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Trust Land Transfer Revitalization Pilot Project

Devils Lake Packet

July 2022



WASHINGTON STATE DEPT OF
**NATURAL
RESOURCES**

Trust Land Transfer Revitalization Pilot Project: Devils Lake Packet

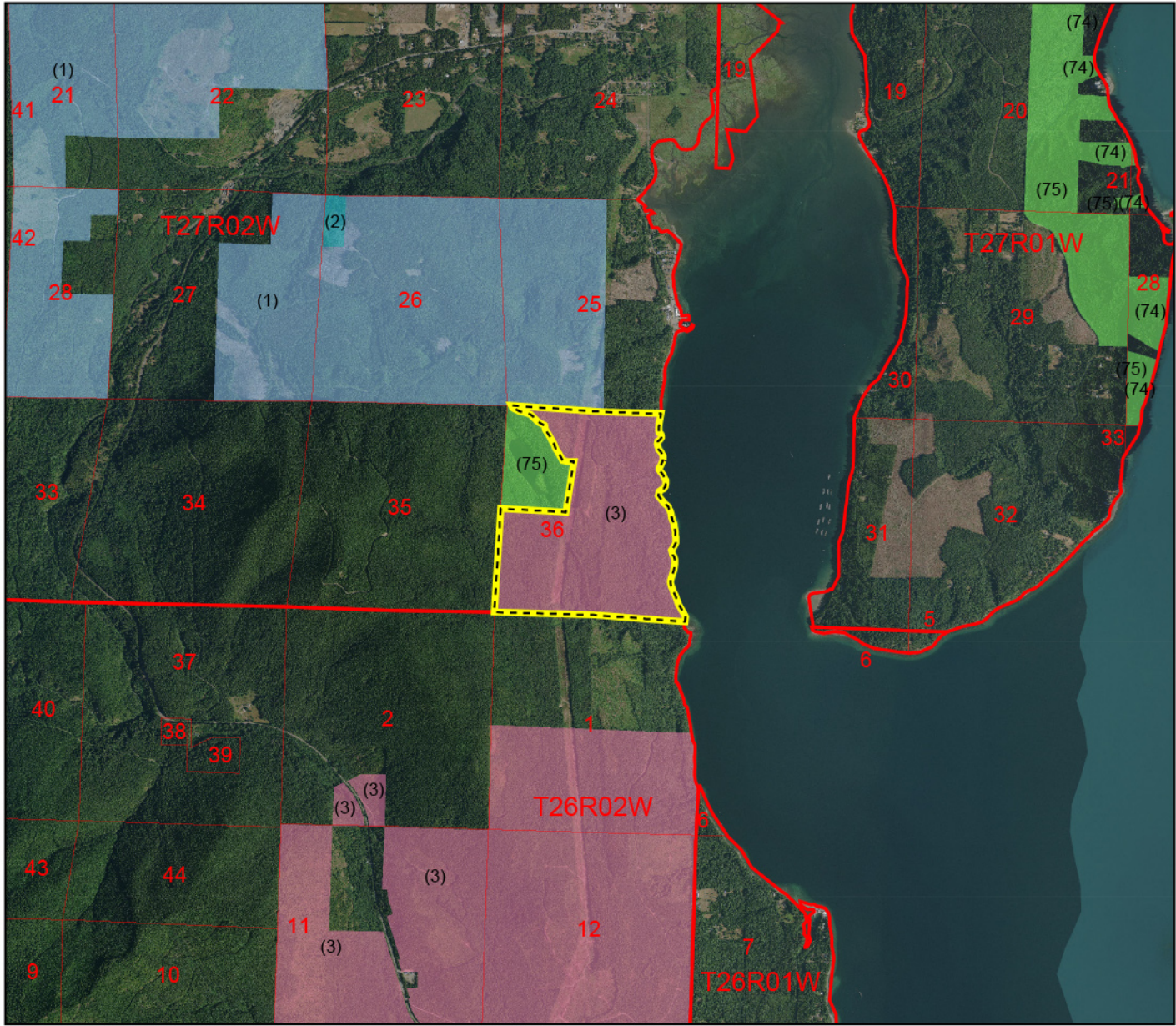
July 2022

Washington Department of Natural Resources (DNR)
Product Sales and Leasing Division
1111 Washington Street SE
PO Box 47014
Olympia, WA 98504-7014

Cover: Blakey Island Shoreline photo, Washington Department of Ecology

Map

TLT 2022 - Devil's Lake



DNR-Managed Trust Lands

- State Forest Transfer (1)
- State Forest Purchase (2)
- Common School (3)
- Agricultural School (4)
- University - Transferred (5)
- CEP and RI (6)
- Capitol Grant (7)
- Normal School (8)
- Scientific School (10)
- University - Original (11)
- Community Forest Trust (48)
- NAP / NRCA (74/75)
- Other DNR-Managed Lands

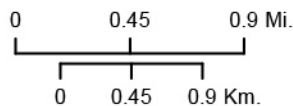
Located In

Jefferson County, Washington



Transfer Parcel(s)

Boundaries may vary at time of transfer.



Area of Detail



WASHINGTON STATE DEPARTMENT OF
NATURAL RESOURCES

Disclaimer: Extreme care was used during the compilation of this map to ensure accuracy. However, due to changes in ownership and the need to rely on outside information, the Department of Natural Resources cannot accept responsibility for errors or omissions, and therefore, there are no warranties which accompany this material.

Application and Best Interests of the Trusts Analysis

TRUST LAND TRANSFER APPLICATION

(This application is available electronically.)

Submit by 4:00 PM on June 16, 2022 for consideration for the next funding cycle

The Trust Land Transfer program is an innovative tool for the Washington State Legislature, through the Department of Natural Resources, to address several land management needs. Specifically, this tool enables DNR to achieve the following:

- Transfer out of economically under-performing state trust lands and acquire funds to purchase replacement lands with higher long-term income producing potential
- Conserve lands that have high ecological values or public benefits

Applicant Information

DNR Staff contact (if different)

Applicant's name:	DNR Natural Areas	Staff name:	
Address:	1111 Washington Street SE	Address:	
City, State, Zip:	Olympia, WA 98501-7007	City, State, Zip:	
Phone:	360-902-1785	Phone:	
E-mail:	curtpavola@dnr.wa.gov	E-mail:	

Parcel name/moniker: **Devils Lake**

Property Information

For proposals with more than one trust ownership, or in more than one county, describe parcels separately:

1.	County: Jefferson	Section: 36	Township: 27 N	Range: 2 W	B&M	Parcel#:	702361000
	County: Jefferson	Section: 36	Township: 27 N	Range: 2 W	B&M	Parcel#:	702364000
2.	What is the land currently zoned as?		Commercial Forest Parcel 1 and Rural Forest Parcel 2				
3.	What is the current land type/land cover?		Forestland				
4.	What are the current uses of the property?		Commercial Forestry and low impact recreation.				
5.	Total project acres:		415	Total acres forest:	415		
6.	Proposed receiving agency. DNR Natural Areas						
7.	What trust(s) does this property currently belong to?						
Trust #1	Common School			Acre 416	Parcel 702361000, Parcel 702364000		

Property Evaluation

Please help us picture the uniqueness or importance of this property for Trust Land Transfer.

Projects are ranked on four criteria: (1) ECOLOGICAL VALUES, (2) PUBLIC BENEFITS, (3) COMMUNITY INVOLVEMENT AND SUPPORT, AND (4) ECONOMIC IMPACTS. This information will help establish your preliminary ranking with the other projects submitted for consideration. You may attach extra pages, if needed.

The questions and statements under each criteria may be used as general guidance to describe the project in more detail. There may be other relevant or unique characteristics of the parcel, not be listed here, for each criteria that may be used to describe the property being proposed for transfer.

CRITERIA: ECOLOGICAL VALUES

This criterion focuses on the attributes of the property and the ecological values protected or gained from the transfer of the property and its resources.

Ecological values may include:

- Federal or state endangered or threatened plant, fish, or wildlife species
- Rare or unique plant or wildlife communities
- Site with ecological significance on a global, regional, state, ecosystem, or watershed level
- Habitat for wide-ranging migratory species, especially winter range
- Landscape features or ecosystem services (such as wetlands to reduce flooding, vegetative cover to provide shade and reduce surface temperature, or cover crops to limit erosion) that might alleviate or mitigate natural hazards such as flood, fire, drought, etc.
- Characteristics such as high potential for old-growth habitat, or providing continuity of wildlife corridors
- Watershed protection such as protecting water supply or buffering public drinking water supply
- Describe the parcel's ecological values. Consider factors such as the ecological and biological quality of the habitat and the habitat's role in supporting key species.
- Describe the stewardship or management practices of the receiving agency to perpetuate the ecological values of the parcel. For example, does the agency have the ability to manage, monitor and protect these values once the parcel is transferred? Would the parcel fit within the agency's long-term conservation planning efforts?
- Is the parcel near or adjacent to other protected lands, either public or private?

The Devils Lake expansion proposal would add 416 acres of DNR managed forested trust lands, including the protection of approximately 120 acres of G2S2 globally rare forest plant community of Douglas fir/western hemlock/pacific rhododendron-evergreen huckleberry and approximately one mile of scenic Puget Sound shoreline.

- Describe the stewardship or management practices of the receiving agency to perpetuate the ecological values of the parcel. For example, does the agency have the ability to manage, monitor and protect these values once the parcel is transferred? Would the parcel fit within the agency's long-term conservation planning efforts

DNR Natural Areas program has expressed willingness to accept the parcels for management through an expansion of the Devils Lake NRCA as part of their long-term planning. The 2016 Commissioners Order Number 201645, orders and directs the addition of the 416 acres.

- Is the parcel near or adjacent to other protected lands, either public or private?

The parcel is adjacent to the existing Devils Lake Natural NRCA.

CRITERIA: PUBLIC BENEFITS

Public benefits means a positive effect on the general public or one or more groups of people or community interests. Examples may include:

- Resource-based outdoor recreation¹, parks, and/or public use, including accessible opportunities
- Public green space or open space
- Distinctive scenic or aesthetic features
- Archeological, non-tribal cultural, or historical significance that have been previously documented
- Scientific research
- Outdoor education
- Describe the public benefits that are provided by this parcel now, and would continue upon the transfer, or the public benefits that would be provided by the transfer.

