



Project Location with a Class III Wetland Designation

At First Glance: There is a wetland on the property that was found to be a Class III, non-jurisdictional, wetland at the time the wetland project file was created.

Recommended Next Steps: If the Class III designation was made prior to 2010, you should contact the State Wetlands Ecologist to review the file and possibly schedule a site visit to determine if the classification will remain the same or be changed to Class II based on the Section 4.6 presumption. The same is true for projects that are over 5 years since the original call was made after 2010.

What is this Layer: A project was created that was the result of a desk review or site visit to the subject property by the District Wetlands Ecologist. During that site visit a wetland was found on the property was determined to be non-jurisdictional under the Vermont Wetland Rules. Wetland protection status can change over time.

Regulatory Meaning: Class III wetland are those wetlands that have been determined to be neither Class I nor Class II, and so are considered non-jurisdictional (unprotected) under the Vermont Wetland Rules (VWR). Prior to 2010 wetland jurisdiction was based solely on whether the wetland in question was found on the Vermont Significant Wetland Inventory maps (VSWI). The 2010 changes to the Vermont Wetland Rules, also included presumptions of significance based on size, wetland type, and wetland landscape position so more wetlands with significant function and value are protected. The regulatory meaning of the Class III designation may differ depending on when the project was generated. If a project found a Class III wetland prior to 2010 (found in the first four digits of the project number, example #2008-100), it may be considered Class II now under Section 4.6 of the VWR. For projects after 2010, the Class III designation is good for at least five years since the date of the program verification. In all cases, classification is a state jurisdictional designation, and these wetlands may still be subject to local or federal regulation. For jurisdictional (Class I or II) any work in the wetland or its jurisdictional buffer, including filling, dredging, draining, ditching, cutting woody vegetation, may require a permit from the Vermont Wetlands Program. Both Class I and Class II wetlands appear on the VSWI maps. Class II wetlands have a 50-foot buffer which is protected, and Class I wetlands have a 100-foot regulatory buffer. These buffers are measured from the edge of a delineated boundary from the wetland. Areas that are also wetland and are contiguous to the VSWI (continual wetland between the mapped area and the area in question) are considered significant and jurisdictional automatically.

Origin: The project location was assigned by the State Wetlands Ecologist based on maps provided by the applicant, and field visits.

Accuracy: The location point is accurate to the parcel if the file number starts with 2. In instances where a linear project was constructed on your property, such as a road or pipeline, there may not be a project location point on your property.

Links of Interest

[Landowners Guide to Wetlands](#)
[Vermont Wetland Rules](#)
[VSWI Maps](#)
[National Wetland Inventory](#)
[Wetland Classification](#)

[Wetland Classification Guidance](#)
[Contiguous Wetland Guidance Document](#)
[Wetland Permit Information](#)
[What is a Wetland?](#)
[Wetland Function and Values](#)

Project was prior to 2010
Rule change so check in to
make sure this Class III
designation is still correct

Class III Designation
(Can find this by
clicking on “view
additional details” for
the project star)

