



US Army Corps
of Engineers
St Paul District

SPONSOR: Bradly Leis

Public Notice

ISSUED: April 7, 2016
EXPIRES: May 6, 2016

REFER TO: MVP-2015-02561-SJW

SECTION: 404 - Clean Water Act

1. WETLAND COMPENSATORY MITIGATION BANK PROPOSAL
2. SPECIFIC INFORMATION.

SPONSOR'S ADDRESS: Bradly Leis
1359 Spruce Street
Rockland, Wisconsin 54653

SPONSOR'S AGENT Maria Scholze
Wisconsin Wetland Specialists
1001 Emery Street
Neillsville, Wisconsin 54456-1430

PROJECT LOCATION: The project site is located in the NE ¼ of Sec. 9, T. 17N., R. 1W., Monroe County, Wisconsin. The approximate coordinates near the center of the project area are Latitude 43.96697, Longitude -90.49979. Overview maps showing the project location have been included in the attachments.

BANK SERVICE AREA: The proposed bank site is located in the Lower Wisconsin Bank Service Area.

DESCRIPTION OF PROJECT: The sponsor is proposing to develop the Council Creek Wetland Mitigation Property LLC Bank in the Town of Tomah, Monroe County, Wisconsin. The proposed bank is approximately 77.34 acres in size including upland buffer areas.

Current land use, including adjacent properties –

The 77.34-acre parcel is comprised of a mix of agricultural land and farmed wetlands, with a large portion of the site consisting of floodplain forest, fresh wet meadow, sedge meadow, and shrub-carr wetlands. Approximately 48 acres of existing wetlands were identified on-site based on a wetland delineation conducted in September/October of 2015. In addition, the site contains a complex of drainage ditch features including six lateral ditches and one main ditch, which are located in the western portion of the site. The main ditch flows to the north and outlets into Council Creek, which bisects the property from north to south. The area immediately surrounding the property is comprised of single family residential development to the west, undeveloped forested/shrub-carr wetlands to the south, and commercial development and agricultural lands to the north and east.

Modifications proposed to restore, establish, enhance and/or preserve wetlands on the bank site –

The bank sponsor proposes to restore 11.27 acres of floodplain forest, 3.28 acres of shrub-carr, 1.3 acres of sedge meadow, 6.83 acres of wet meadow, and 4.37 acres of wet-mesic prairie by grading a portion of the site and by filling ditches L1, L2, L3, L4, L5, L6, SPL, and the main ditch to restore

Operations - Regulatory (MVP-2015-02561-SJW)

hydrology. The material used to fill these ditches would originate from the on-site spoils piles shown on the attached Figure 14. In addition, the bank sponsor proposes to enhance 18.26 acres of floodplain forest, 6.49 acres of shrub-carr, 7.33 acres of sedge meadow, and 2.45 acres of wet meadow by completing invasive species management activities. The enhancement areas are dominated by invasive species such as reed canary grass, common buckthorn, glossy buckthorn, and honeysuckle which would be controlled using invasive control measures including chemical herbicide treatments such as Fluazifop or Rodeo+, prescribed burns, and hand removal/spot treatment of larger woody species. Once the site has been fully prepared, the site would be seeded with pre-approved native wetland and upland seed mixes. In addition, tree/shrub species that would be planted throughout the site include cottonwood, black willow, silver maple, bur oak, and speckled alder. Lastly, the bank sponsor proposes the preservation of 1.04 acres of shrub-carr and 1.65 acres of sedge meadow. The details regarding the demonstrable threat to these wetland areas have not been provided at this time but the bank sponsor has stated these wetland provide important functions for the watershed including floodwater attenuation, nutrient cycling, surface water quality protection, groundwater protection, and improved wildlife habitat.

Long-term management of the site: Ownership of the site would remain with the landowner, Todd Torkelson-Council Creek Wetland Mitigation Property, LLC. The site would be managed for long term success by the bank sponsor, Brady Leiss. Long-term management of the property would be the responsibility of the landowner and the sponsor until all released credits have been debited. After all available credits have been debited, long-term management obligations would return to the landowner. Additional protections and management limitations would be spelled out in both a conservation easement and in an approved bank plan.

