

Tidal Shoreline Management Handbook

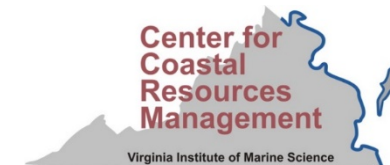
Pamela Mason, Angela King¹ and Clay Bernick²

VIMS Wetlands Workshop
Aug 13, 2020

Center for Coastal Resources Management, Virginia Institute of Marine Science, W&M
Gloucester Point, VA 23062 <http://www.vims.edu/ccrm>

¹ Virginia Coastal Policy Center, W&M

² Clay Bernick Environmental Sustainability LLC



Where to find it? Two Options

<https://www.vims.edu/ccrm/ccrmp/index.php>

Comprehensive Coastal Resource Management Portals (CCRMPs)

Information to help implement Virginia's tidal shoreline laws and policies including general guidance for the entire coastal area and locality specific information.

Locality Specific Portals

Gateways for each coastal locality to shoreline data, guidance, and tools

Shoreline Best Management Practices

Guidance for choosing the most environmentally friendly practices based on surrounding shoreline conditions

Comprehensive Plan Guidance

Guidance for local governments to implement shoreline best practices and prepare for sea-level and recurrent flooding

Tidal Shoreline Laws & Policies

Relevant chapters in the Code of Virginia, latest amendments, policy, and incentive programs

Shoreline Management Handbook

An information resource for Virginia's local wetlands boards to support decision-making on tidal shoreline

https://www.vims.edu/ccrm/wetlands_mgmt/handbook/index.php

Center for Coastal Resources Management

Home > CCRM > Wetlands Management

Wetlands Management

The Center for Coastal Resources Management supports the Commonwealth of Virginia's tidal and non-tidal wetlands management programs. These efforts include policy and guidance development, mapping tools and participation in regional and national wetlands management networks. Connecting wetland managers with current scientific research findings and providing public access to wetland information are also part of the Center's wetlands management program.

- **Comprehensive Coastal Resource Management Portals (CCRMPs)** *Leading guidance for Virginia*
- **Shoreline Management Handbook** *decision-making guidance for local wetlands boards*
 - **Local Wetlands Boards** contacts and meeting times
 - **Local Wetlands Board Permit Fees** (pdf) *permitting, advertising, and in-lieu fees*

INFOGRAPHIC



Learn more about Virginia's wetlands with graphs, pictures, and numeric highlights. [More...](#)

VIDEO

What makes a wetland a wetland?

WATER
SOILS
PLANTS



Learn all about wetlands in this short video definition - created by Pamela Braff, CCRM graduate student. [More...](#)

Landing Page

Left column for Navigation on all pages

9 Tabs or Sections

Project Partners

- Angela King, Virginia Coastal Policy Center
- Clay Bernick Environment & Sustainability LLC

Funding Acknowledgement

- Virginia Coastal Zone Management Program
- NOAA

Includes many interactive lists & subpages






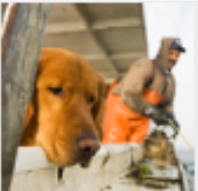



UPDATED to include new provisions

- WETLANDS MANAGEMENT
- Background & Purpose
- Laws & Jurisdictions
- Permit Information
- Being on a Board
- Conduct a Hearing
- Decision Support & Technical Assistance
- Restoration for Resilience
- Compliance & Other Legal Information
- Know Your Resources

Home > CCRM > Wetlands Management > Shoreline Management Handbook

Shoreline Management Handbook

everything wetlands boards ...

		
BACKGROUND & PURPOSE Why protect and manage tidal wetlands, beaches and dunes?	LAWS & JURISDICTIONS What is the wetlands board jurisdiction, laws that apply, and guidance for following them?	PERMIT INFORMATION Application forms, permit state and information requirements ...
		
BEING ON A BOARD Charge of the board, roles and responsibilities, meeting times and contacts ...	CONDUCT A HEARING Public interest review, procedures, emergency and violation, letter templates ...	DECISION SUPPORT & TECHNICAL ASSISTANCE Shoreline maps, decision tools, reports and more ...
		
RESTORATION FOR RESILIENCE What about habitat restoration and climate adaptation projects?	COMPLIANCE & OTHER LEGAL INFORMATION Following permitted projects to the end ...	KNOW YOUR RESOURCES Find this handbook and other items to help: website map, glossary, FAQs, contacts, and more...

