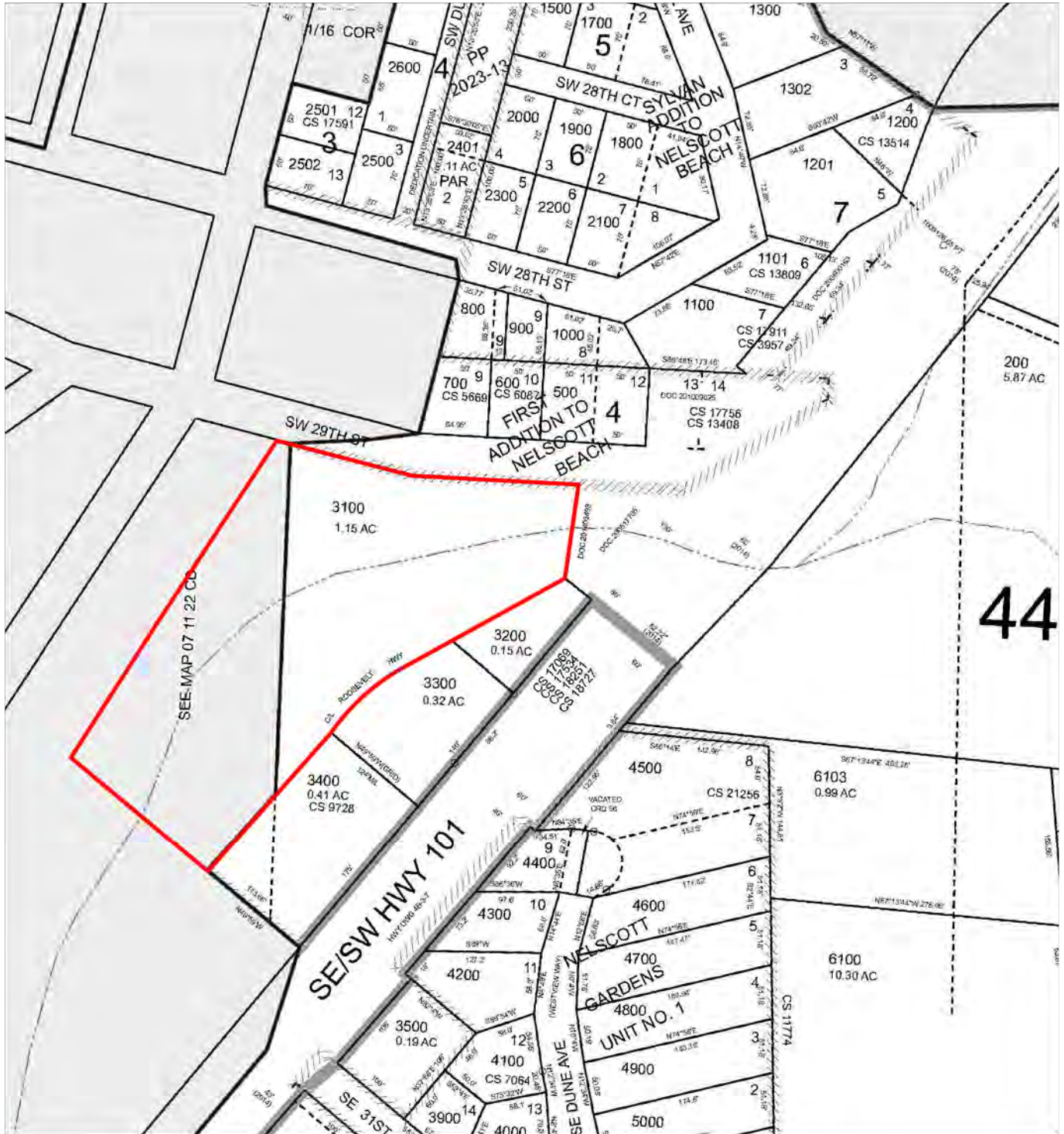


LOCATION MAP
BALDY CREEK WETLAND DELINEATION
LINCOLN CITY, LINCOLN COUNTY, OREGON

CIT352-0312012-24011321
JAN 2025

FIGURE

1



44

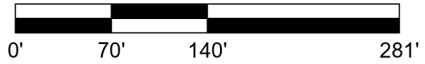
SOURCE: ORMAP (2024).

