

**Wetland Analysis Narrative – Fedyna Property
1165 Greacen Point Road, Village of Mamaroneck, Westchester County, NY**

At the request of William and Elisabeth Fedyna, a site inspection was made of the above captioned property on August 21, 2020 during a high tide cycle, and again on August 26, 2020 during low tide. These site visits had two goals: 1) to review the wetland boundary that had been flagged by Michael Nowicki of Ecological Solutions LLC on September 18, 2018, and 2) to collect information on the soils, vegetation, and hydrology of the delineated wetland, as well as within the upland wetland buffer.

As seen in the photograph below, the majority of the wetland on the subject property is currently mowed and maintained as lawn. The topography within the wetland is very flat, with minimal change in elevation between the high tide line and the tree line in the middle of the lot. The topography on the adjacent properties is noticeably higher than the wetland, particularly along the southerly property line.



Photo taken 8-21-2020 looking east towards the house across the flat wetland.

The remaining wetland on the property, seen in the photograph on the next page, is a thin fringe of tidal wetland, with typical salt marsh species such as *Spartina alterniflora* and *Spartina patens* interspersed with areas of mud flat.



Photo looking west across Delancey Cove at high tide on 8-21-2020, with the fringe of taller salt marsh grasses at the edge of the property.

Examination of the soils within the wetland reveal dense, gleyed mineral soils with numerous bright mottles just below an organic surface layer of varying thickness (1-3”).



Photo of wetland soils taken near upland boundary on 8-21-2020.

Review of the NRCS Web Soil Survey maps for this area (Soil Map is attached at the end of this report) indicate that the soils in this area are mapped as Urban land – Woodbridge Complex (UwB). However, the soil profile in the area designated as wetland is not typical of a Woodbridge soil, or even of a Ridgebury soil. It appears that the surface layer, or topsoil, has been stripped on this lot leaving the dense hydric soils which would typically be encountered at 12 to 18 inches below the surface. Removing the topsoil in the eastern portion of the lot results in an abrupt change in grade in the center of the lot, as well as along the property lines of the adjoining properties. The photograph below, taken on 8-26-2020, shows the difference in elevation between the on-site wetland in the foreground (grass area) and the adjacent property, which has a more natural slope.



Based on review of historic aerial photographs of the site, it appears that the removal of the topsoil occurred many years ago, possibly in conjunction with the construction of the house. The remainder of the lot is mapped as Urban land – Charlton complex (UhB), which is an upland soil, although the uneven topography near the house seen in the above photograph suggests that this area has been historically altered as well.

Vegetation within the main body of wetland has been mowed, but appears to be a combination of salt-tolerant grasses such as *Distichlis spicata* (inland saltgrass) and various fine fescues and sedges, with some bare areas where surface water apparently stands for extended periods of time. Closer to the shoreline, plants such as sea lavender (*Limonium carolinianum*) are found among the salt marsh grasses.



Photo taken 8-26-2020 looking south at the salt marsh fringe at low tide, with clump of sea lavender between the *Spartina alterniflora* and the rocky shoreline.

The upland vegetation was dominated by mature oak and hickory trees scattered throughout the lot. With the exception of some foundation planting around the house (mostly azaleas and juniper), there was no shrub layer, and the herb layer had been largely removed.

Observations were also made of wildlife species while on-site. Despite the residential development of the area, it is clear that the remaining salt marsh fringe supports a variety of species such as ribbed muscles (*Geukensia demissa*) and Atlantic marsh fiddler crabs (*Uca pugnax*), as well as various birds such as the Great Egret (*Ardea alba*), Osprey (*Pandion haliaetus*), Green Heron (*Butorides virescens*), Spotted Sandpiper (*Actitis macularius*), Merlin (*Falco columbarius*), and Canada Goose (*Branta canadensis*), all of which were observed from the marsh edge during the two site visits in August.