The project would restore approximately 27.05 acres of wetlands, enhance approximately 34.53 acres of wetlands, and preserve approximately 2.69 acres of shrub-carr and sedge meadow wetlands. In addition, approximately 2.20 acres of wetland buffer and 4.76 acres of upland buffer would be restored or enhanced.

SURROUNDING LAND USE: Surrounding land is comprised of agricultural lands, undeveloped forested lands, and single family home residential areas.

COORDINATION WITH RESOURCE AGENCIES: This project has been coordinated with the following members of the Interagency Review Team (IRT) and other resource agencies: Wisconsin Department of Natural Resources and the U.S. Environmental Protection Agency.

3. REPLIES/COMMENTS.

Interested parties are invited to submit to this office written facts, arguments, or objections within 30 days of the date of this notice. These statements should bear upon the suitability of the location and the adequacy of the project and should, if appropriate, suggest any changes believed to be desirable. Comments received may be forwarded to the applicant. A copy of the full prospectus submitted by the Sponsor is available to the public for review upon request.

Replies may be addressed to Regulatory Branch, St. Paul District, Corps of Engineers, 1314 Contractors Boulevard, Plover, Wisconsin 54467.

Operations - Regulatory (MVP-2015-02561-SJW)

Or, IF YOU HAVE QUESTIONS ABOUT THE PROJECT, call Sam Woboril at the Stevens Point (Plover) field office of the Corps, telephone number (651) 290-5878.

To receive Public Notices by e-mail, go to: http://mvp-extstp/list_server/ and add your information in the New Registration Box.

4. **FEDERALLY-LISTED THREATENED OR ENDANGERED WILDLIFE OR PLANTS OR THEIR CRITICAL HABITAT:** None were identified by the bank sponsor or are known to exist in the action area. However, Monroe County, Wisconsin is within the known historic range for the following Federally-listed species:

Gray wolf – (E) – Northern forested areas.

Northern long-eared bat – (T) – Hibernates in caves and mines, swarming in surrounding wooded areas in autumn. During summer, roosts and forages in upland forests.

Karner blue butterfly – (E) – Prairie, oak savanna, and jack pine areas with wild lupine.

Northern monkshood – (T) – North facing slopes.

This notice is being coordinated with the U.S. Fish and Wildlife Service. Any comments it may have concerning Federally-listed threatened or endangered wildlife or plants or their critical habitat will be considered in our final assessment of the described work.

5. JURISDICTION.

The aquatic resources, if any, within the boundaries of the proposed mitigation bank are being reviewed in accordance with current practices for documenting Corps jurisdiction under Section(s) 9 & 10 of the Rivers and Harbor Act of 1899 and Section 404 of the Clean Water Act. We have made a preliminary determination that the aquatic resources within the boundaries of the proposed mitigation bank are subject to Corps of Engineers jurisdiction under Section(s) 9 & 10 of the Rivers and Harbors Act of 1899 and/or Section 404 of the Clean Water Act. If an approved jurisdictional determination is completed for this mitigation bank, a copy will be posted on the St. Paul District web page at the following link: <http://www.mvp.usace.army.mil/Missions/Regulatory.aspx>. Any regulated discharges associated with implementation of a final approved bank plan could likely be authorized by regional general permit if the bank plan is approved before any regulated discharge occurs. Any required compensatory mitigation would be accounted for in the credit yield calculations because this is a mitigation bank project.

6. HISTORICAL/ARCHAEOLOGICAL.

The Corps will review information on known cultural resources and/or historic properties within and adjacent to the project area. The Corps will also consider the potential effects of the project on any properties that have yet to be identified. The results of this review and the Corps' determination of effect will be coordinated with the State Historic Preservation Officer independent of this public notice. Any adverse effects on historic properties will be resolved prior to the Corps authorization, or approval, of the work in connection with this project.