Transfer of this property into the Devils Lake NRCA will protect one mile of Puget Sound shoreline, help to maintain Puget Sound water quality and aquaculture, protect high quality and rare plant communities, protect native genetic tree diversity, and potentially provide for low impact recreational opportunities for the public.

- Cite any publicly reviewed or adopted plans that support the need for the public benefits identified.

DNR Commissioners Order Number 201654 dated November 29, 2016.

DNR Public Meeting 9/28/2016 in Quilcene, WA re: Devils Lake Conservation Area expansion.

- Identify the communities that would be served by the parcel.
 - Include any overburdened community², underserved population³, or vulnerable population⁴ that might receive direct public benefits from this transfer.
 - Describe how proximity to this parcel might increase the stated public benefit.

The nearest communities to the parcel are Quilcene and Chimacum, Washington. Both communities having a population of less than 500. At this time there is no legal access to the property to provide for specific public use and/or educational activities to underserved, overburdened or vulnerable population in the area at this time.

¹ Resource-based outdoor recreation is dependent on a particular element or combination of elements in the natural and cultural environments that cannot be easily duplicated by humans. Examples include but are not limited to trail use, camping, boating, swimming, picnicking, nature study.

² "Overburdened community" means a geographic area where vulnerable populations face combined, multiple environmental harms and health impacts, and includes, but is not limited to, highly impacted communities as defined in RCW 19.405.020 (ESSSB 5141 Sec. 2 (11)). "Highly impacted community" means a community designated by the department of health based on cumulative impact analyses in RCW [19.405.140](#) or a community located in census tracts that are fully or partially on "Indian country" as defined in 18 U.S.C. Sec. 1151.

³ Underserved populations ([34 USC § 12291\(a\)\(39\)](#)) means populations who face barriers in accessing victim services, and includes populations underserved because of geographic location or religion, underserved racial or ethnic populations, populations underserved because of special needs (such as language barriers, disabilities, alienage status, or age) and any other population determined to be underserved by the Attorney General or the Secretary of Health and Human Services, as appropriate.

⁴ "Vulnerable populations" means population groups that are more likely to be at higher risk for poor health outcomes in response to environmental harms (ESSSB 5141 Sec. 2 (14)). "Vulnerable populations" includes, but is not limited to: (i) Racial or ethnic minorities;11 (ii) Low-income populations;12 13 (iii) Populations disproportionately impacted by environmental harms; and14 15 (iv) Populations of workers experiencing environmental harms.

CRITERIA: COMMUNITY INVOLVEMENT AND SUPPORT

What is the level of community involvement and support for the proposed transfer?

- To what extent has the community been provided with an opportunity to become informed about the project and provide input?
 - Describe efforts to identify and contact all interested parties.
- Describe the level of involvement and support by the community, including local citizens, local organizations, local elected officials, interest groups, volunteers, public agencies, and others.
- Explain any known opposition to the transfer and any efforts to mitigate or address this opposition. Provide an explanation of why the transfer should be moved forward despite any community opposition.
- Describe any outreach efforts to overburdened communities, underserved populations, or vulnerable populations regarding this proposed transfer and the feedback received.

9/28/2016 Community Meeting on Devils Lake Conservation Area proposed expansion held in Quilcene, Washington. Outreach was made to local, state and federal government officials and agencies, environmental groups and interested stakeholders as well as advertised in local media prior to the public meeting. Outreach was made to the Port Gamble S’Klallam Tribe, the Point No Point Treaty Council, the Jamestown S’Klallam Tribe, the Lower Elwha Klallam Tribe and the Skokomish Indian Tribe. Interest groups expressing support for the NRCA expansion include Jefferson County Board of Commissioners, Northwest Watershed Institute, Port Gamble S’Klallam Tribe, Olympic Forest Coalition, and Olympic Peninsula Chapter Washington Native Plant Society.

There is no known opposition to the transfer at this time.

CRITERIA: ECONOMIC VALUES

Examples of economic industries could include the following:

- Commercial leasing
- Local Recreation
- Local Tourism
- Forest products
- Non-forest products
- Local public services
- Shellfish
- Agriculture
- Other

Describe the potential positive or negative economic values associated with the transfer.

Trust will dispose of property that is difficult to manage for timber revenue and receive funds to purchase property more suitable to trust and forest management.

Applicant's Comments Section

Other comments you may wish to add about your Trust Land Transfer proposal or property uniqueness.

Receiving Agency Information Section

1. Proposed receiving agency: DNR's Natural Areas
2. Has the proposed receiving agency been contacted and confirmed interest in this proposed transfer?
 Yes No

If yes,

Please provide contact information at the proposed receiving agency	Contact name: Curt Pavola	Phone Number 360- 902-1032	Email Curt.pavola@dnr.wa.gov
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3. Is there a comprehensive or landscape management plan that would apply to this property once transferred?
 Yes No **The DNR “[NRCA Statewide Management Plan](#)”**
 If yes, please send a copy with your application

4. Describe how this parcel fits within the context of the receiving agency's long-term management plans. Please include any information that supports the agency's capacity for managing the parcel and preserving the ecological value and/or public benefits associated with the parcel. If forested, does the receiving agency have the resources and/or any plans for ensuring forest health and reducing fire risk?

The transfer lands are an addition to an existing DNR-managed natural resources conservation area (NRCA), which will continue to be managed under the NRCA Statewide Management Plan until a site-specific plan is written. The transferred trust lands will continue to be included for their conserved forest and habitat features under the DNR Habitat Conservation Plan. Funding for land management will be requested as an addition to the operating budget for the DNR Natural Areas Program.

Liens and Encumbrances Section

Liens and Encumbrances

Please list any and all liens and encumbrances on the property proposed the Trust Land Transfer Program. Examples of liens and/or encumbrances include: utility easements, public rights of way, water flow or water use restrictions, septic systems or water easements, dump sites, long-term harvest deferrals, other environmental hazards, transportation corridors, etc.

Easements 50-025181, 50-026181, 50-019972, 50-032621 Bonneville Power Administration – Access Roads
Easement 50-019973 Bonneville Power Administration – Transmission Lines

Testimony and Affiliation

The information in this application is true to the best of my knowledge and beliefs.

DocuSigned by:
Mona Griswold
C36B8A521B664A8...

6/13/2022

Signature

Date

Olympic Region Manager
Title/position

WA Department of Natural Resources
Organization

E-Mail the completed application to:

**TLT – Best Interests of the Trust Analysis:
Devils Lake (415 acres)
Date: June 22, 2022; Many Contributors**

Quantitative assessment (Productivity and Operability)

1. Forest Lands Productivity	Site index score: Site Class 3 to 4	Potential Harvestable Acres: 124.4 Net Present Value and Bare Land Value ¹ : <table border="1" style="margin: 10px auto;"> <thead> <tr> <th>Discount Rate</th> <th>NPV</th> <th>NPV per Harvestable Acre</th> <th>BLV</th> <th>BLV per Harvestable Acre</th> </tr> </thead> <tbody> <tr> <td>3%</td> <td>\$ 1,134,482</td> <td>\$ 9,123</td> <td>\$ 68,971</td> <td>\$ 555</td> </tr> <tr> <td>4%</td> <td>\$ 1,085,345</td> <td>\$ 8,728</td> <td>\$ (6,380)</td> <td>\$ (51)</td> </tr> <tr> <td>5%</td> <td>\$ 1,043,516</td> <td>\$ 8,392</td> <td>\$ (43,929)</td> <td>\$ (353)</td> </tr> <tr> <td>6%</td> <td>\$ 1,007,819</td> <td>\$ 8,105</td> <td>\$ (63,534)</td> <td>\$ (511)</td> </tr> </tbody> </table>	Discount Rate	NPV	NPV per Harvestable Acre	BLV	BLV per Harvestable Acre	3%	\$ 1,134,482	\$ 9,123	\$ 68,971	\$ 555	4%	\$ 1,085,345	\$ 8,728	\$ (6,380)	\$ (51)	5%	\$ 1,043,516	\$ 8,392	\$ (43,929)	\$ (353)	6%	\$ 1,007,819	\$ 8,105	\$ (63,534)	\$ (511)
	Discount Rate		NPV	NPV per Harvestable Acre	BLV	BLV per Harvestable Acre																					
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	6%		\$ 1,007,819	\$ 8,105	\$ (63,534)	\$ (511)																					
	Tree type: Douglas fir, western hemlock, western redcedar																										
	Stand condition/Base age: 18 to 134 years old																										
Net present value: see table to right																											
Topography: Foothills of eastern Olympic peninsula, some steep slopes																											
Climate: 53 inches of annual rainfall																											
Timber Volume ² : 3,789.9 mbf																											
Planned Harvests: One planned harvest for 2040.	Yarding Systems Required: Ground-based and cable																										
	Road Access: 7 out of the 12 stands currently have active roads through them or adjacent. The remaining stands with harvestable acres would require new construction and some (those in the southwest of the property) may require a road use permit over the U.S. Forest Service to access.																										
2. Non-forest lands productivity	Current Use:	N/A, forested parcel																									
	Lease type/revenue:																										
	Harvest levels/crop, if any:																										
	Soils (identified farmlands of commercial significance):																										
	Water rights:																										

¹ Bare land value calculations included a 45-year rotation receiving the full suite of silvicultural treatments regularly employed by the DNR.

² Harvestable areas only. Either current volume if merchantable or future volume at age 55 if pre-merchantable.