Ribbed mussels and hermit crabs occupy the mud flat areas within the marsh fringe, while a Great Egret fishes in the nearby cove. Photographs taken 8-26-2020 at low tide.



Based on the analysis of the existing site conditions, it is my professional opinion that there is significant opportunity for improvement of the functional values of the wetlands on this site by restoration of some of the high marsh and salt meadow that has been

historically maintained as lawn. Specifically, as illustrated on the revised Landscape Plan, it is recommended that the saltmeadow cordgrass, *Spartina patens* be replanted along the upper fringe of the salt marsh to help stabilize the shoreline and provide habitat for crustaceans and shore birds living in and using the cove. Above the high tide line, the existing saltgrass, *Distichlis spicata*, should be allowed to grow to full height of 15” – 35” and spread to form a dense meadow area that provides habitat for a variety of insects, as well as serving as a food source (seeds) for migrating waterfowl in the fall. Finally, along the southern property line, it is recommended that marsh elder, *Iva frutescens*, also known as high tide bush, be planted to form a shrub layer that can be used by small mammals and birds as escape cover and nesting habitat. All of these plants are well adapted to the conditions found on the site and require little or no maintenance once established. Descriptions of all three species are attached at the end of this report.

By maintaining the northern portion of the existing hydric lawn in fescues, it will be possible to access the water edge and dock without disturbing the restored and existing salt marsh/meadow habitat on the property. All other residential use of the property can be focused on the upland areas closer to the proposed house. The hardwood trees that are located in the uplands provide excellent nesting habitat for birds, as well as providing food (mast) for small mammals such as squirrels and chipmunks, both of which were observed during the site investigations in August.

Prepared by:

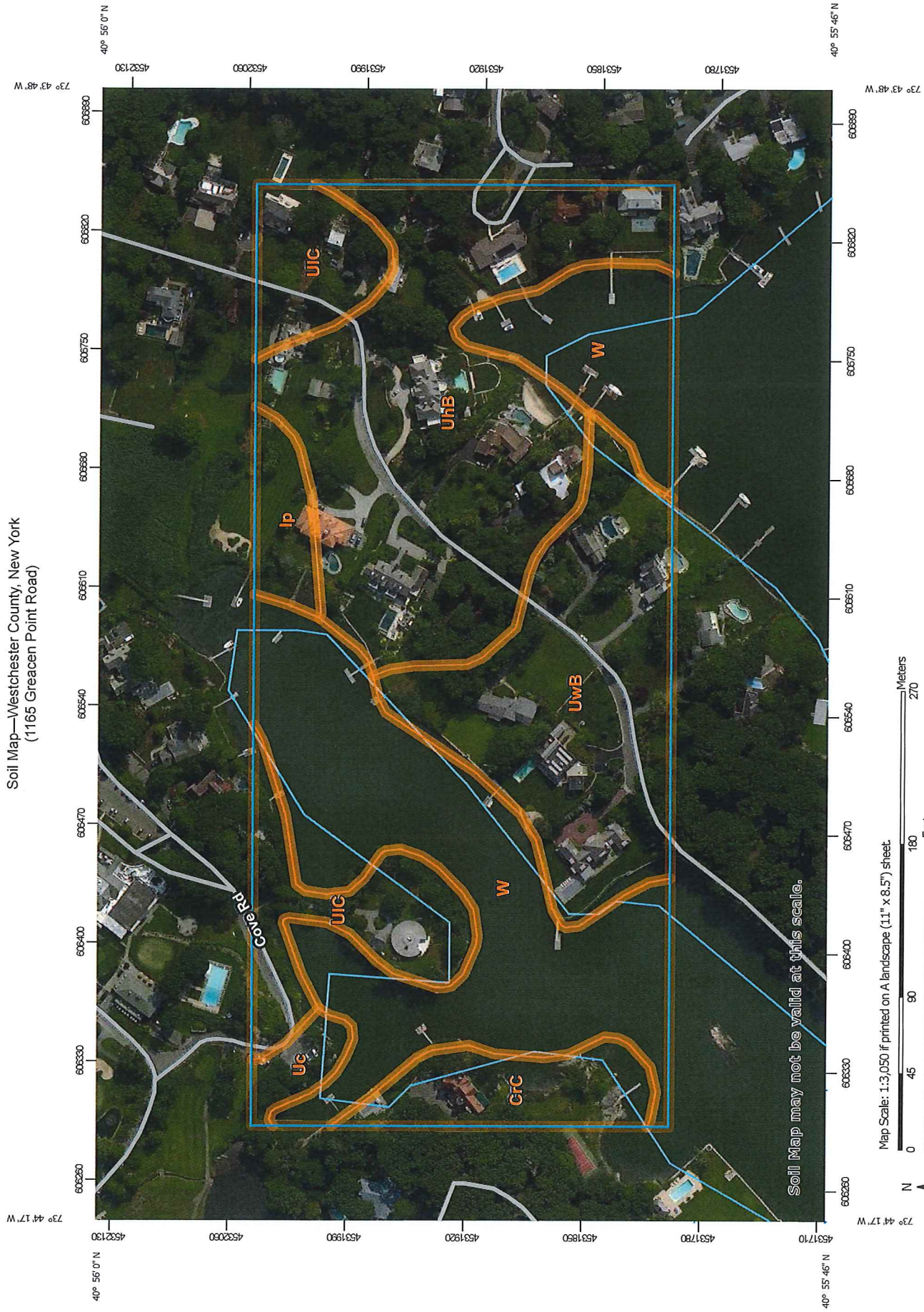
August 31, 2020

Beth Evans, PWS

Principal

Evans Associates Environmental Consulting, Inc.





















Soil Map—Westchester County, New York
(1165 Greacen Point Road)



Map Scale: 1:3,050 if printed on A landscape (11" x 8.5") sheet.

Map projection: Web Mercator Corner coordinates: WGS84 Edge tics: UTM Zone 18N WGS84

MAP LEGEND

-  Area of Interest (AOI)
-  Area of Interest (AOI)
- Soils**
-  Soil Map Unit Polygons
-  Soil Map Unit Lines
-  Soil Map Unit Points
- Special Point Features**
-  Blowout
-  Borrow Pit
-  Clay Spot
-  Closed Depression
-  Gravel Pit
-  Gravelly Spot
-  Landfill
-  Lava Flow
-  Marsh or swamp
-  Mine or Quarry
-  Miscellaneous Water
-  Perennial Water
-  Rock Outcrop
-  Saline Spot
-  Sandy Spot
-  Severely Eroded Spot
-  Sinkhole
-  Slide or Slip
-  Sodic Spot
-  Spoil Area
-  Stony Spot
-  Very Stony Spot
-  Wet Spot
-  Other
-  Special Line Features
- Water Features**
-  Streams and Canals
- Transportation**
-  Rails
-  Interstate Highways
-  US Routes
-  Major Roads
-  Local Roads
- Background**
-  Aerial Photography

MAP INFORMATION

The soil surveys that comprise your AOI were mapped at 1:12,000.

Warning: Soil Map may not be valid at this scale. Enlargement of maps beyond the scale of mapping can cause misunderstanding of the detail of mapping and accuracy of soil line placement. The maps do not show the small areas of contrasting soils that could have been shown at a more detailed scale.

Please rely on the bar scale on each map sheet for map measurements.

Source of Map: Natural Resources Conservation Service
Web Soil Survey URL:
Coordinate System: Web Mercator (EPSG:3857)

Maps from the Web Soil Survey are based on the Web Mercator projection, which preserves direction and shape but distorts distance and area. A projection that preserves area, such as the Albers equal-area conic projection, should be used if more accurate calculations of distance or area are required.