This project, Task # P2.01 was funded, in part, by the Virginia Coastal Zone Management Program led by the Virginia Department of Environmental Quality through Grant #NA12N064170152 of the U.S. Department of Commerce, National Oceanic and Atmospheric Administration, under the Coastal Zone Management Act of 1972, as amended. The views expressed herein are those of the authors and do not necessarily reflect the views of the U.S. Department of Commerce, NOAA, or any of its subagencies.



Sections

Background and Purpose: Why shoreline management

Laws and Jurisdictions: By whom and under what authority

Permit Information: Forms, database and complete application information

Being on a Board: Charge, roles & responsibilities

Conduct a Hearing: Procedures, violations and emergencies

Decision Support & Technical Assistance: Maps, Decision tools, Reports....

Restoration for Resilience: Restoration , funding

Compliance & Other Legal Information: Follow the permit process to the end


Know Your Resources: Contacts, glossary, website map

Center for Coastal Resources Management


Home > CCRM > Wetlands Management > Shoreline Management Handbook

Shoreline Management Handbook


everything wetlands boards ...




BACKGROUND & PURPOSE
Why protect and manage tidal wetlands, beaches and dunes?




LAWS & JURISDICTIONS
What is the wetlands board jurisdiction, laws that apply, and guidelines for following them?




PERMIT INFORMATION
Application forms, permit data and information requirements ...




BEING ON A BOARD
Charge of the board, roles and responsibilities, meeting times and materials ...




CONDUCT & HEARING
Public interest notices, procedures, emergency and violation, letter templates ...




DECISION SUPPORT & TECHNICAL ASSISTANCE
Shoreline maps, decision tools, reports and more ...



RESTORATION FOR RESILIENCE
What about habitat restoration and climate adaptation projects?









COMPLIANCE & OTHER LEGAL INFORMATION
Following permitted projects to the end ...



KNOW YOUR RESOURCES
Find this handbook and other items to help: website map, glossary, FAQs, contacts, and more ...

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Navigation Panel

Background & Purpose

Why do we manage Tidal Wetlands, Beaches, and Primary Coastal Sand Dunes?



The History of Shoreline Management

The foundation and rationale for the laws governing Virginia's tidal shorelines...

There are two primary reasons for the establishment of legal programs to preserve and manage shoreline resources:

1. Shoreline features provide services valued by society including water quality, erosion control, flood buffering, primary production in support of the estuarine food web, recreational opportunities, and aesthetics.
2. Tidal wetlands, beaches and dunes have been adversely impacted by development with significant losses.

And Virginia Acted

Shoreline management laws and policies were enacted to preserve and manage shoreline resources... these policies were not established specifically as erosion control programs although the most frequent request to alter wetlands and beaches is driven by the desire to address shoreline erosion.

- ▶ 1972 Tidal Wetlands Act Preamble
- ▶ Current Tidal Wetlands Act Language
- ▶ Commonwealth of Virginia on Conservation
- ▶ Living Shoreline Policy
- ▶ Chesapeake Bay Program Commitments

Shoreline Resources

What they are and the services and habitat they provide ...

- ▶ Wetlands
- ▶ Beaches
- ▶ Sand Dunes
- ▶ Riparian Buffers
- ▶ Subaqueous Lands

Background & Purpose

Why do we manage Tidal Wetlands, Beaches, and Primary Coastal Sand Dunes?

▼ Living Shoreline Policy

[Code of Virginia § 28.2-104.1 – Living Shorelines; Development of General Permit; Guidance]

- It is the policy of the Commonwealth to support **living shorelines** as the preferred alternative for stabilizing tidal shorelines; The Commission shall permit only living shoreline approaches to shoreline management unless the best available science shows that such approaches are not suitable. If the best available science shows that a living shoreline approach is not suitable, the Commission shall require the applicant to incorporate, to the maximum extent possible, elements of living shoreline approaches into permitted projects.

The History of Shoreline Management

The foundation and rationale for the laws governing Virginia's tidal shorelines...

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Shoreline Resources

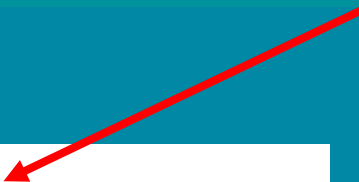
What they are and the services and habitat they provide ...