Legend

North Study Area, 2.12 ac.



SCALE: 1" = 140' (8.5X11 SHEET)



PREPARED FOR: CITY OF LINCOLN CITY



TAX LOT MAP 07 11 22 DC
 BALDY CREEK WETLAND DELINEATION
 LINCOLN CITY, LINCOLN COUNTY, OREGON

CIT352-0312012-24011321
 JAN 2025
 FIGURE
2A



SEE MAP 07 11 22 DC

SOURCE: ORMAP (2024).

Legend

- North Study Area, 2.12 ac.
- Central Study Area, 0.68 ac.
- South Study Area, 2.26 ac.



SCALE: 1" = 140' (8.5X11 SHEET)



PREPARED FOR: CITY OF LINCOLN CITY

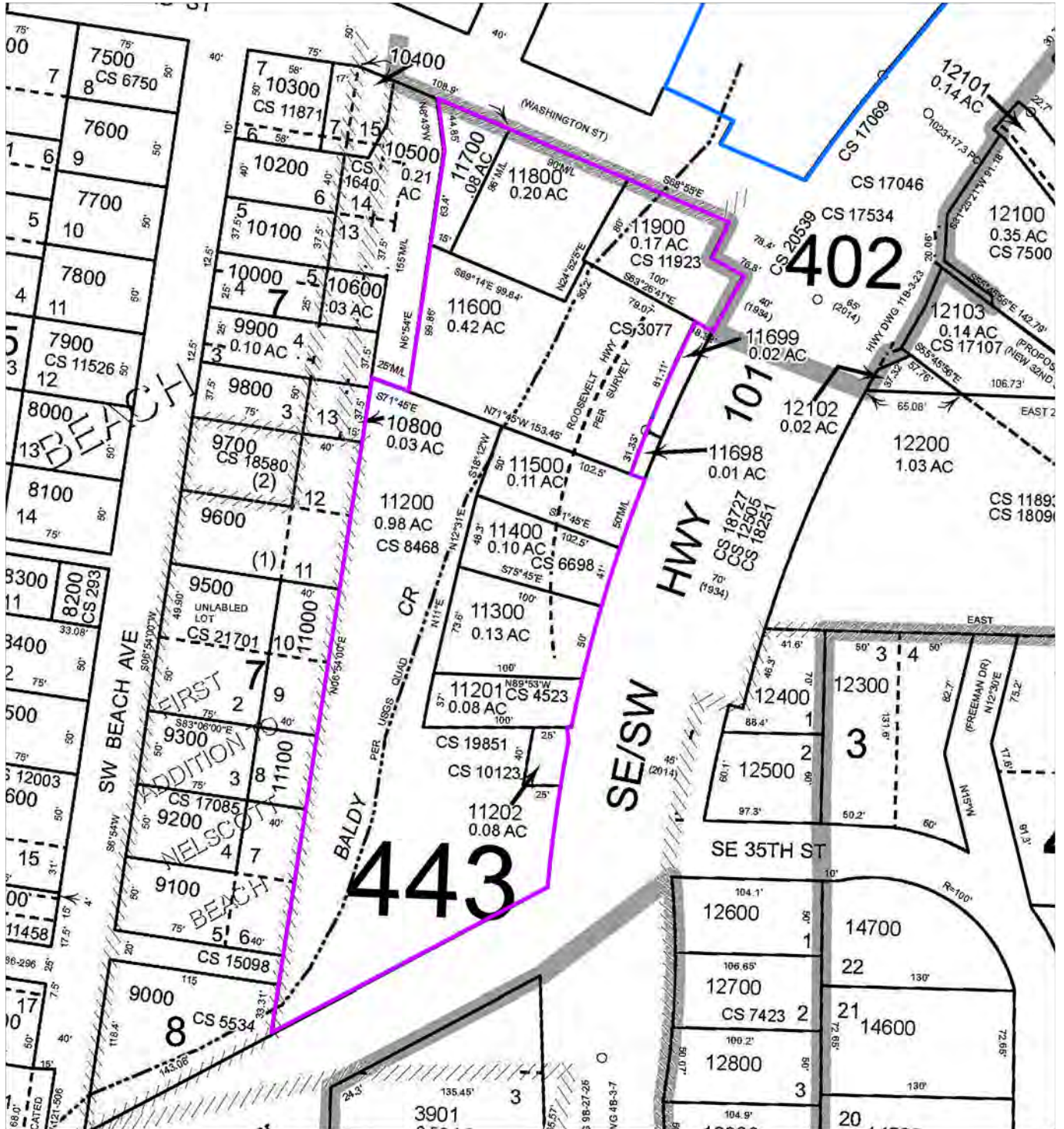


TAX LOT MAP 07 11 22 CD
 BALDY CREEK WETLAND DELINEATION
 LINCOLN CITY, LINCOLN COUNTY, OREGON

CIT352-0312012-24011321
 JAN 2025

FIGURE

2B



SOURCE: ORMAP (2024).

Legend

- Central Study Area, 0.68 ac.
- South Study Area, 2.26 ac.



SCALE: 1" = 100' (8.5X11 SHEET)