This product is generated from the USDA-NRCS certified data as of the version date(s) listed below.

Soil Survey Area: Westchester County, New York
Survey Area Data: Version 16, Jun 11, 2020

Soil map units are labeled (as space allows) for map scales 1:50,000 or larger.

Date(s) aerial images were photographed: Jul 21, 2014—Aug 27, 2014

The orthophoto or other base map on which the soil lines were compiled and digitized probably differs from the background imagery displayed on these maps. As a result, some minor shifting of map unit boundaries may be evident.

Map Unit Legend

Map Unit Symbol	Map Unit Name	Acres in AOI	Percent of AOI
CrC	Charlton-Chatfield complex, 0 to 15 percent slopes, very rocky	1.8	5.3%
Ip	Ipswich mucky peat, 0 to 2 percent slopes, very frequently flooded	0.9	2.6%
Uc	Udorthents, wet substratum	0.6	1.6%
UhB	Urban land-Charlton complex, 3 to 8 percent slopes	9.9	29.0%
UIC	Urban land-Charlton-Chatfield complex, rolling, very rocky	3.8	11.1%
UwB	Urban land-Woodbridge complex, 3 to 8 percent slopes	6.5	19.0%
W	Water	10.7	31.4%
Totals for Area of Interest		34.2	100.0%

SALTMEADOW CORDGRASS

Spartina patens (Ait.) Muhl.

Plant Symbol = SPPA

Contributed by: USDA NRCS Plant Materials
Program



Curtis Sharp
USDA NRCS National Plant Materials Center
Beltsville, MD

Alternate Names

Marshhay cordgrass

Uses

Saltmeadow cordgrass is used for shoreline protection and tidal marsh restorations, and is often utilized for levee stabilization and dune stabilization plantings near coastal beaches and on barrier islands. Saltmeadow cordgrass is an effective stabilizer used on interior mud flats, dredge fill sites, and other areas of loose and unconsolidated soils associated with marsh restoration. In its natural state on the tidal marshes, dense stands of this grass cause suspended solids to settle out of floodwaters and take up available nutrients. Saltmeadow cordgrass also provides food and cover to many terrestrial and aquatic species of wildlife and is considered an important forage species to livestock producers along the gulf coast. This species is the primary component

of salt hay, which is utilized in the landscape and vegetable trade industry as weed seed free mulch.

Status

Please consult the PLANTS Web site and your State Department of Natural Resources for this plant's current status (e.g. threatened or endangered species, state noxious status, and wetland indicator values).

Weediness

This plant may become weedy or invasive in some regions or habitats and may displace desirable vegetation if not properly managed. Please consult with your local NRCS Field Office, Cooperative Extension Service office, or state natural resource or agriculture department regarding its status and use. Weed information is also available from the PLANTS Web site at plants.usda.gov.

Description

This warm season, native, perennial grows from 1 to 4 feet tall, and spreads extensively by long slender rhizomes. Dark green stems emerge from the rhizomes. The rolled leaf blades are typically 1/2 to 1 foot long, and 0.1 to 0.2 inches wide. Leaf blades are shiny, dark green on the upper surface and rough with prominent veins on the lower surface. Leaves are drooping and wiry in appearance. From late June to October an inflorescence emerges at the end of the stem, which is composed of 2 to 10 two-inch-long spikelets. The numerous florets are 0.3 to 0.4 inches long and arranged in an overlapping scale-like fashion on each spikelet. The flowers are wind pollinated.

Adaptation and Distribution

Saltmeadow cordgrass is commonly found growing in saline to brackish marshes, sandy beaches and low dunes, tidal flats and marsh ridges from normal high tide to about 13 feet above sea level, from Newfoundland to Quebec, south to Florida and along the Gulf Coast into south Texas; it can also be found along the shores of the Great Lakes. This grass is adapted to a wide range of soils from coarse sands to silty clay sediments with pHs ranging from 3.7 to 7.9. Saltmeadow cordgrass will tolerate irregular inundations with 0 to 35 parts per thousand salinity.