	Infrastructure improvements:	
3. Physical	Access/lack of access:	A large percentage of this parcel is unharvestable, making it difficult to manage for timber harvest. Reasons that limit the harvestable acres include unstable slopes, riparian areas, gene pool reserves, potential or known marbled murrelet long-term forest cover, and a utility corridor.
	Unstable or steep slopes/ <i>acres affected</i> :	
	Unharvestable areas/ <i>acres affected</i> : 142.9 acres	
	Other: Riparian, 109.3 acres. Non-forested, 38.9 acres.	
	Percent of parcel unharvestable:70%	
4. Ecological	Water resources/ <i>acres affected</i> : Riparian, 109.3 acres	There is one natural forest ecosystem on the property that is in the Natural Heritage Database which is the Douglas-fir - Western Hemlock / Pacific Rhododendron - Evergreen Huckleberry Forest. It has a state ranking of imperiled (S2) and a global ranking of imperiled (G2). This natural forest ecosystem covers approximately 34% of the property.
	Unique site features (bogs, cliffs, landscape features, etc. / <i>acres affected</i>):	
	Endangered or protected species/ <i>acres affected</i> :	
	Protected plant species/ <i>acres affected</i> : Natural forest ecosystems, see additional information to the right.	
	Known cultural resources/ <i>number of sites</i> : 5	
	Proximity to other conserved or scenic lands: Limited access/see social pressure	
	Other: None	
Qualitative Assessment		
5. Social Pressure	Public use/trails:	Current public use is limited on this property due to lack of access. The small town of Quilcene is approximately 2 miles away along with the town of Brennan which is to the south of the subject property. Neither town is growing rapidly and there is limited pressure on this parcel from the local population. There is rural residential development north and south of the property.
	Proximity to urban areas:	
	Proximity to residential land:	
	Other: none	

<p>6. Environmental Pressure</p>	<p>Public concerns with natural resource management pertaining to perceived/real environmental conditions on the property:</p> <p>Other: none</p>	<p>General concerns about timber harvesting activities in Jefferson County are significant. This property is adjacent to an existing NRCA surrounding Devil's Lake which has a trail system that the public uses. This property is also highly visible from Quilcene Bay.</p>
<p>7. Policy Risk and Governance</p>	<p>Resource Management challenges:</p> <p>Impacts to Harvest levels:</p> <p>Impacts to Current Use:</p> <p>Proximity to other DNR managed land (or) Isolation from other trust lands:</p> <p>Other: none</p>	<p>DNR field staff indicate that approximately 75% of the site is unharvestable due to steep slopes and remaining harvest operations are limited. There is a recognized native plant community within this general area that has been identified from prior planned timber sales and staff believe it also exists on this property. This property is also isolated from other DNR properties actively being harvested.</p>
<p>8. Land Use Analysis</p>	<p>Current zoning:</p> <p>Comprehensive Plan designation:</p> <p>Existing development trends:</p> <p>Other: none</p>	<p>The property is currently zoned Commercial Forest (80-acre min.) and Rural Forest (40-acre min). Zoning designations to the north are Rural Residential 20 and Rural Residential 5 to the south, however most of the land outside these pockets of residential zoning are zoned for forest use. Because of this development pressure (outside of increasing recreation use) is minimal.</p>
<p>9. Other DNR program opportunity</p>	<p>Other disposal strategies</p> <ul style="list-style-type: none"> • Public auction • Direct Transfer to public agency • Exchange • Lease for alternative land use • Hold as transition land for future development or transition 	<ul style="list-style-type: none"> • Public auction: Rejected to preserve unique character of site and widespread public support for open space, visual impact, recreation or conservation. • Direct Transfer: Rejected due to insufficient funding from receiving agency. • Exchange: Rejected due to unlikely suitable exchange parcel based on access issues and steep slopes. • Land use lease: Rejected due to lack of demand or non-competitive viable return on potential lease opportunity. This parcel is not suitable for alternative energy generation for the following reasons: <ul style="list-style-type: none"> ○ Being densely forested and small (415 acres), this parcel is not suitable for solar power. ○ This parcel is not suitable for wind power because it includes a globally rare forested plant community. • Designate as transition land: This property is not a likely candidate for the transition lands program since it is not located near any significant high growth areas and development would be significantly limited due

		to steep slopes, lack of access and protection required for native plant communities.
Summary of Property Assessment:		
<u>This property has features present that limit its potential for long-term trust management and revenue which include the following:</u>		
<ul style="list-style-type: none"> • Puget Sound shoreline with riparian, forest practices and critical areas restrictions • Approximately 70-75% of the property is non-operable under current DNR harvest restrictions due to shoreline and riparian restrictions, policy and forest certification restrictions relating to natural heritage plant communities, gene pool reserves, utility corridors and former restrictions that combine to create uneconomic remainder small slivers of land. • Public interest in the protection of Puget Sound for shellfish, salmon protection and other aquatic species. • Public interest in the protection of rare and uncommon plant communities • Zoning limited to larger acreage tracts of 40 and 80 acres limit the number of residences that are permitted • Eastern Jefferson County citizens recently appear to generally be critical of timber harvests 		
<u>This property has features present that are positive which include:</u>		
<ul style="list-style-type: none"> • Extensive Puget Sound water frontage • Scenic views of Puget Sound to the east • Natural area with lake nearby • Proximity to other DNR and USFS tracts of land provide a feeling of seclusion for landowners desiring relative solitude who have the means to pay for it. 		
Best Interests of the Trust DNR Recommendation:		
Recommend keeping this parcel on the TLT parcel list for the pilot project.		
Internal staff administrative valuation of entire parcel:		
Based on fair market value For internal use only; does not constitute an appraisal		
Date: 7/6/22	Provisional estimate: \$2,500,000	Summary: 1) Inclusion of location, asset class, trust, acres, land and improvement value, and projected cash flow 2) Identify industry standards for fair market value (FMV) 3) Obstacles/encumbrances/assumptions that might affect FMV

Formal appraisal summary: Formal appraisal will be completed if transfer is funded for TLT funding by the Legislature.

Date:	Appraisal:	Summary: <ol style="list-style-type: none">1) Inclusion of location, asset class, trust, acres, land and improvement value, and projected cash flow2) Identify industry standards for fair market value (FMV)3) Obstacles/encumbrances/assumptions that might affect FMV
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Additional Information

COMMISSIONER'S ORDER

NUMBER 201645

STATE OF WASHINGTON
DEPARTMENT OF NATURAL RESOURCES
Peter Goldmark, Commissioner of Public Lands

COMMISSIONER'S ORDER

Whereas, the Washington State Legislature, through Chapter 79.71 RCW, Washington Natural Resources Conservation Areas (NRCA) Act, found that there is an increasing and continuing need by the people of Washington for certain areas of the state to be conserved, in rural as well as urban settings, for the benefit of present and future generations; such areas are worthy of conservation for their outstanding scenic and ecological values and provide opportunities for low impact public use; acquisition of property or rights in property is necessary to protect these areas for public purposes; and there is a need for a state agency to act in an effective and timely manner to acquire interests in such areas and to develop appropriate management strategies for conservation purposes, and

Whereas, pursuant to Chapter 79.71 RCW, the state Department of Natural Resources is authorized to transfer state-owned trust lands and acquire private lands for the creation of natural resources conservation areas as necessary to achieve the purposes of this Chapter, and

Whereas, as required by RCW 79.71.060, the Department held a public hearing on October 25, 2016, in Jefferson County, Washington, to receive public comment on the expansion and boundary designation of the Devils Lake Natural Resources Conservation Area, and

Whereas, the Department has determined that the area described below should be designated as natural resources conservation area; the area is ecologically important and contains resources and characteristics worthy of consideration for conservation purposes, as defined in RCW 79.71.010.

It is THEREFORE ORDERED AND DIRECTED that the Devils Lake Natural Resources Conservation Area be expanded to include approximately 415 additional acres in Section 36 in Township 27 North, Range 2 West for a total boundary acreage of approximately 495 in Section 36 in Township 27 North, Range 2 West in Jefferson County, Washington, as indicated on the attached boundary map dated August 31, 2016.

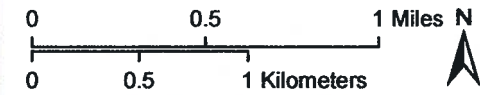
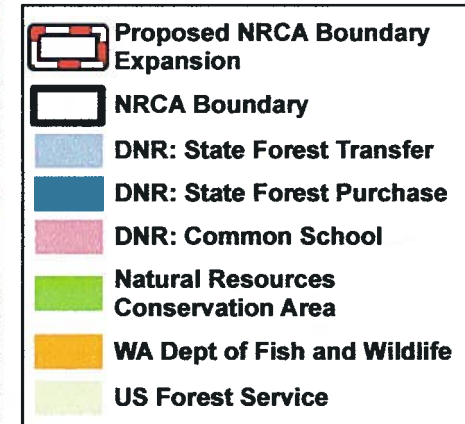
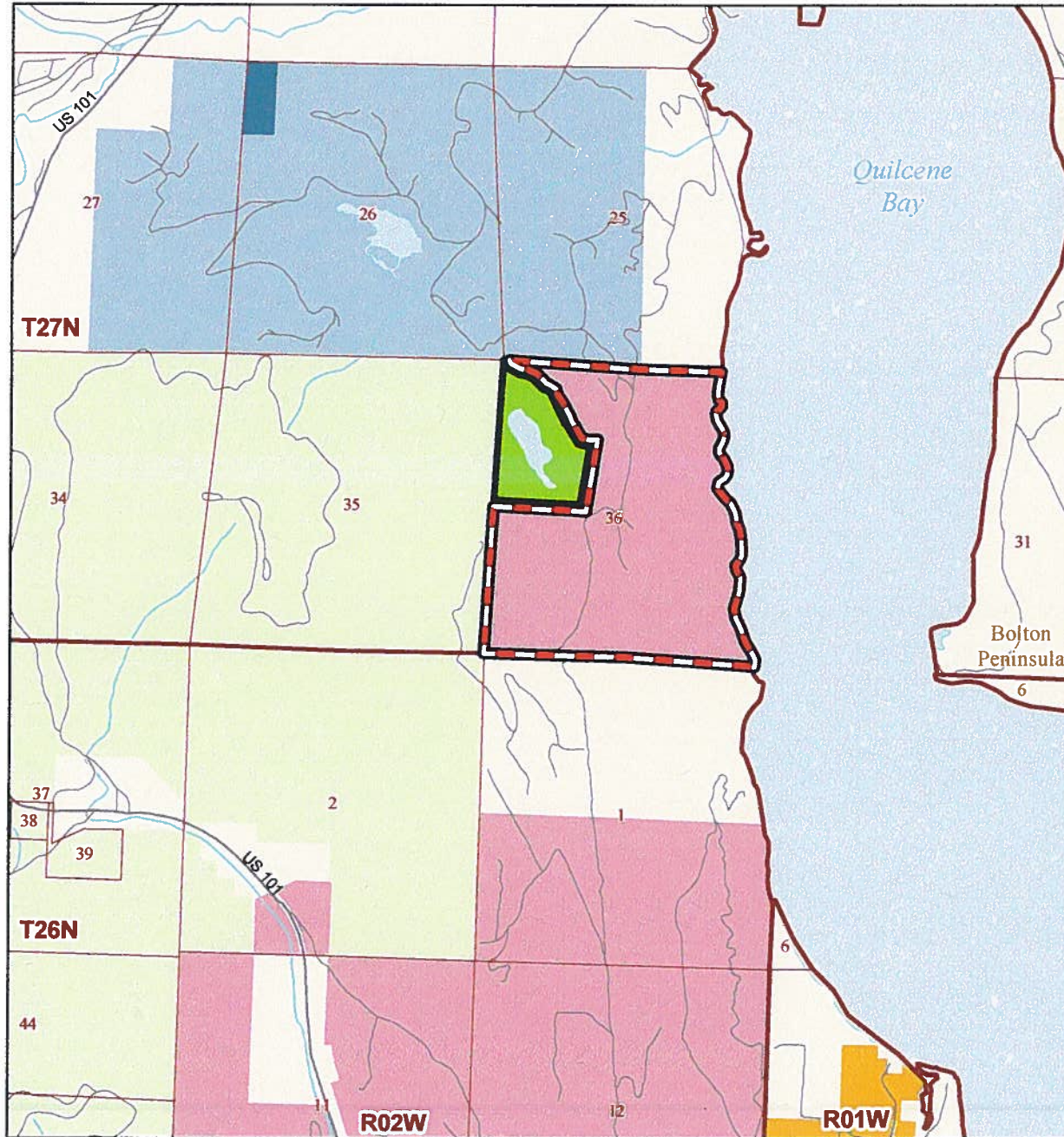
Dated this 29th day of November, 2016.