- ▶ Wetlands
- ▶ Beaches
- ▶ Sand Dunes
- ▶ Riparian Buffers
- ▶ Subaqueous Lands

Laws & Jurisdictions

▼ Law

- Virginia's **Wetlands Act**, initially adopted in 1972, recognizes the environmental value of tidal wetlands, establishes a permitting system for their protection, and authorizes localities to establish a local wetlands board and adopt a wetlands ordinance. The language for the local ordinance is set out within the **Code of Virginia § 28.2-1302**. If a locality does not establish its own wetlands board, the Virginia Marine Resource Commission acts as the wetlands board for the locality.
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Local & State: Tidal Wetlands Act

Local Wetlands Board - Virginia Marine Resources Commission

- ▶ Law
- ▶ Guidelines
- ▶ Legal Definition

Local & State: Coastal Primary Sand Dunes and Beaches Act

Local Wetlands Board - Virginia Marine Resources Commission

- ▶ Law
- ▶ Guidelines
- ▶ Legal Definition

Local & State: Chesapeake Bay Preservation Act

Local Bay Authority - Department of Environmental Quality

- ▶ Law
- ▶ Regulation
- ▶ Legal Definition

State: Submerged Lands Act

Virginia Marine Resources Commission

- ▶ Law
- ▶ Guidelines
- ▶ Legal Definition

State: Virginia Water Protection Program

Department of Environmental Quality

- ▶ Law
- ▶ Regulation
- ▶ Legal Definition

Federal: The Clean Water Act

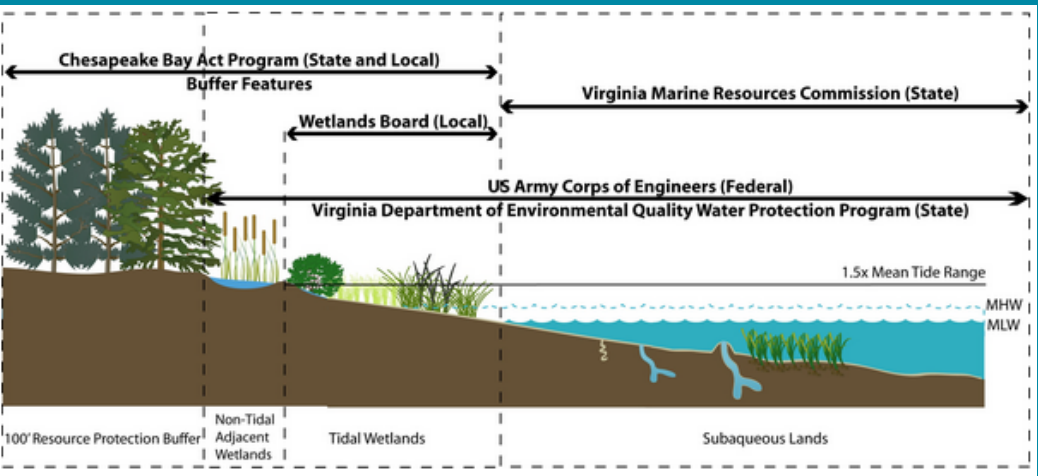
US Army Corps of Engineers - Environmental Protection Agency

- ▶ Law and Management

Federal: The Coastal Zone Management Act

National Oceanic and Atmospheric Administration - Coastal State

- ▶ Law and Management



Permit Information

Individual and General Permits

Link to the Joint Permit Applications JPA

JPS Required Information

General Information

Signatures

Appendices

Project Drawings

Chesapeake Bay Preservation Act

Living Shoreline Statement

Permit Databases

Wetland Board Permit Fees



Individual Permits

Each applicable regulatory agency conducts an independent review and issues a permit for their jurisdiction. The table shows which agencies have permit authority for tidal shorelines in Virginia. See [Conduct a Hearing](#) for a description of the permit review and approval process.

General Permits

VMRC has several general permits for activities along the shoreline and on submerged lands.

The most relevant of these permits for Wetland Boards are:

- **Virginia General Permit #4 Emergency Situations** - expedited process to stabilize non-vegetated shorelines during an emergency
- **Living Shoreline Group 1 General Permit** - permit for nonstructural actions above mean low water
- **Living Shoreline Group 2 General Permit** - permit for sand fill, fiber logs, fiber mats, shell bags, riprap, woven containment bags and temporary grazing protection in tidal wetlands, beaches and submerged lands

Joint Permit Application (JPA)

One application is used to request all approvals for proposed impacts to tidal and non-tidal wetlands, dunes and beaches, and subaqueous resources from activities including construction, dredging, filling, or excavation. The **Joint Permit Application** is submitted to VMRC, which serves as a clearinghouse and distributes the joint application to the following permitting agencies for review.