Operations - Regulatory (MVP-2015-02561-SJW)

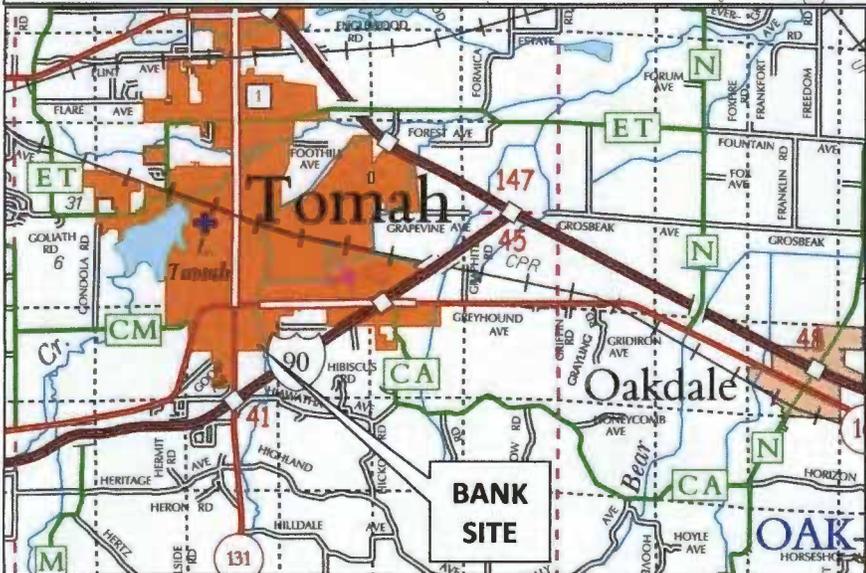
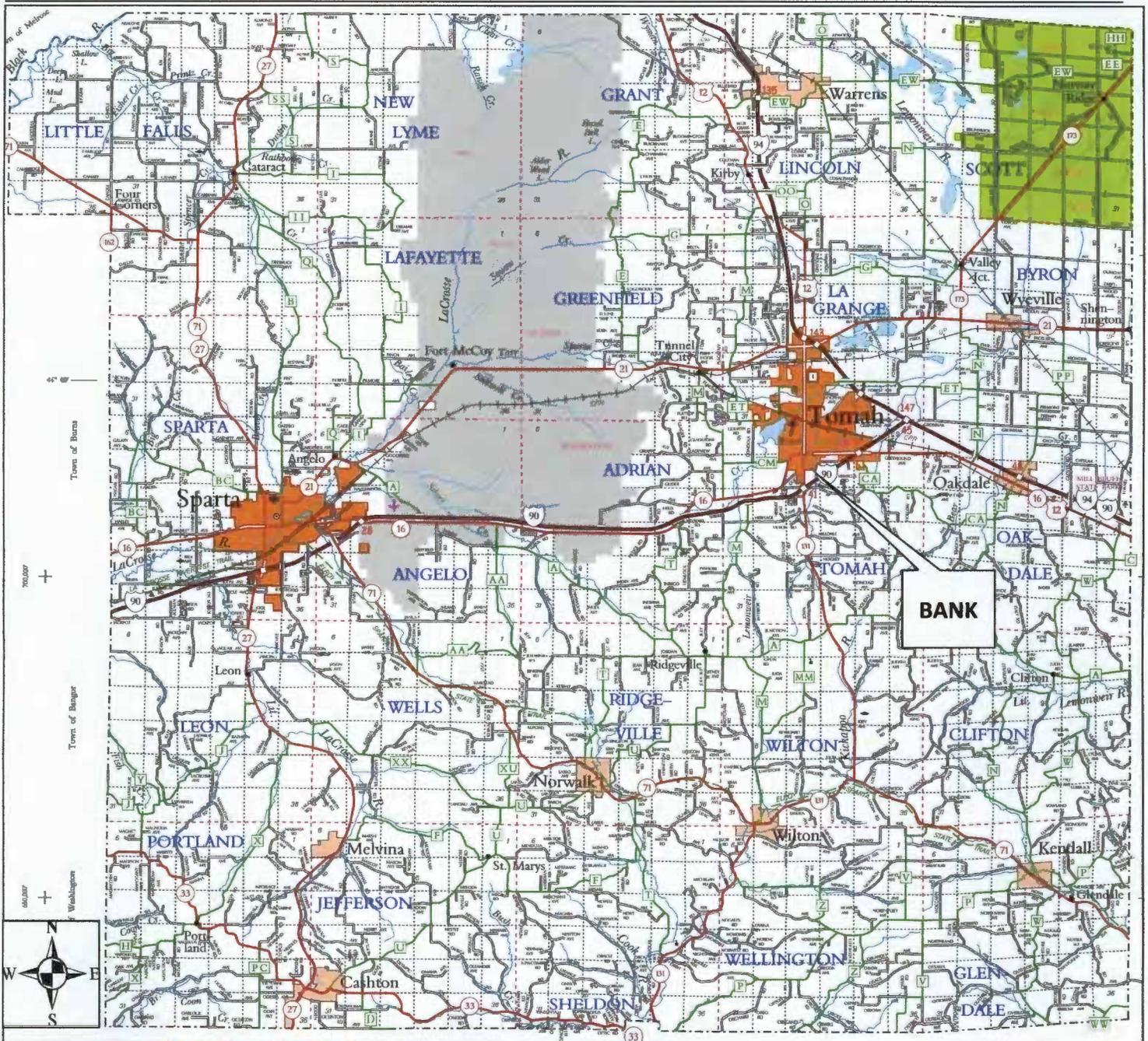
The latest version of the Wisconsin Historical Society Database has been consulted and no listed properties known to be eligible for inclusion, or included in the National Register of Historic Places are located within, or adjacent to the project area.