STATE OF WASHINGTON
DEPARTMENT OF NATURAL RESOURCES



Peter Goldmark
Commissioner of Public Lands

Proposed Boundary Devils Lake Natural Resources Conservation Area Puget Trough Ecoregion



Disclaimer: Extreme care was used during the compilation of this map to ensure accuracy. However, due to changes in the ownership and the need to rely on outside information, the Department of Natural Resources cannot accept responsibility for errors or omissions, and therefore, there are no warranties which accompany this material.

DRAFT
SUBJECT TO CHANGE
8/31/16

Rebecca Niggemann





Department of Natural Resources Natural Areas Program

Conservation Areas in East Jefferson County:

Dabob Bay Natural Area and Devils Lake Conservation Area

Public Meeting
Wednesday, September 28, 2016
Quilcene, WA

Department of Natural Resources Staff

John Gamon, Natural Heritage Section Manager
Curt Pavola, Natural Areas Program Manager



Agenda

6:00 Welcome and Meeting Overview

6:10 Introduction to the Natural Areas Program and Proposed Boundary Expansions for Dabob Bay Natural Area and Devils Lake Conservation Area

6:30 Audience Q&A

Receiving Comments:

- Comment cards
- Public Hearing on October 13
- Letters or emails by October 21

8:00 Adjourn



Washington State Department of Natural Resources

- **Fire Prevention and Suppression**
 - On over 12 million acres of forest lands
- **Protecting Resources**
 - Regulating forest harvest
 - Surface mining reclamation, including permitting and enforcement



Washington State Department of Natural Resources

- **Public Land Manager**
 - **2.9 Million Acres of Uplands**
 - **Forest, Agricultural, Grazing, Urban Lands**
 - **2.4 Million Acres of Aquatic Lands**
 - **Navigable Bedlands, Tidelands, Shorelands**
 - **158,000 Acres of Conservation Lands**



Natural Areas Program Overview

- **Natural Area Preserves Act (1972)**
 - **Legislature established protection for... Areas of land and water that have retained their natural character, important to preserving rare or vanishing flora, fauna, geological, natural historical or similar features of scientific or educational value.**
RCW 79.70.020
- **Natural Heritage Program (1977)**
- **Natural Resources Conservation Areas Act (1987)**
 - **Legislature established to conserve... Lands with high priority for conservation, natural systems, wildlife and low impact public use.**
RCW 79.71



Natural Areas Mission

Conserving Washington's native species and ecosystems, today and for future generations



High-Quality Ecosystems



Rare Plant Species



Rare Animal Species

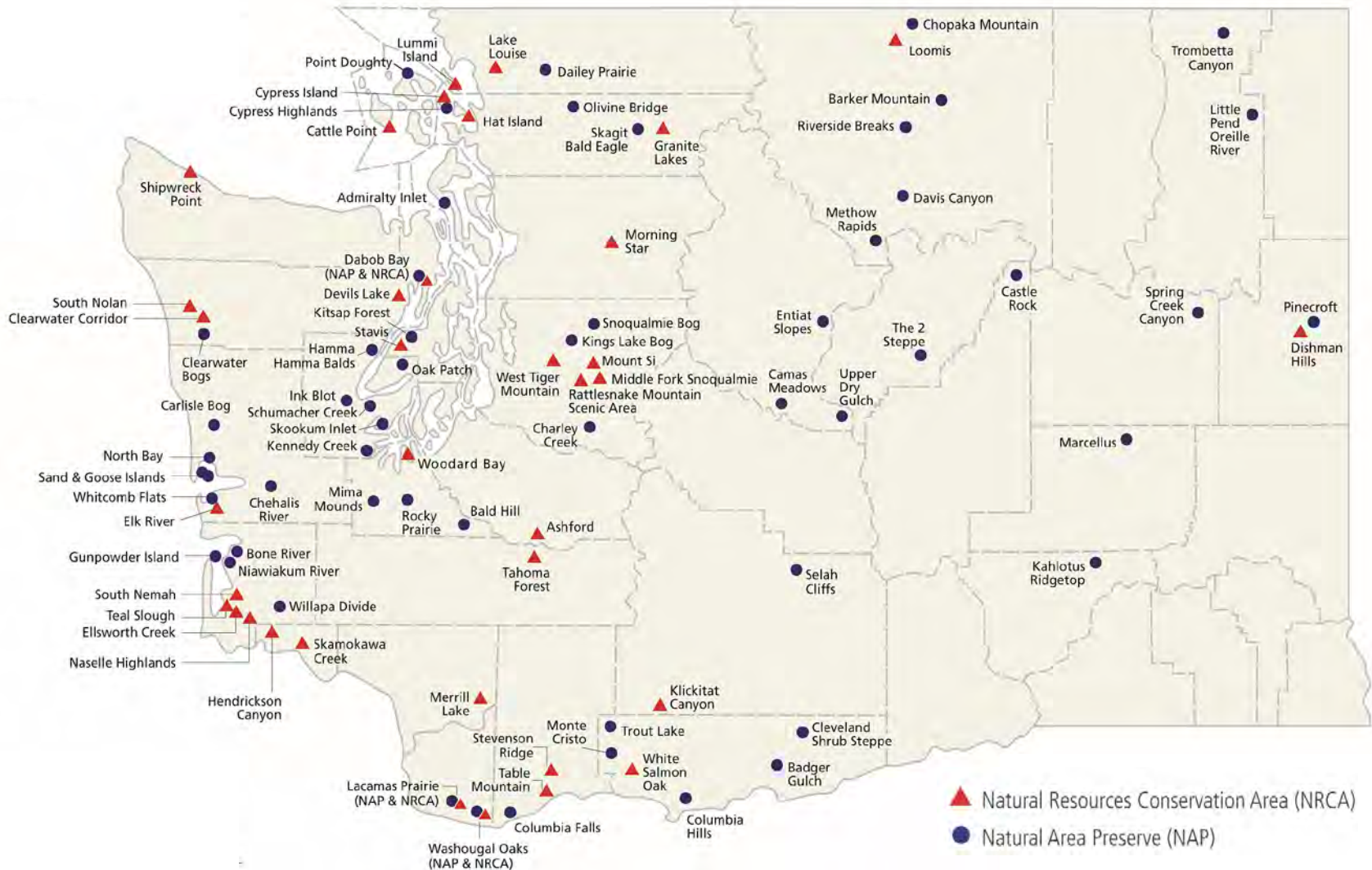


Conservation Lands

- **92 sites currently total more than 158,000 acres, which is about 2.5 percent of DNR-managed lands**
- **Two Conservation Categories**
 - **Natural Area Preserves**
 - **Natural Resources Conservation Areas**

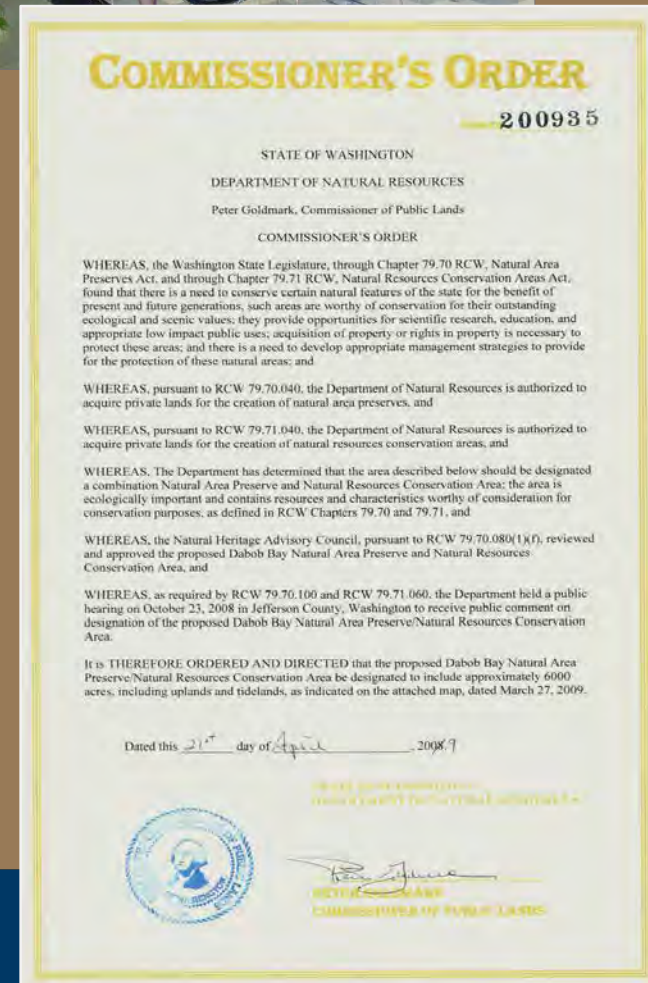


56 Preserves and 36 Conservation Areas



Conservation Area Designation Process

- Candidate sites are identified by DNR and conservation partners
- Sites are reviewed by program ecologists and other DNR staff
- Proposal goes out for public review and a boundary hearing
- DNR staff submit the proposal to the Commissioner of Public Lands -- including all public comments -- for final decision
- Funding is sought
- Lands are acquired from willing sellers