- **Virginia Marine Resources Commission (VMRC)**
- **U.S. Army Corps of Engineers (Corps)**
- **Virginia Department of Environmental Quality (DEQ)**
- and **Local Wetlands Boards (LWB)**

JPA Required Information

The Tidewater JPA (the most commonly used JPA for tidal shoreline projects) is comprised of five parts. Applications are determined complete by the permitting authority. In order to be complete, the application must at a minimum include the following:

- ▶ Part 1 - General Information
- ▶ Part 2 - Signatures
- ▶ Part 3 - Appendices
- ▶ Part 4 - Project Drawings
- ▶ Part 5 - Chesapeake Bay Preservation Act Information
- ▶ **Living Shoreline Statement**

Permit Information

JPA Required Information

General Information

Signatures

Appendices

Project Drawings

Chesapeake Bay Preservation Act

Living Shoreline Statement

- ▼ Part 1 - General Information
 - Information listed as required in the Tidal Wetlands Act (Wetlands Zoning Ordinance)*
 - ▶ Applicant
 - ▶ Proposed Activity
 - ▶ Plan View Map & Cross Section Views
 - ▶ Equipment and Access
 - ▶ Adjacent Owners
 - ▶ Cost
 - ▶ Project Purpose
 - ▶ Public Benefit
 - ▶ Mitigation
 - ▶ Expected Timeline
 - ▶ Suggested Information
 - ▶ Additional Information

▼ Proposed Activity

A clear, detailed description of the proposed activities. **This section is very important as it indicates to the reviewers what is being proposed. The description should be clear and detailed.**

For shoreline erosion control activities, be sure to provide the following:

- The type of proposed activity such as revetment, marsh sill, bulkhead, etc. and the linear feet (LF) of each proposed structure.
- Indicate if the structure is new or a replacement structure. If it is a replacement structure, explain how; will the structure being replaced be removed or remain?
- If a living shoreline is proposed, indicate weather sand nourishment and plantings are to be provided.
- How the site will be accessed such as using an existing driveway, by water, or by an adjacent property owner's property.
- Will tree and/or grading be required? How large of an area (sq ft or acres) is proposed to be cleared?
- Any other information necessary to clearly describe the activities proposed.


▼ Example 1 - Sill

100 LF of class 1 stone sill is proposed channelward of an existing marsh. 35 cubic yards of sand nourishment is to be placed landward of the sill to augment the marsh. Approximately 250 square feet of sand area will be planted in spartina alterniflora (sprigs to be planted on 1 feet centers). No tree clearing or grading will be required. Access to the site will be through the driveway to the back yard.

▶ Example 2 - Bulkhead

▶ Example 3 - Revetment

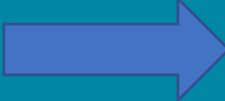
Being on a Board

- Purpose of the Board
- Know your Role 
- Be a Board Member
- Structure of the Board
- Procedures
- Board Decision Reviews
- Integration with Other Programs
- Training and Continued Learning
- Wetlands Boards
- Administrative Fees

Volunteer citizen advisory boards, such as local wetlands boards, are an integral part of American local government and help plan the future of communities. Citizen boards bring together community views that might not otherwise be heard. They are made up of persons of wide-ranging expertise and interests who seek to participate in public service and the betterment of their localities.

Serving on a local wetlands board is an important responsibility. Wetland boards represent the Commonwealth's interest in shoreline resources and board issued permits are, in most cases, the official Commonwealth permit for actions within tidal wetlands, beaches and dunes. In addition, the locality relies upon these boards to make fair decisions that will increase a locality's environmental stewardship. For this reason, it is crucial that members of a local wetlands board strictly adhere to the purpose and process of the board when making decisions.

Being on a Board

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▼ Be a Board Member

- ▶ What is required to be on a Board? (residency, education, and training)
- ▶ Can Board members hold other positions?
- ▶ What is Board member compensation?
- ▶ What is the site visit process for Board applications?
- ▶ How do you get appointed to a Board?
- ▶ What are the length of appointment and term limits for Board members?