7. PUBLIC HEARING REQUESTS.

Any person may request, in writing, within the comment period specified in this notice, that a public hearing be held to consider this application. Requests for public hearings shall state, in detail, the reasons for holding a public hearing. A request may be denied if substantive reasons for holding a hearing are not provided or if there is otherwise no valid interest to be served.

Stacey M. Jensen
Acting Chief, Regulatory Branch

Enclosures:
Project Maps and Drawings



**FIGURE 2:
MONROE COUNTY
BANK LOCATION MAP**



Map Unit Legend

Monroe County, Wisconsin (W081)			
Map Unit Symbol	Map Unit Name	Acres In AOI	Percent of AOI
15A	Loxley peat, 0 to 1 percent slopes	0.0	0.0%
25A	Dawsil mucky peat, 0 to 1 percent slopes	8.2	10.5%
434B	Bilson sandy loam, 1 to 6 percent slopes	3.7	4.8%
434C2	Bilson sandy loam, 8 to 12 percent slopes, moderately eroded	0.1	0.1%
448A	Sooner silt loam, 0 to 3 percent slopes	2.9	3.7%
458A	Hoop sandy loam, 0 to 3 percent slopes	2.6	3.4%
566A	Tint sand, 0 to 3 percent slopes	0.2	0.2%
568A	Majik loamy fine sand, 0 to 3 percent slopes	1.5	1.9%
628A	Orion silt loam, 0 to 3 percent slopes, occasionally flooded	5.0	6.4%
629A	Eltrick silt loam, 0 to 2 percent slopes, frequently flooded	34.5	44.1%
679A	Eltrick silt loam, 0 to 2 percent slopes, shallow, frequently flooded	19.3	24.6%
2030	Udortheints and Udipsammints, cut or fill	0.3	0.4%
Totals for Area of Interest		78.3	100.0%