Natural Areas Management

- **Site-based decision making, guided by science**
- **Focus on conservation priorities and site-specific natural features**
- **Identifying public use and facilities needs**
- **Working with the public and conservation partners through boundary hearings, the management planning process, and management action review opportunities**



Proposals for Boundary Expansions

Dabob Bay Natural Area and Devils Lake Conservation Area



Key Conservation Features

Devils Lake Conservation Area

- **An 80 acre site designated in 2002**
- **Four priority conservation features:**
 - **low elevation lake**
 - **low elevation freshwater wetland**
 - **forested sphagnum bog**
 - **high conservation value forest**
- **Expansion proposal would add:**
 - **415 acres of DNR-managed forested trust lands, including additional high conservation value forest**
 - **> 1 mile of undeveloped, coastal bluff / shoreline**

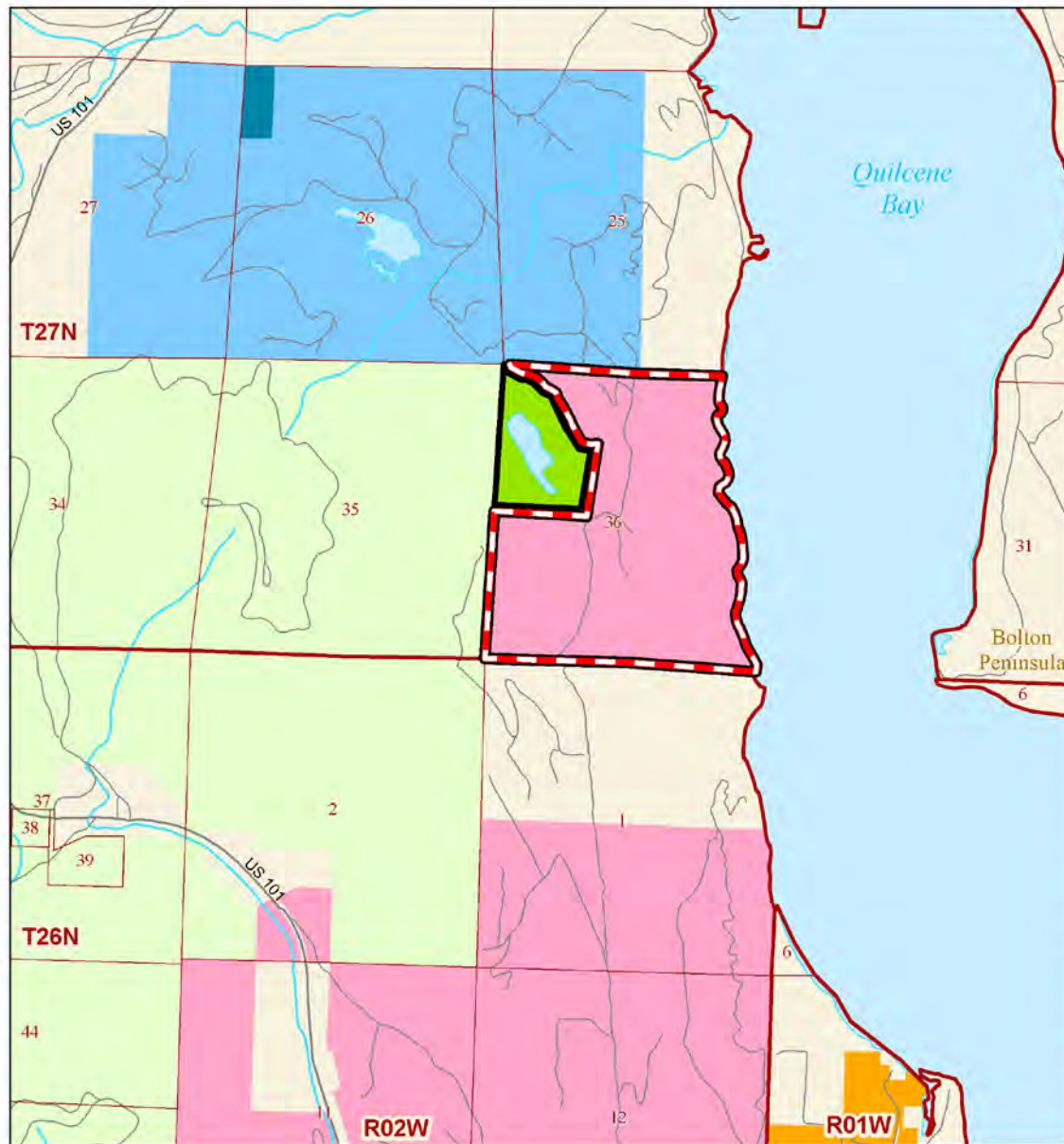


Devils Lake NRCA - Expansion Area Shoreline

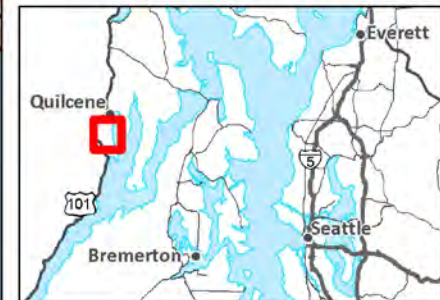
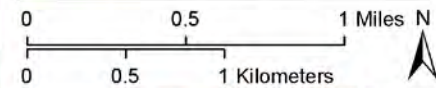


Proposed Boundary Devils Lake Natural Resources Consevation Area

Puget Trough Ecoregion



- Proposed NRCA Boundary Expansion
- NRCA Boundary
- DNR: State Forest Transfer
- DNR: State Forest Purchase
- DNR: Common School
- Natural Resources Conservation Area
- WA Dept of Fish and Wildlife
- US Forest Service



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Rebecca Huggemann



Previous Acquisition at Devils Lake

- Trust Land Transfer Program in 2002
- \$517,000 appropriated by the Legislature

TRUST LAND TRANSFER PROGRAM

Legislative funds:

- ▶ Provide revenue for school construction,
- ▶ Acquire special properties for public benefit.

Property ownership is transferred to public agencies:

- ▶ DNR (NRCA/NAP)
- ▶ State Parks
- ▶ WDFW
- ▶ Counties/Cities

80% The timber value is used directly to fund school construction.

20% The bare land value goes toward buying replacement lands. Future revenue from replacement lands also funds school construction.

Legislative money buys original trust land.

Common School Construction Account



Key Conservation Features

Dabob Bay Natural Area

- **Currently 2,771 acres owned and managed by DNR**
- **Priority conservation features include:**
 - **The core area in "natural area preserve" management since 1984 to protect:**
 - **rare salt marsh and sand spit plant communities**
 - **one of Washington's highest functioning coastal spit and tidal wetland systems**
 - **In 2009, the site expansion added preserve lands and new conservation lands, adding protection for:**
 - **shoreline and feeder bluffs,**
 - **riparian corridors**
 - **high conservation value forest**



Key Conservation Features

Dabob Bay Natural Area

- **Expansion proposal would add:**
 - **3.2 miles of steep, forested slopes along western Toandos Peninsula with similar habitat values as the existing natural area**
 - **DNR-owned parcel (Lemons) with high conservation value forest**
 - **Landscape connectivity to neighboring forested parcels**
 - **Landscape connectivity from existing DNR-owned natural area across Toandos Peninsula to Hood Canal**





DNR parcel on Lemonds Drive -- photo by Keith Lazelle



Key Conservation Features

Dabob Bay Natural Area

- **Expansion proposal would add:**
 - **Thorndyke Bay -- one of the largest and least developed high quality salt marsh estuaries identified in the Hood Canal and Straits of Juan De Fuca region by the Point No Point Treaty Council report (2006)**
 - **nearly 90 acres including the sand spit, tidal marsh and lagoon, and a 160 acre DNR parcel that includes high quality riparian forest and wetlands.**
 - **Thorndyke Bay includes four priority conservation features identified in the Natural Heritage Plan:**
 - **moderate salinity high marsh**
 - **sandy, moderate salinity low marsh**
 - **transition zone wetland**
 - **coastal spit with native vegetation**