PREPARED FOR: CITY OF LINCOLN CITY

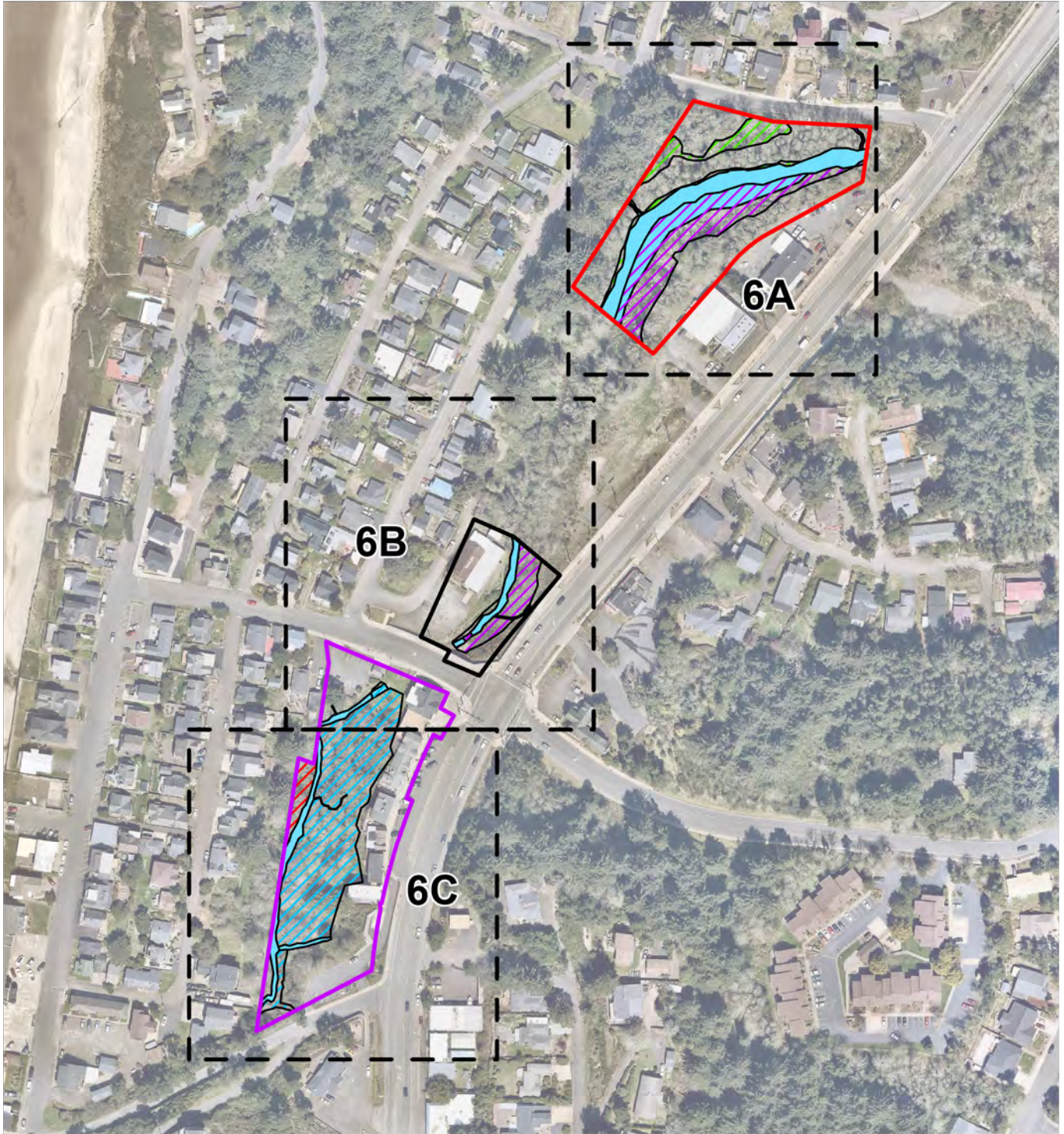


TAX LOT MAP 07 11 27 BA
 BALDY CREEK WETLAND DELINEATION
 LINCOLN CITY, LINCOLN COUNTY, OREGON

CIT352-0312012-24011321
JAN 2025

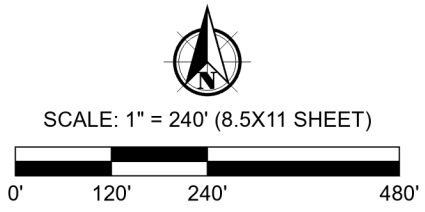
FIGURE

2C



SOURCE: NEARMAP (2024).

Legend	
	Layout Extents
	North Study Area, 2.12 ac.