FIGURE 7: USDA NRCS SOIL SURVEY MAP

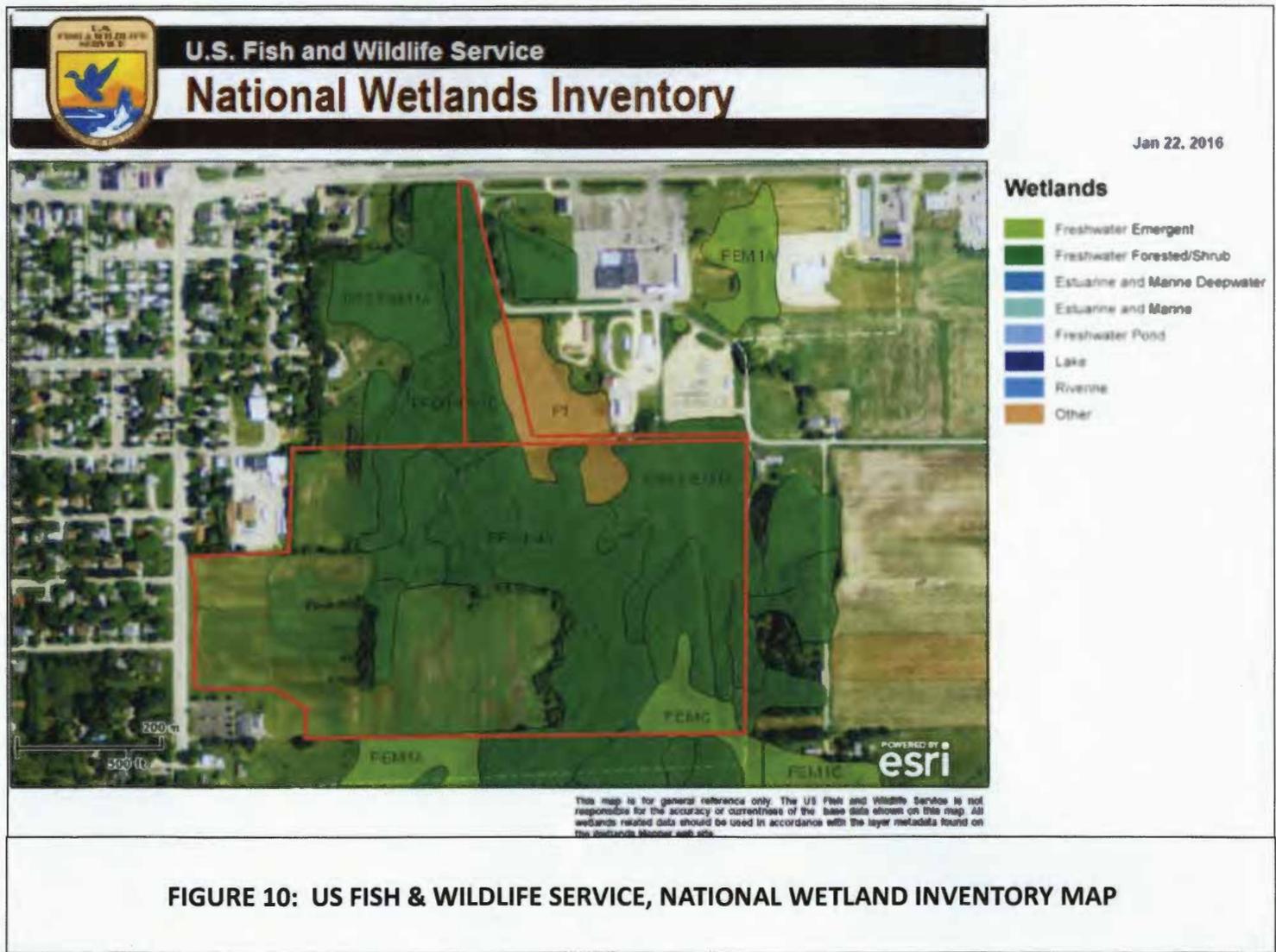


FIGURE 10: US FISH & WILDLIFE SERVICE, NATIONAL