Thorndyke Bay

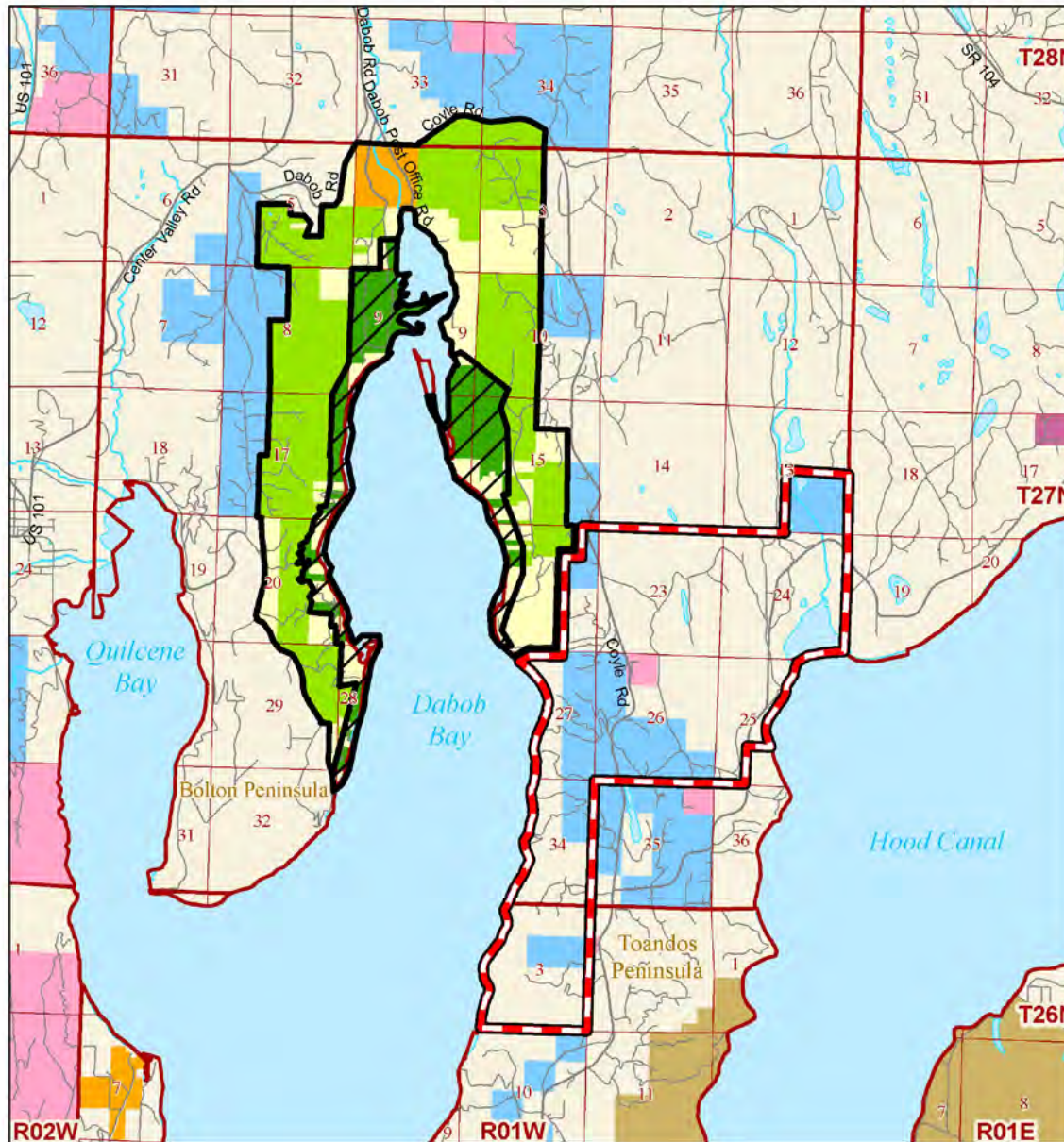


Aquatic Farm sign



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-  Lands Eligible for Inclusion



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Previous Acquisition at Dabob Bay

- **Original Natural Area Preserve, from 1987 through 1997**
 - Nine transactions, \$1.3 million
 - Federal and state grants
- **Expanded preserve boundary and conservation area, from 2010 through June 2016** (state Fiscal Year 2016)
 - Trust Land Transfer, \$11.1 million
 - 63 transactions, \$10.9 million
 - Federal and state grants, donations, U.S. Navy cost share funds



Site Success

2009

Acquisition Funding for Dabob Bay Natural Area

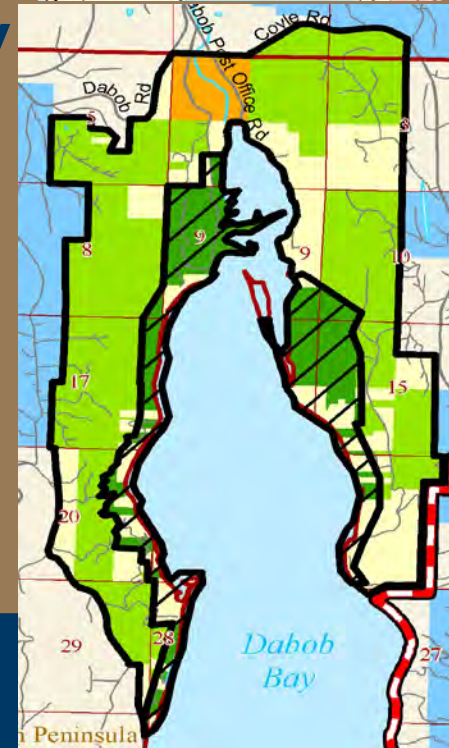
- Coastal Estuarine Land Conservation (NOAA)
- WA Wildlife and Recreation Program (state grants)
- Trust Land Transfer
- National Coastal Wetlands (USFWS)
- U.S. Navy cost share
- Private conservation, donations & other



Today

Restoration Grants for Dabob Bay Natural Area

- WA Wildlife and Recreation Program (DNR)
- Other federal & state grants (conservation partners)



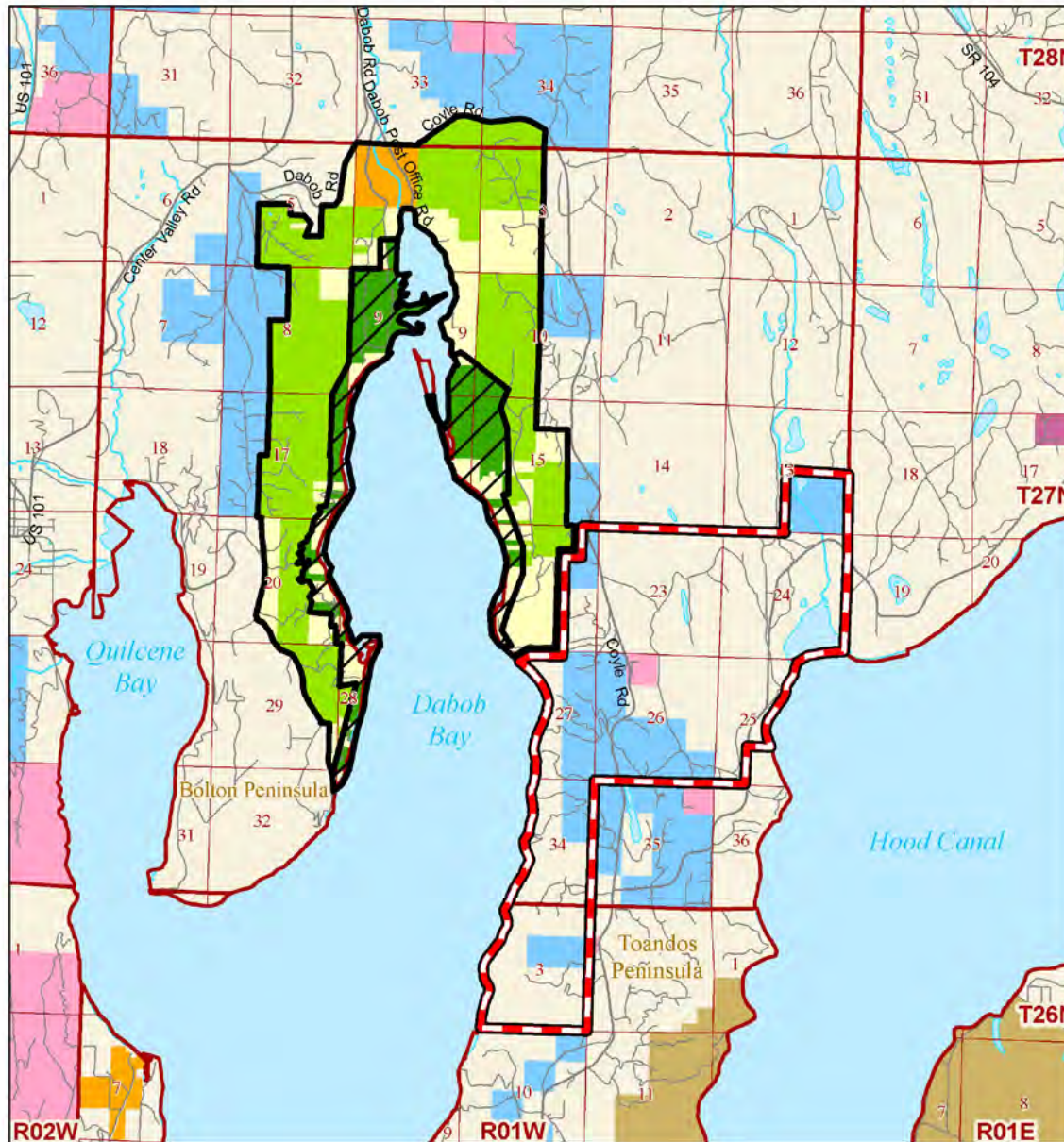
Future Acquisition at Dabob Bay: Potential Fund Sources

- **Federal grants**
- **U.S. Navy cost share funds**
- **State grants**
- **Private contributions**
- **Trust Land Transfer**
- **Inter-Trust Exchange**



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Inter-Trust Exchange

General Steps

- **Select candidate exchange parcels**
- **Collect parcel information; receive public testimony**
- **Complete valuation of equivalent parcels**
- **Present exchange proposal to Board of Natural Resources**
- **Present TLT proposal to Board of Natural Resources**
- **Upon BNR approval, complete the Inter-Trust Exchange and the TLT**



Inter-Trust Exchange

Exchange Balancing

- **Equivalent market value between the trusts in the exchange.**
- **Location, soil productivity, timber age and volume, access, revenue potential, zoning are all considered in creating an exchange between trusts.**
- **Appraisal results will be used to determine the exchange balance.**



Next Steps

- **DNR reviews comments from tonight's meeting**
- **DNR presents boundary proposals at an October 13 public hearing for formal comment, and via mail/email through October 21**
- **Following the comment period, DNR makes a final recommendation, including all public comments, for consideration by Commissioner of Public Lands Peter Goldmark**



Agenda

6:00 Welcome and Meeting Overview

6:10 Introduction to the Natural Areas Program and Proposed Boundary Expansions for Dabob Bay Natural Area and Devils Lake Conservation Area

6:30 Audience Q&A

Receiving Comments:

- Comment cards**
- Public Hearing on October 13**
- Letters or emails by October 21**