For a current distribution map, please consult the Plant Profile page for this species on the PLANTS Website.

Establishment

Due to sparse seed production, saltmeadow cordgrass is usually propagated by vegetative stem divisions. Depending on the energy effecting the planting site, either containerized (high impact sites) or bare root (mild impact sites) plants can be utilized. Bare root material should contain 3 to 5 stems per planting unit, while containers should have at least 5 to 8 healthy stems. Bare root plugs are generally limited to planting sites that are exposed to little or no wave energy. Since most marsh sites are irregular and difficult to access, hand planting is normally employed, using spades, dibbles, or planting bars. If site conditions are right, planting can be carried out with a mechanical, tractor drawn transplanter. Plant spacing should be between 18 and 36 inches; up to 2 feet of lateral spread can be expected annually.

In nursery rows, plants of saltmeadow cordgrass should be spaced 6 to 12 inches apart. Under ideal nursery conditions, each planting unit should be able to yield up to 50 stems in a single growing season. Effective weed control is essential to producing quality plants.

Management

Stems and rhizomes of this grass respond well to applications of well balanced commercial fertilizers. Plants propagated under nursery conditions may need to be irrigated if the site is not moist year round to encourage good growth and spread. Plants in production are usually placed on sandy textured soils and allowed to spread by rhizomes for 1 to 3 years, after which they are under-cut and uplifted for distribution.

Pests and Potential Problems

There are no detrimental pests documented to impact this species. Non-threatening rust-like funguses (orange fruiting bodies on leaves) are commonly found on *S. patens* plants.

Cultivars, Improved, and Selected Materials (and area of origin)

There are several named cultivars available on the commercial market. In 1986, 'Avalon' (New Jersey) saltmeadow cordgrass was released for use in the coastal area north of the Carolinas by the Cape May Plant Material Center (PMC), in Cape May Court House, New Jersey. Soon after, 'Flageo' (North Carolina) was released by the Americus, Georgia and Brooksville, Florida PMCs for use on southern Atlantic and Gulf coasts. 'Sharp' (Louisiana) was released in 1994 by the Florida and Georgia PMCs

for coastal back dune stabilization in the southern Atlantic and Gulf coast counties from Florida to Texas. It is also suited for use in inland areas from southern Georgia to southern Arkansas to stabilize shorelines, gullies, road banks, mine spoils, saline oil seep areas, and for nutrient reclamation in agricultural and municipal waste water irrigated fields. In 2003, 'Gulf Coast' marshhay cordgrass was released from the Golden Meadow PMC near Galliano, Louisiana for marsh restoration, shoreline and levee stabilization, stabilizing dredge fill sites, and restoration of coastal beaches and dunes. 'Gulf Coast' is found to be adapted to the coastal areas of Louisiana, Mississippi, and Texas.

Prepared By

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Morris Houck, USDA NRCS Louisiana State Office, Alexandria, Louisiana (additions 2008)

Species Coordinator:

USDA NRCS Plant Materials Program
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05Feb2002 JLK; 24may06jisp; 15jun07 jimg; 29jun07 jsp; 080913mjh; 080916jisp

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SALTGRASS DISTICHLIS SPICATA (L.) GREENE Plant Symbol = DISP

Contributed by: USDA NRCS Cape May Plant Materials Center



Photo by William Skaradek USDA NRCS

Alternate Names

Inland saltgrass, seashore saltgrass, spike grass and alkali grass.

Uses

Livestock: Under favorable soil and moisture conditions, studies have shown Saltgrass favorable for pastures irrigated with saline water. The total dry matter yields were 9081 kg/ha with a total protein production of 1300 kg/ha. Saltgrass is grazed by both cattle and horses and it has a forage value of fair to good because it remains green when most other grasses are dry during the drought periods and it is resistant to grazing and trampling. It is cropped both when green and in the dry state; however, it is most commonly used the winter for livestock feed.