▼ What is required to be on a Board? (residency, education, and training)

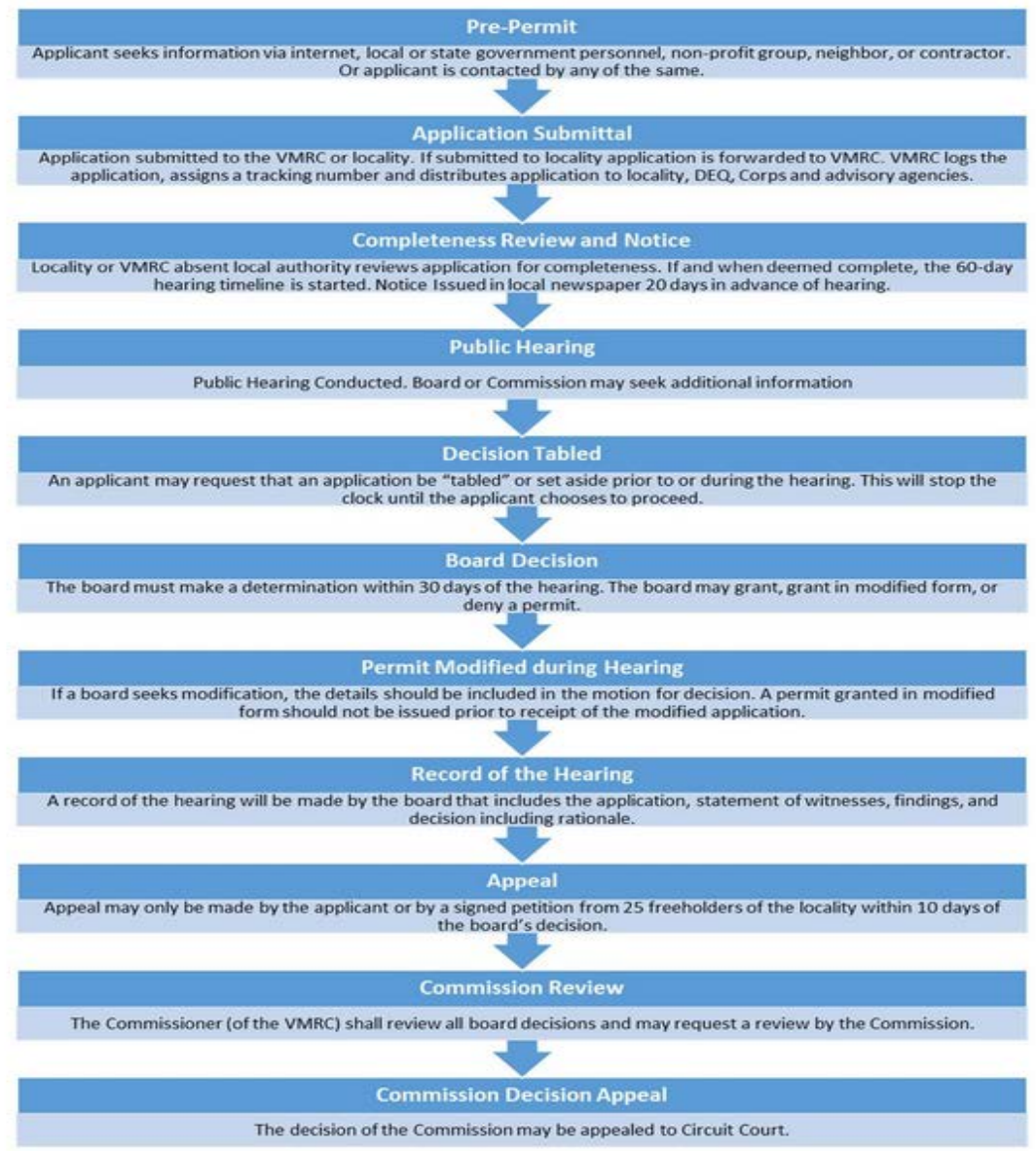
Each wetlands board member needs to be a resident of the locality in which they will serve. Typically there are no requirements by a locality to serve on a wetlands board - however some demonstrated interest in the environment, shorelines, coastal erosion, or marine related issues is helpful and valuable. Prior training to serve on a wetlands board is not essential - although an interest in learning about your role and the issues you may confront as a board member is essential. VIMS offers regular training to wetlands board members and local staff on a wide variety of topics and holds an annual workshop which allows for board members, local staff, and others interested in shoreline issues to interact and share information.

Conduct a Hearing

- Hearing Procedures
- Permit Applications
- Public Hearing
- Record of Hearing
- Permit Decision
- The Permit
- Violation Hearings
- Closed Meetings
- Informal Sessions
- Review of Board Decisions

What Happens When?

▼ Order of Permitting Events



Tidal Shoreline Permit Decision Process Flow Diagram

Conduct a Hearing

- Hearing Procedures
- Permit Applications
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Hearing Procedures

▼ Permit Applications

A local wetlands board must hold a public hearing within sixty days after receiving a complete application. A list of the information needed on a complete application is on the **Permit Information tab**. The determination of completeness is made by local wetlands boards and/or locality staff.