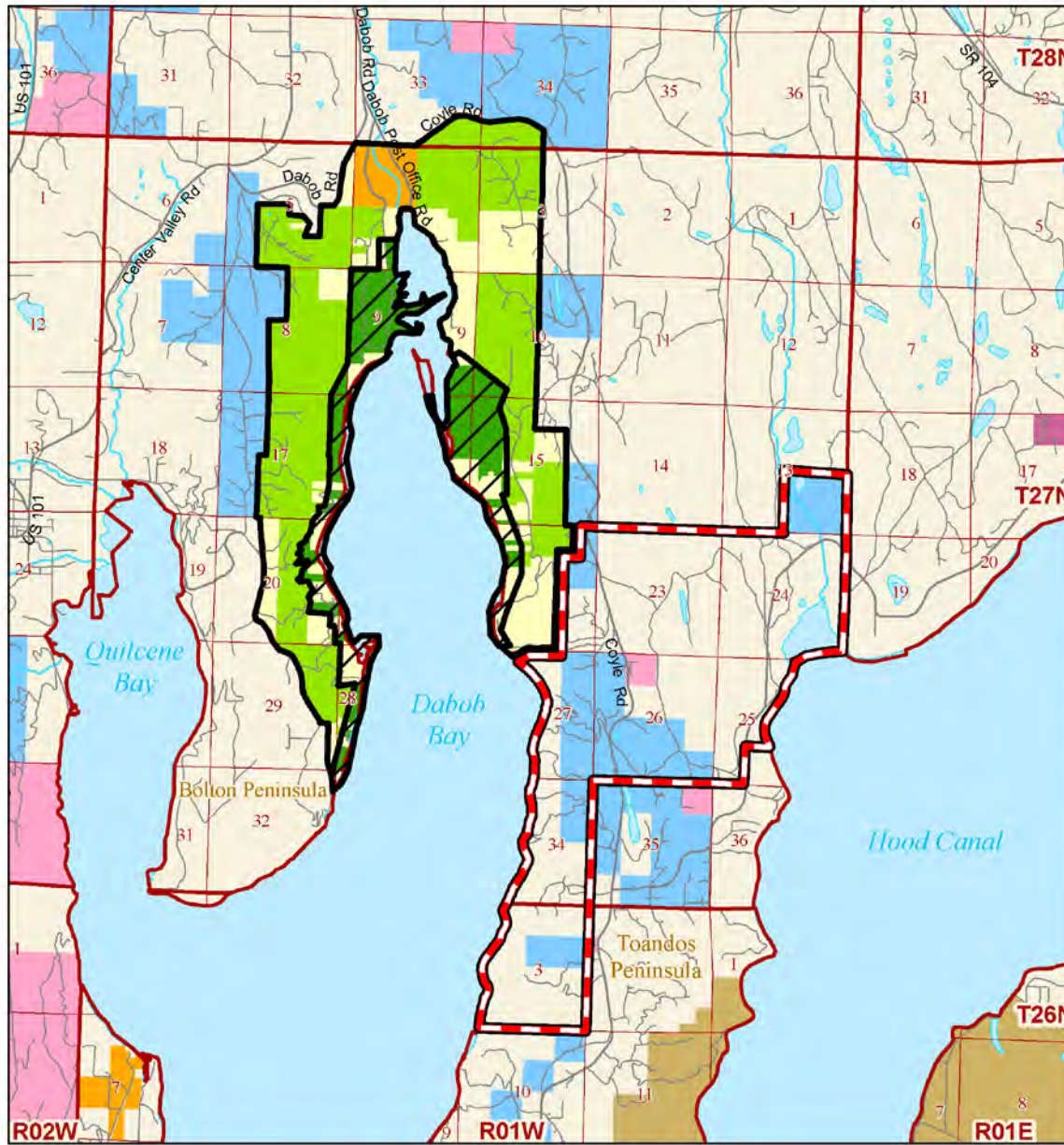
8:00 Adjourn



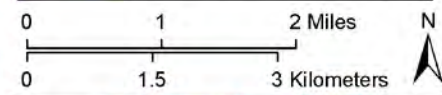


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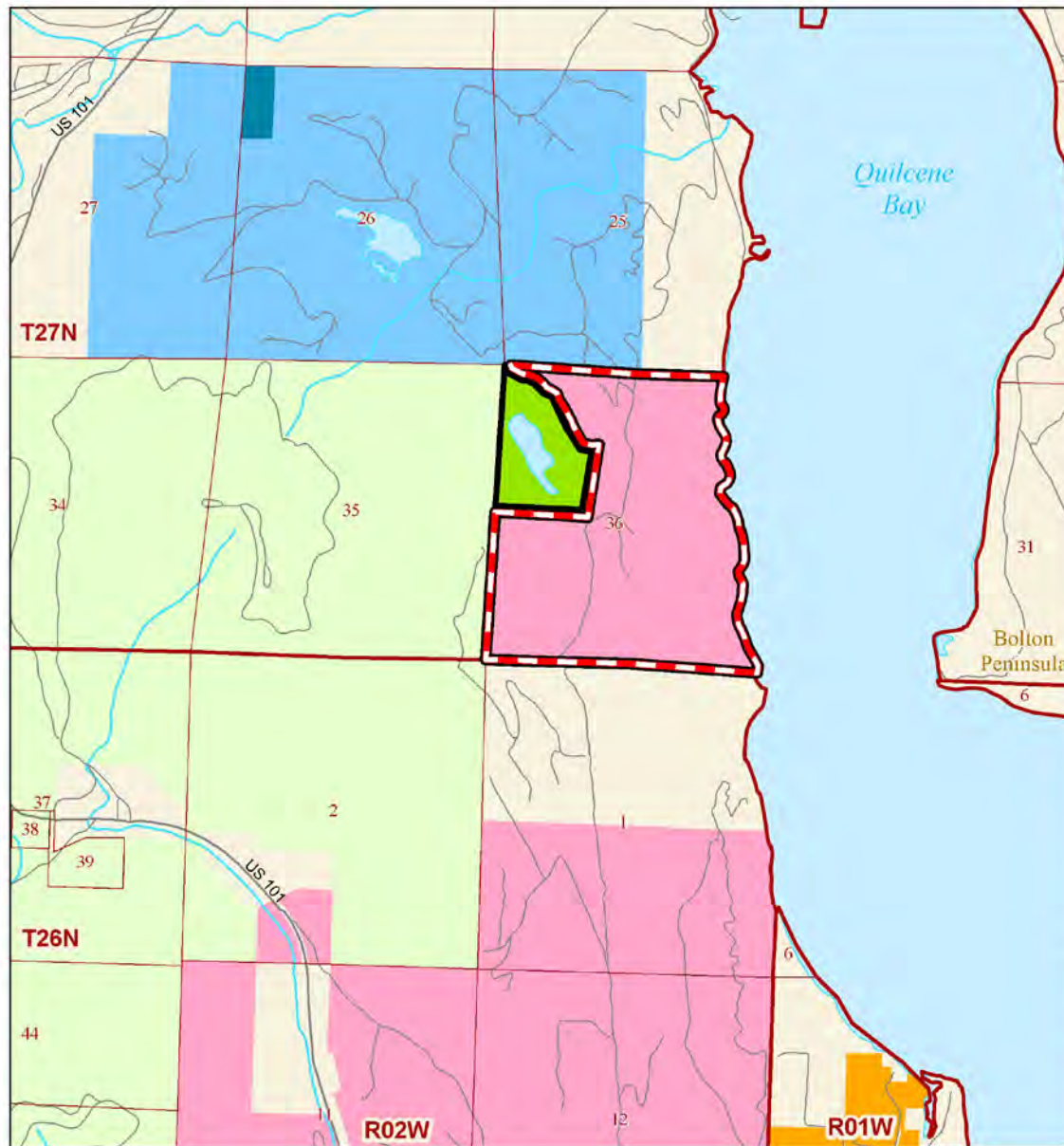
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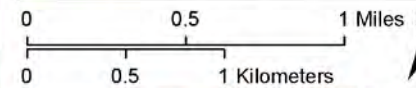


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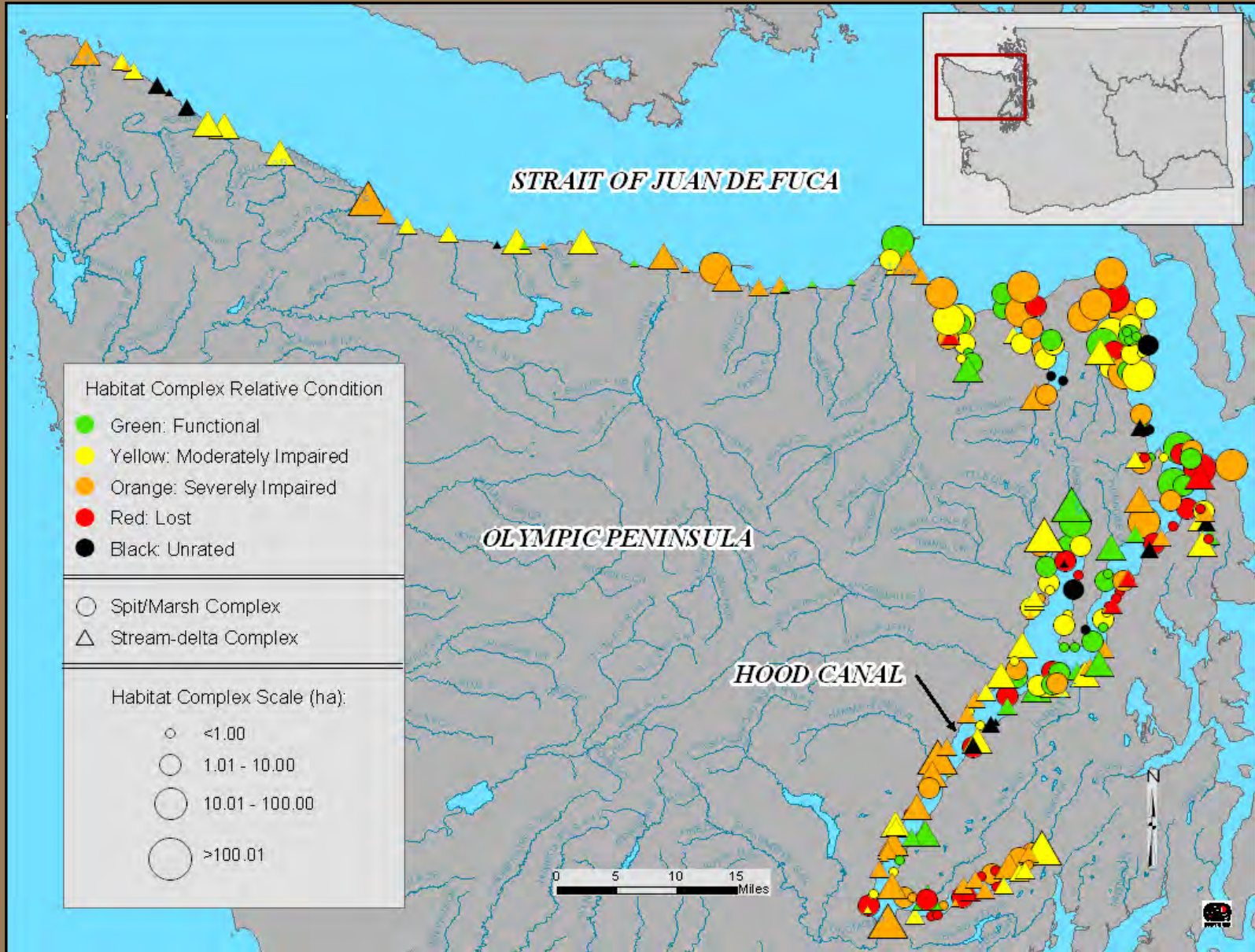
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Additional Information