Saltgrass along the Atlantic coast was the primary source of hay for the early colonists.

Wildlife: Saltgrass is a larval foodplant for the Wandering Skipper (*Panoquina panoquinoides errans*) butterfly. It is also an important food in the diet of waterfowl and the Florida salt marsh vole (*Microtus pennsylvanicus dukecampbelli*), which is on the Endangered and Threatened Species List of Southeastern United States. Ducks are reported to occasionally eat the dried seeds and controlled burning provides tender forages for wild geese. *Distichlis spicata* is significant in the salt marshes, which provide nesting grounds for birds, fish and larvae of many species of marine invertebrate animals. As salt marsh plants decompose, their stored nutrients provide a steady source of food for clams, crabs, and fish.

Wetland Restoration: The thick entangled roots of salt marsh plants acts as a guard between the ocean and the shore protecting the land from pollutants and other chemicals associated with runoff water. It is particularly useful in saline/alkaline wetlands.

Medicine: Saltgrass is a respiratory allergenic plant that is offered by Miles Pharmaceutical and used by Florida physicians to treat respiratory allergies.

Spice: Indians that inhabited California used saltgrass as a seasoning. They collected the salt crystals by threshing the blades. The seasoning provided is gray-green and said to have tasted like a salty dill pickle.

Status

Please consult the PLANTS Web site and your State Department of Natural Resources for this plant's current status (e.g. threatened or endangered species, state noxious status, and wetland indicator values).

Description

Saltgrass is a native perennial from 15" to 35" in height. It forms dense mats with rhizomes and sometimes stolons. It is a dioecious species with male and female reproductive parts on separate plants.

It is widespread and in the eastern United States is most commonly found along estuaries and the troughs of back dune areas along the shorelines.

Distribution: Please consult the Plant Profile page for this species on the PLANTS Web site.

Establishment

Adaptation: Saltgrass is found in saline areas, brackish marshes, and in salt flats along the coasts of the Atlantic

and Pacific Oceans, the Gulf of Mexico and the along the coast of South America. It inhabits upper/high marsh (irregularly flooded) areas, in which the water levels vary between 2 inches above the soil surface and 6 inches below the soil surface. It is also commonly present in the dry West, where it is one of the most drought-tolerant species. Saltgrass is located in both organic alkaline and in saline soils. It is found in planting zones 7,8,9,and 10. *Distichlis spicata* can be found in flower from June to October. The inflorescence is yellowish in color, turning straw brown as it dries.

General: It may be propagated by seeds, which are produced many times in a growing season and are dispersed by wind and water. It is easier and more often propagated by its extensively creeping underground rhizomes.

Rhizomes: Saltgrass can be established by seeds or by rhizome cuttings. If using rhizome cuttings, they must not dry out. They may be stored up to 28 days. It is recommended that the rhizomes be stored in a temperature range of 35-50° F and in 60-75% relative humidity. Rhizomes are can be planted any time of the year at a depth of 1-2 inches. However, rhizomes sprout better at 77-86° F.

Seeds: Saltgrass seeds demand more than rhizomes to sprout. The seeds need moist soil, low alkalinity and high temperatures. Although many seeds are produced, only a small percentage of those seeds may germinate naturally.

Management

Saltgrass can be managed by burning between September 1 and February 1 biannually, when the water level exceeds the soil surface. Following burning, four inches of re-growth should be obtained before grazing is allowed. Water control systems may need to be installed to maintain correct water levels to avoid prolong inundation, which kills saltgrass. Cattle walkways are usually installed to make the forage more accessible.

Pests and Potential Problems

Saltgrass is the alternate host for the red rust (*Puccinia aristidae*, also known as *Puccinia subnitens*) that infects spinach. Although the red rust disease is difficult for shippers to detect, it grows rapidly during transit. Since little is known about this disease, there are no recommended control techniques. Saltgrass eradication has been the only method used so far because the pathogen cannot complete its life cycle without this alternate host plant.