WETLAND INVENTORY MAP

FIGURE 11: TOPOGRAPHIC 2-FOOT CONTOUR MAP

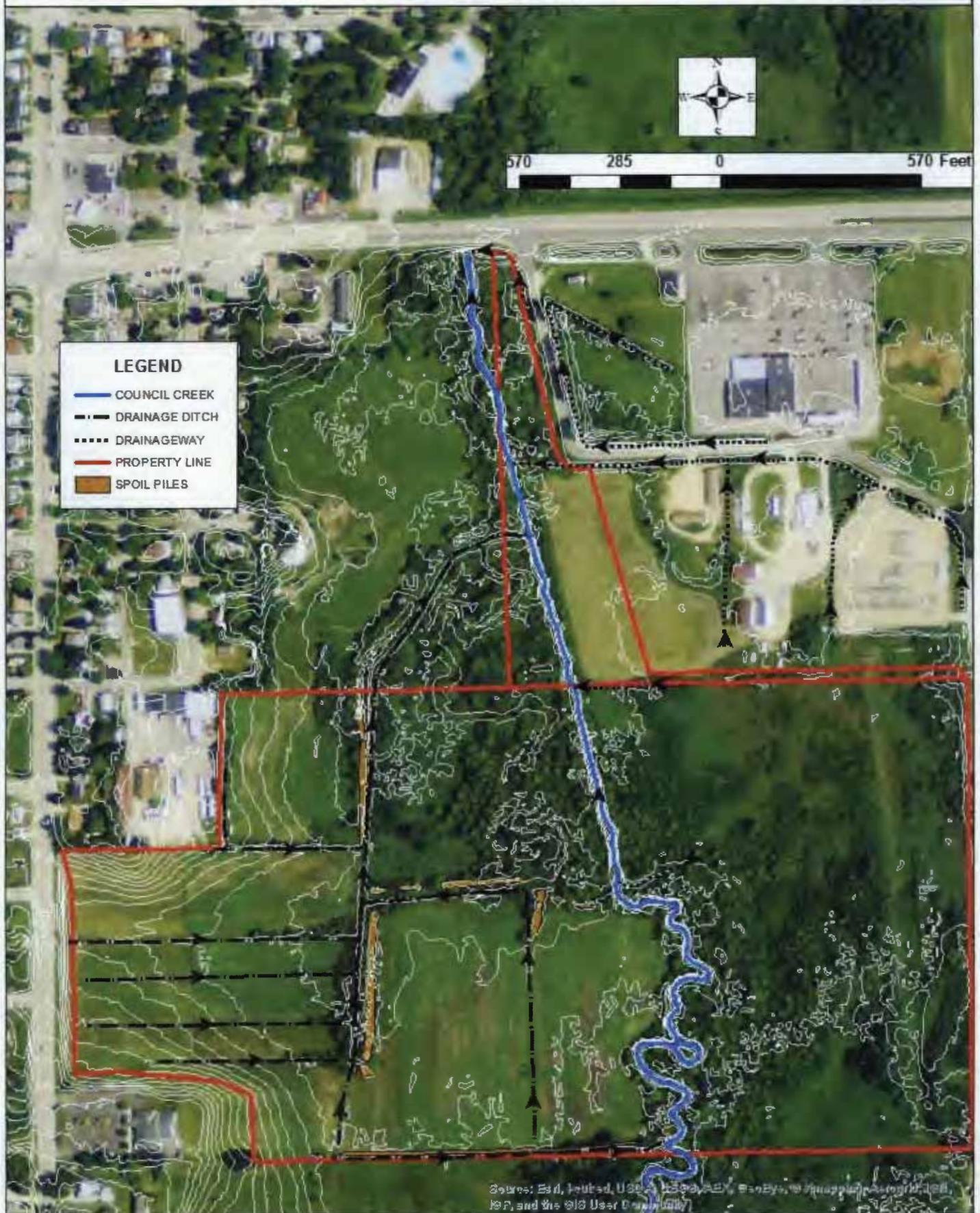