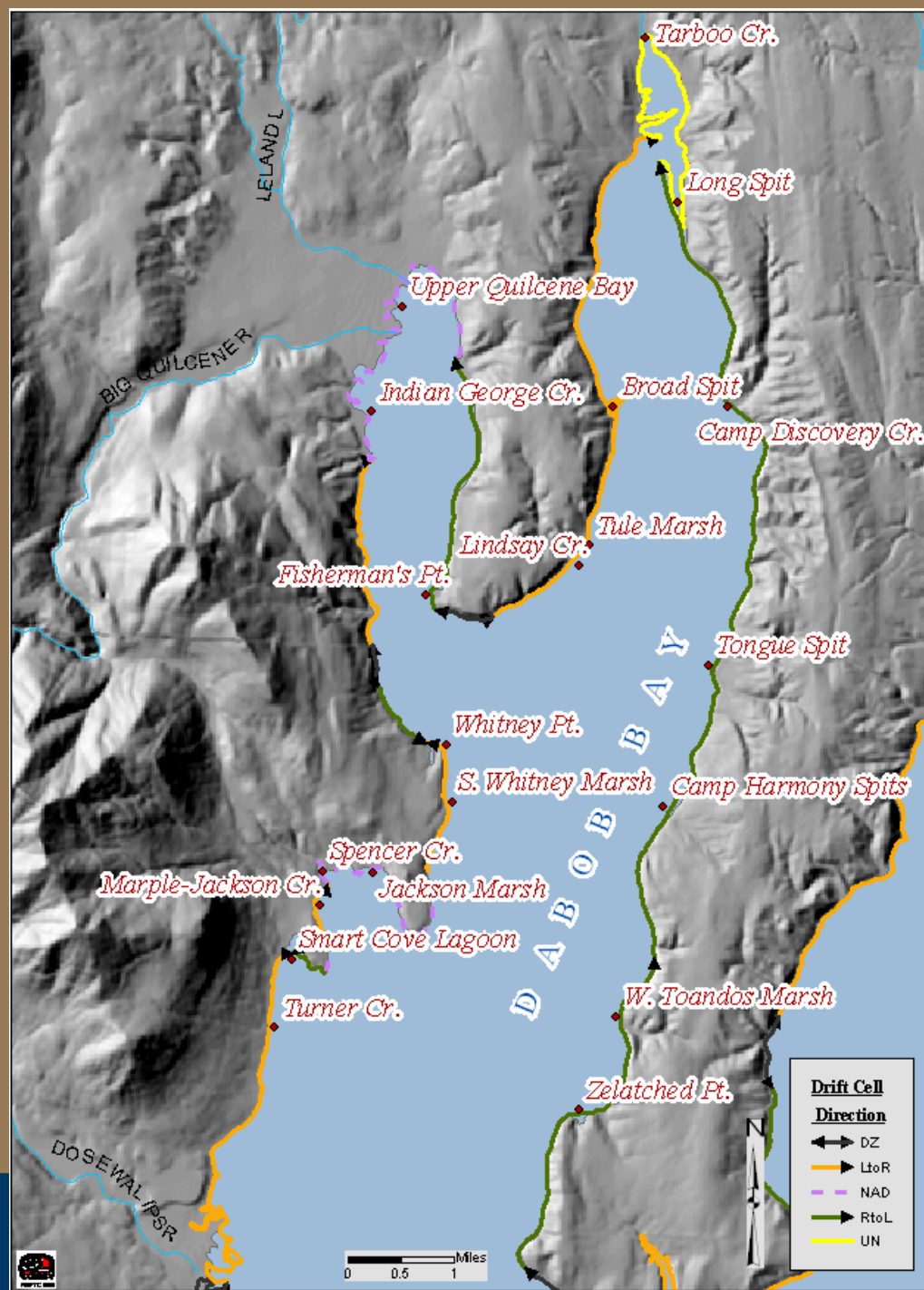


Point No Point Treaty Council, Final Report; Todd et al, December 2006



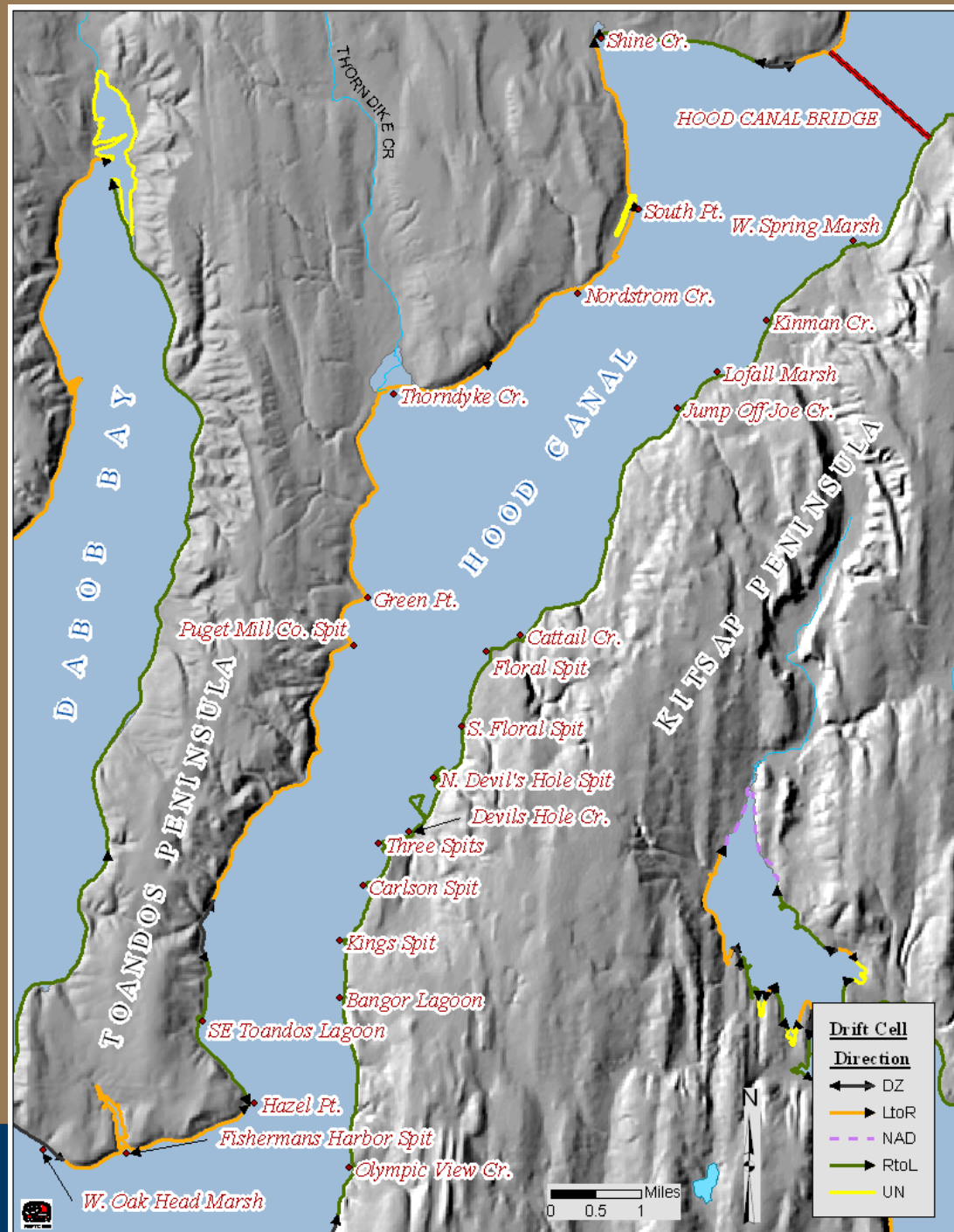
Report Appendix B – 9: Dabob Bay Sub-Region

Figure: Dabob Bay sub-region, including habitat complexes and net sediment drift (WDOE, from Johannessen 1992). The Toandos Peninsula is the long narrow peninsula along the right side of the map.



Appendix B – 8: North Hood Canal Sub-Region

Figure: North Hood Canal sub-region, including habitat complexes and net sediment drift (WDOE 2002, based on Taggart 1984 and Johannessen 1992). The sub-region is dominated by south-to-north net sediment drift direction along both west (Olympic Peninsula) and east (Kitsap Peninsula) shorelines. The sediment divergence zones located west of Oak Head and south of Olympic View Creek are not shown in entirety on this map.



Appendix B – 8: North Hood Canal Sub-Region

Figure: Relative condition of habitat complexes in the North Hood Canal sub-region.