	Central Study Area, 0.68 ac.
	South Study Area, 2.26 ac.
	Wetland A (PFO, VS/D/RFT), 0.17 ac.
	Wetland B (PFO, SV/RFT), 0.65 ac.
	Wetland C (PFO, SV), 0.07 ac.
	Wetland D (PFO, SV/D), 0.93 ac.
	Streams OHW, 0.71 ac. (Total)
	Ditches, 0.005 ac. (Total)



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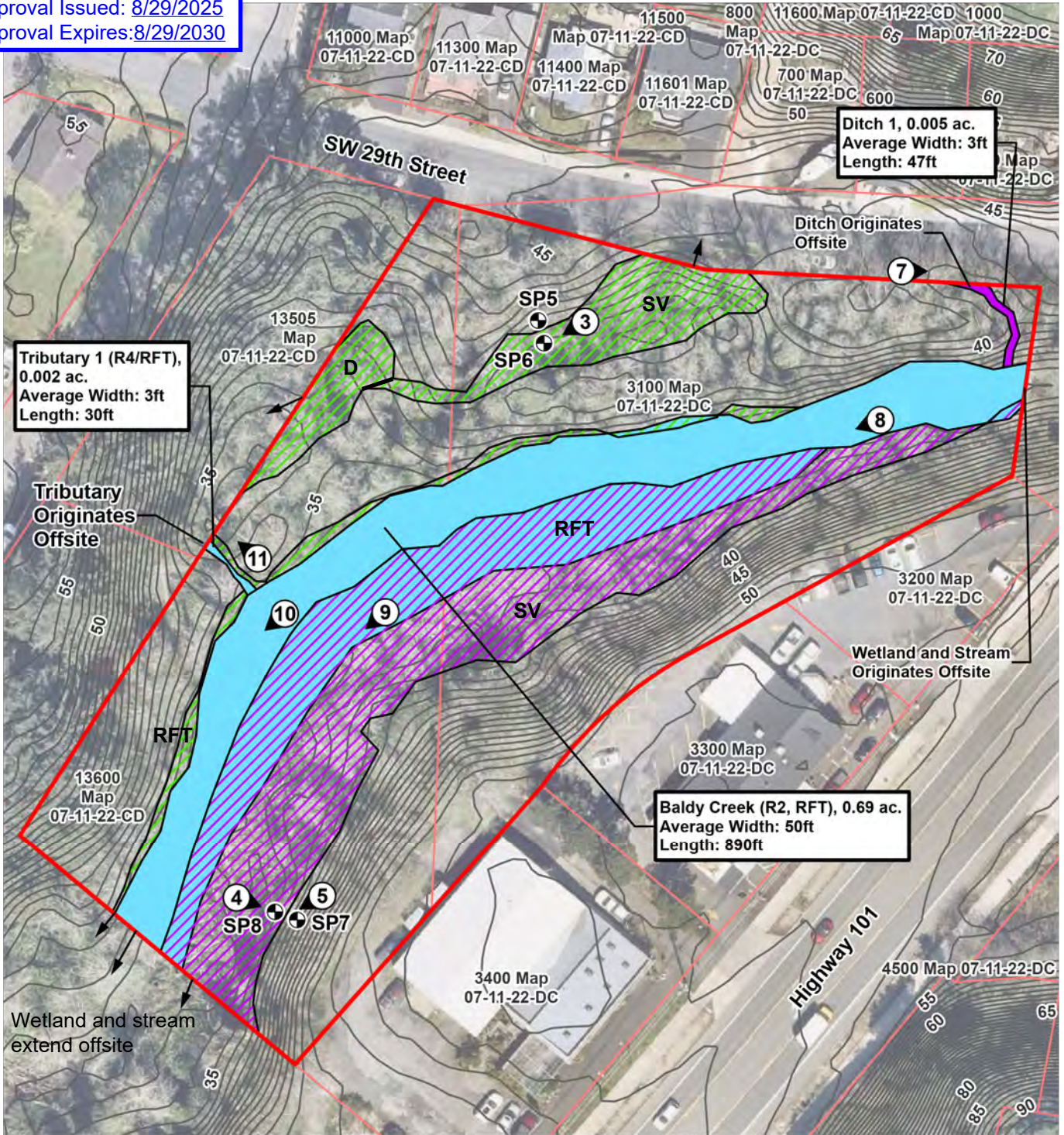