FIGURE 14: EXISTING PLANT COMMUNITIES & EASEMENTS

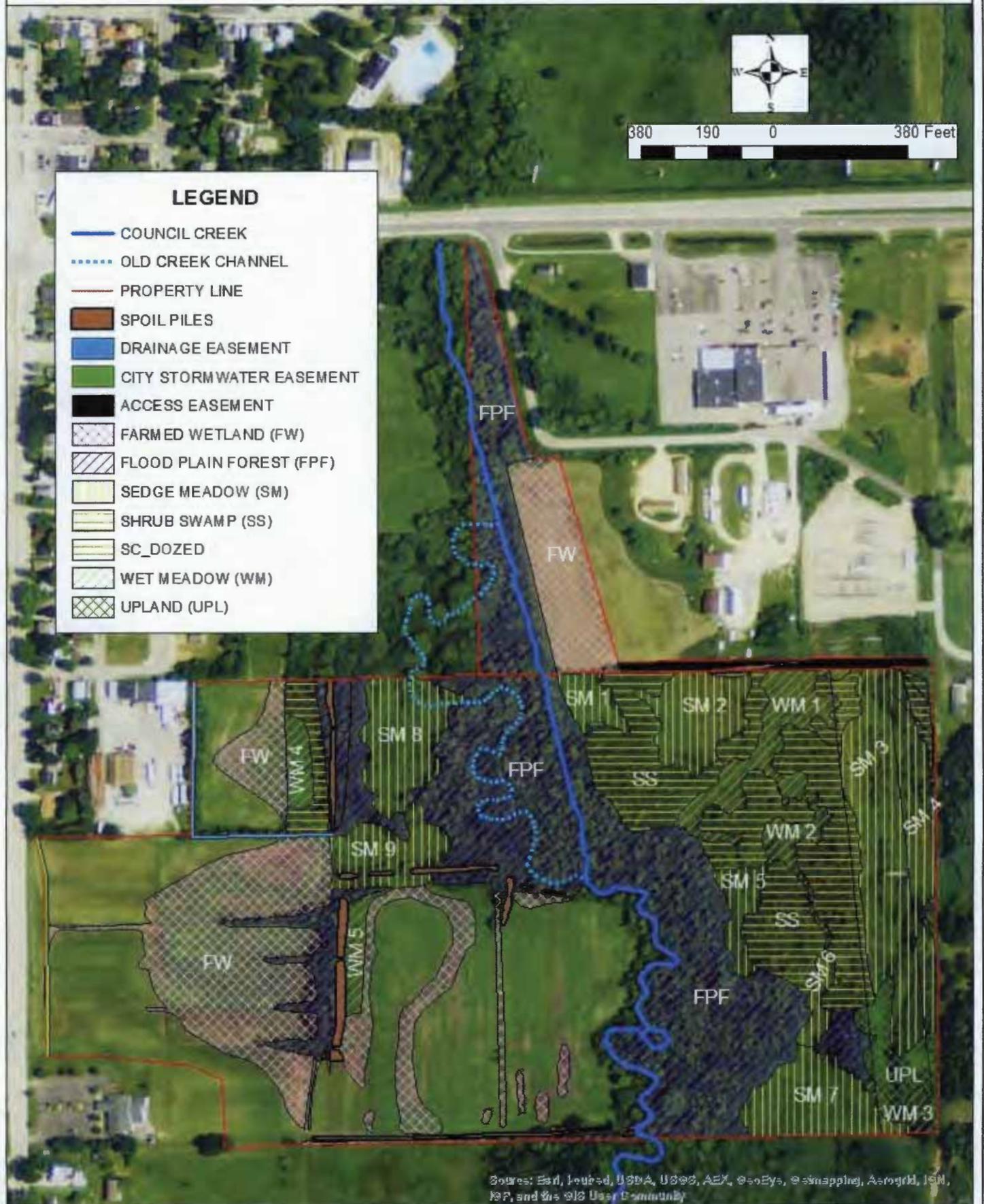
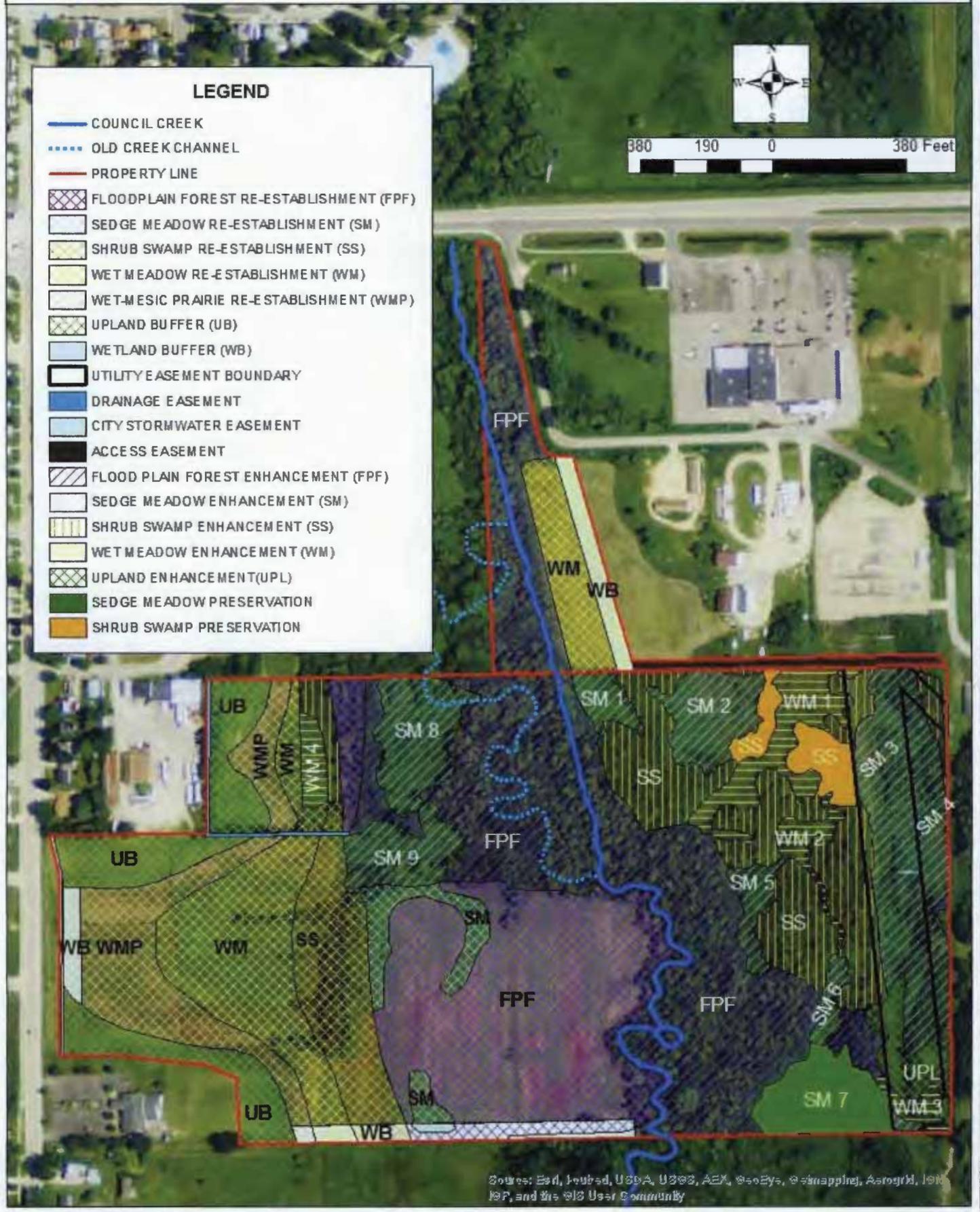


FIGURE 15: PROPOSED PLANT COMMUNITIES



Source: Esri, DeLorme, USDA, USGS, AEX, GeoEye, Earthstar, IGN, IGP, and the GIS User Community