Cultivars, Improved, and Selected Materials (and area of origin)

'LK517f saltgrass' is a California native, perennial, warm season grass with extensive creeping, yellowish, scaly rhizomes forming large colonies.

Establishment should be in late spring using rhizomes or plugs planted on one-foot centers. Irrigation water should be applied the first summer to ensure stand establishment. LK517f is used for riparian restoration and bank and shoreline stabilization.

Contact your local Natural Resources Conservation Service (formerly Soil Conservation Service) office for more information. Look in the phone book under "United States Government." The Natural Resources Conservation Service will be listed under the subheading "Department of Agriculture."



Photo by William Skaradek depicting low growing, matted growth form.



Photo by William Skaradek depicting the groups of seed heads.



Photo of seed head close-up by William Skaradek

Prepared By:

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Published: June 2010

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For more information about this and other plants, please contact your local NRCS field office or Conservation District <<http://www.nrcs.usda.gov/>>, and visit the PLANTS Web site <<http://plants.usda.gov/>> or the Plant Materials Program Web site <<http://plant-materials.nrcs.usda.gov/>>

MARSH ELDER

Iva frutescens L.

Plant Symbol = IVFR

Contributed by: USDA NRCS New Jersey State
Office & Cape May Plant Materials Center



Robert H. Mohlenbrock
USDA NRCS 1991
Southern Wetland Flora
@USDA NRCS PLANTS

Alternate Names

High-tide bush

Uses

The marsh elder is normally associated with the mid to high marsh ecosystem, forming the last line of defense for shoreline erosion control. More recently this species has become associated with the lower marsh system by colonizing the dredged material resulting from construction of ditches and ponds for mosquito control.

Habitat: During extreme high tides, both small mammals and birds have been reported to use emergent vegetation as island of refuge. The marsh elder would readily serve this purpose. Marsh elder also provides suitable nesting habitats for various

species of birds, like the red-winged blackbird and the marsh wren.

Status

Please consult the PLANTS Web site and your State Department of Natural Resources for this plant's current status (e.g. threatened or endangered species, state noxious status, and wetland indicator values).

Description

Marsh elder is a perennial, deciduous shrub commonly growing between 3-8 feet high. The succulent leaves are egg-shaped to narrowly lance-shaped and oppositely arranged except for the upper reduced leaves. The lower leaves grow 4-6 inches long and 1-2 inches wide. Many greenish-white flower heads are arranged on terminal stems subtended by tiny green, leaf-like appendages. It is often confused with groundsel (*Baccharis halimifolia*) which exhibits succulent, coarsely-toothed leaves alternately arranged on the stem.

Adaptation and Distribution

The marsh elder naturally grows in the mid to high salt marsh-estuarine area, back dunes, and on muddy sea shores from Massachusetts to Florida and Texas. Here it commonly occurs with groundsel tree to form the salt bush community. These plants usually only occur at elevations where their roots are not subject to prolonged water table flooding, such as the upland border of salt marshes. However, there are occasional exceptions where these associated plants are found at lower elevations associated with drainage ditches and canals.

For a current distribution map, please consult the Plant Profile page for this species on the PLANTS Website.

Establishment

Marsh elder is generally established as 1 to 2 year old containerized plants, however 1 year bare root seedlings have been transplanted successfully in the spring. Since this plant has the ability to root from a dormant, unrooted cutting it may have application in soil bioengineering systems for tidal shoreline stabilization.

Management

No specific management recommended.

Pests and Potential Problems

None.

Environmental Concerns

None.

Cultivars, Improved, and Selected Materials (and area of origin)

Plants are commercially available from specialized coastal and wetland plant nurseries.

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Edited: 05Feb2002 JLK; 060801 jsp

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