WETLAND DELINEATION OVERVIEW MAP

BALDY CREEK WETLAND DELINEATION
LINCOLN CITY, LINCOLN COUNTY, OREGON

CIT352-0312012-24011321
JAN 2025
FIGURE
6

DSL WD # 2025-0076
 Approval Issued: 8/29/2025
 Approval Expires: 8/29/2030



SOURCE: NEARMAP (2024).

Legend

Plots	Wetland B (PFO, SV/RFT), 0.65 ac.
Photo Points	Ditches, 0.005 ac. (Total)
North Study Area, 2.12 ac.	Streams OHW, 0.71 ac. (Total)
Wetland A (PFO, SVD/RFT), 0.17 ac.	1ft Contours
	Tax Lots

SCALE: 1" = 70' (8.5X11 SHEET)

PREPARED FOR: CITY OF LINCOLN CITY



WETLAND DELINEATION MAP
 BALDY CREEK WETLAND DELINEATION
 LINCOLN CITY, LINCOLN COUNTY, OREGON

CIT352-0312012-24011321
 JAN 2025

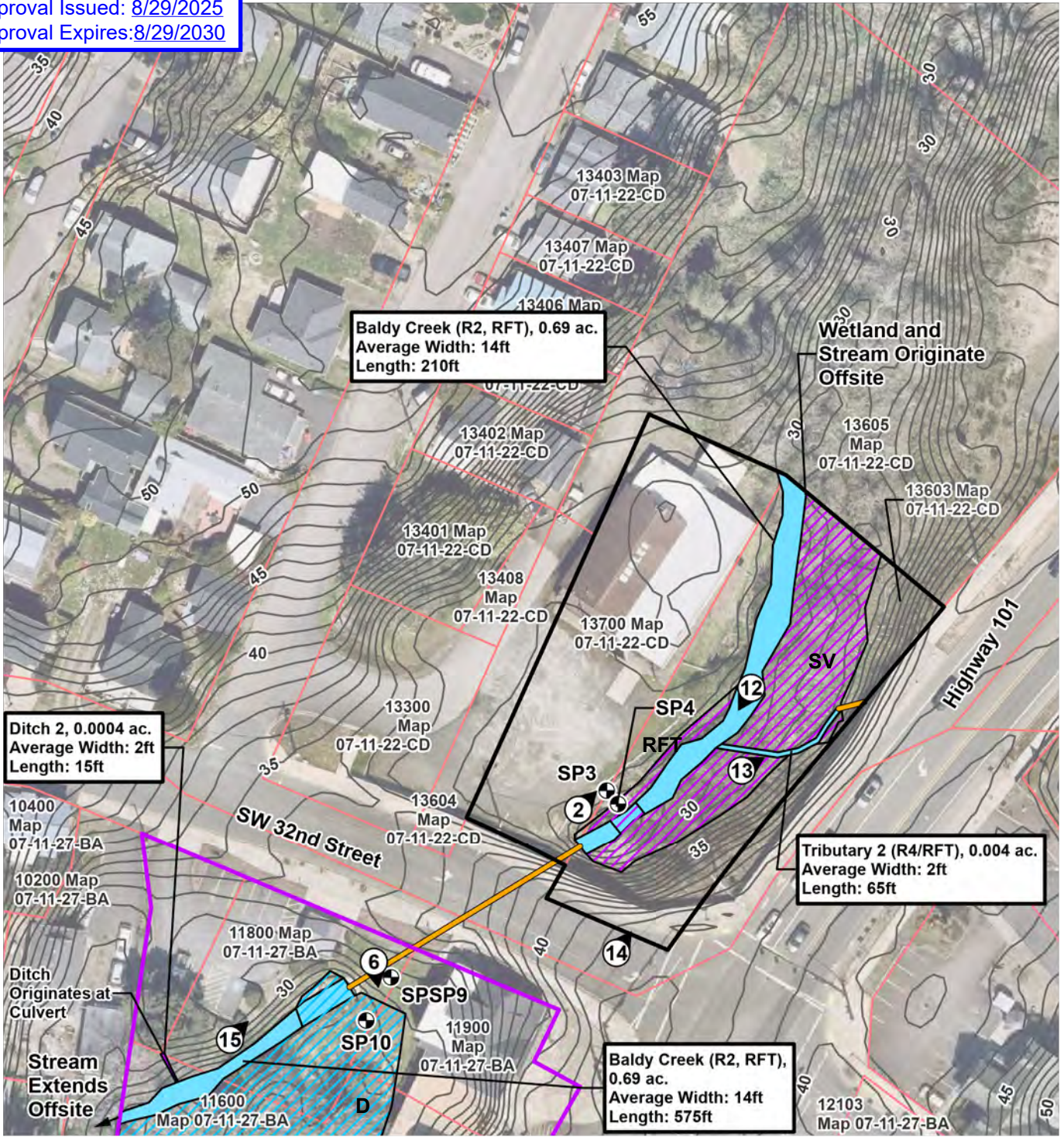
FIGURE

6A

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DSL WD # 2025-0076
 Approval Issued: 8/29/2025
 Approval Expires: 8/29/2030

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SOURCE: NEARMAP (2024).

Legend	
	Plots
	Photo Points
	Central Study Area, 0.68 ac.
	South Study Area, 2.26 ac.
	Culverts
	Wetland B (PFO, SV/RFT), 0.65 ac.
	Wetland D (PFO, SV/D), 0.93 ac.
	Ditches, 0.005 ac. (Total)
	Streams OHW, 0.71 ac. (Total)
	1ft Contours
	Tax Lots

SCALE: 1" = 70' (8.5X11 SHEET)

PREPARED FOR: CITY OF LINCOLN CITY

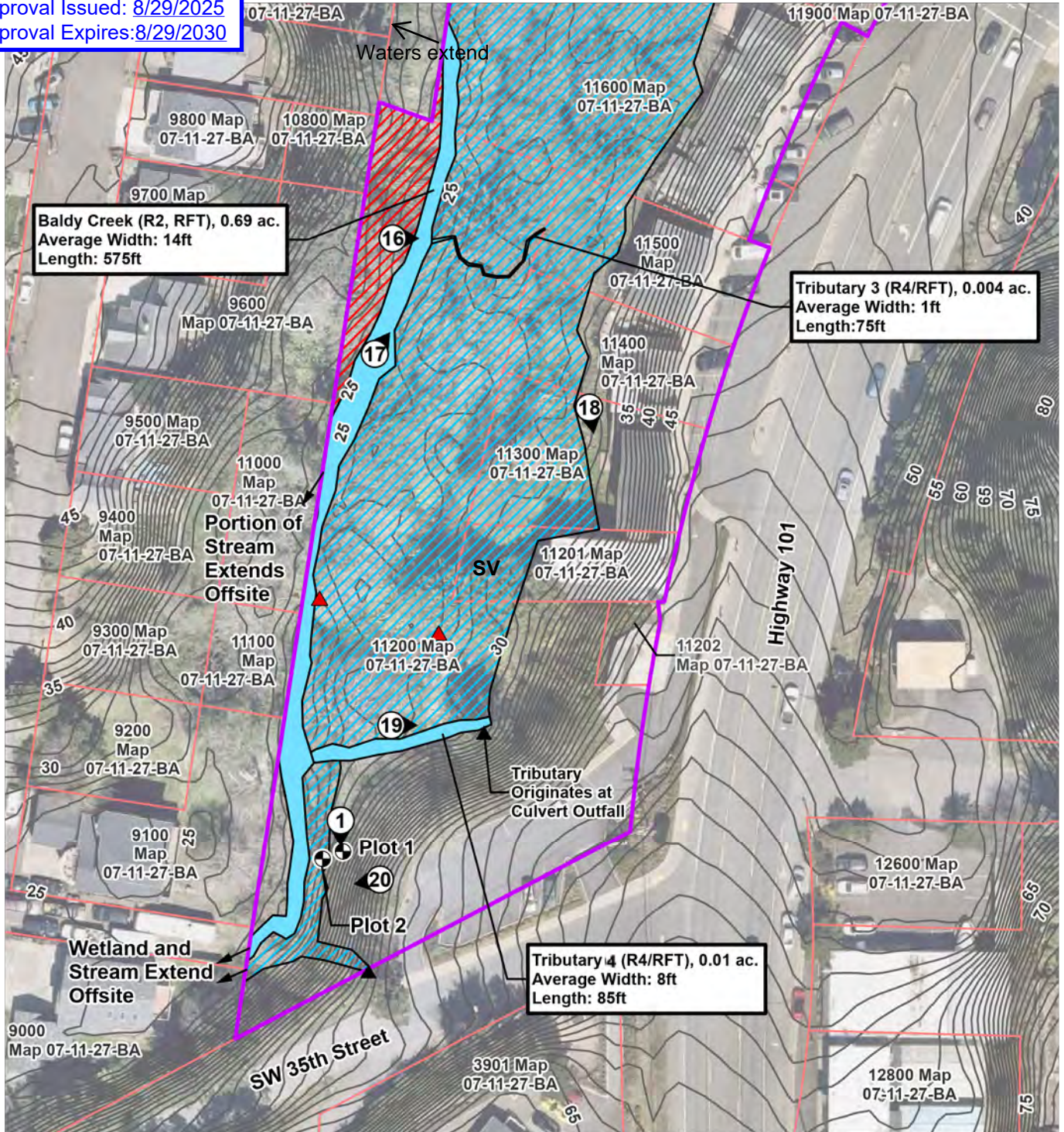


WETLAND DELINEATION MAP

BALDY CREEK WETLAND DELINEATION
 LINCOLN CITY, LINCOLN COUNTY, OREGON

CIT352-0312012-24011321
 JAN 2025
 FIGURE
6B

DSL WD # 2025-0076
 Approval Issued: 8/29/2025
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SOURCE: NEARMAP (2024).

Legend	
	Plots
	Photo Points
	South Study Area, 2.26 ac.
	Wetland C (PFO, SV), 0.07 ac.
	Wetland D (PFO, SV/D), 0.93 ac.
	Streams OHW, 0.71 ac. (Total)
	1ft Contours
	Culvert Outfall
	Sanitary Sewer Outfall
	Tax Lots

SCALE: 1" = 70' (8.5X11 SHEET)

PREPARED FOR: CITY OF LINCOLN CITY



WETLAND DELINEATION MAP

BALDY CREEK WETLAND DELINEATION
 LINCOLN CITY, LINCOLN COUNTY, OREGON

CIT352-0312012-24011321
 JAN 2025

FIGURE

6C

Filename: \\apexcos.local\PBS_L\Projects\CIT352\24011321\Maping\APRX\BaldyCreek_WetlandDelineation.aprx Plot Date/Time: 1/10/2025 11:35 AM