▼ Public Hearing

Within sixty days after receiving a complete application, the board is required to give notice of the hearing to the applicant, local governing body, adjacent property owners, various state agencies, any other interested governmental agency, and the VMRC twenty days before the hearing. The board must also give public notice of the hearing by publishing its date in a newspaper within the local wetlands board's county, city, or town, once a week for two weeks prior to the hearing.

It is recommended that, prior to the start of the public hearing, the chairman recite the general purpose of the board as a reminder to those in attendance at the meeting.

A board must make its determination within thirty days of a hearing. If the board fails to act within thirty days, the application will be deemed approved. Otherwise, approval of a application requires the affirmative vote of three members of a five member board or four members of a seven member board. Once the board makes a determination, the board must notify the applicant and the Commission within forty-eight hours of its determination.

▼ Record of Hearing

The board shall make a record of the proceeding, which shall include the application with the associated drawings, any written statements of witnesses, a summary of statements of all witnesses, the findings and decision of the board, and the **rationale for the decision**.

▼ Permit Decision

The board may decide to grant, grant in modified form, or deny a permit. A decision requires a weighing and balancing of all beneficial and detrimental factors relevant to a proposal, leading to a permit decision that reflects the outcome of that balancing process, known as a public interest review. The local wetlands board has the **power to modify an application** so that the approved permit meets the purpose of the Wetlands Act. In making this determination, the local wetlands board must consider:

1. The testimony of any person in support of or in opposition to the permit;
2. The impact of the proposed development on the public health, safety, and welfare; and
3. Whether the proposed development conforms with standards prescribed in § 28.2-1308 and guidelines passed pursuant to § 28.2-1308. **See Laws & Regulations.**

Decision Support & Technical Assistance

Before Hand: Determine Jurisdiction & Application Review



Decision Tools

Understand the logic and erosion control practices behind the SMM

- **Shoreline Management Model (SMM)** - This GIS model recommends the best management practices for a shoreline using available map data and decision tree logic displayed in the Comprehensive Map Viewer. Best for desktop reviews, the model output can be viewed by locality in the **CCRMPs** or for all of Tidewater Virginia at **ADAPTVA**

See the SMM displayed in the Comprehensive Map Viewer for your locality

- **Comprehensive Coastal Resource Management Portals (CCRMPs)** - A gateway to locality specific shoreline information including mapping tools, shoreline and marsh inventory reports, water level and flooding information, and more.
 - **Shoreline Inventory Data** - The Virginia Shoreline and Tidal Marsh Inventory is a series of reports and digital inventory that describe the condition of tidal shorelines in the Commonwealth of Virginia.



Use these tools when on-site

- **Self-Guided Decision Tools** - A series of decision trees (interactive and static) that leads users through questions about shoreline conditions to provide best practice recommendation(s).

Living Shoreline Guidance

The Virginia General Assembly has a policy that living shorelines are the preferred alternative for addressing shoreline erosion.

- **Living Shorelines Design Alternatives** - Learn more about stabilization techniques that not only protect shorelines and infrastructure, they also help to conserve, create and restore natural shoreline habitats and ecosystem services.
- **Living Shorelines Design Guidelines** - Learn where they are appropriate and what is involved in their design and construction.
- **Living Shorelines Training Courses** - General (2010) and advanced (2017) training for shoreline professionals.

Shoreline Evolution

Shoreline changes from 1937 to 2009 have been mapped by Shoreline Studies, VIMS. Available in a [map viewer](#) and [locality reports](#).

Technical Advice

Need more help? State and local entities provide technical advice on shoreline management and publications are available on a variety of similar topics.

- **Who Do I Ask?** - Contact information for all agencies connected to the permit process.
- **Wetlands Technical Reports** (in Scholarworks) - Published from 1990-2002, each report provides an in-depth review of one topic related to wetlands restoration, mitigation, regulations or management.



Restoration for Resilience & Funding

- Living Shorelines Permits
- Resiliency Projects Database (under development)
- Adaptation Story Maps on Adaptva.com

▼ Living Shorelines Permits - *Living shorelines are nature-based approaches for shoreline protection*

- [Virginia Living Shorelines General Permit Group 1 \(pdf\)](#) - permit for nonstructural actions above mean low water
- [Virginia Living Shorelines General Permit Group 2 \(pdf\)](#) - permit for sand fill, fiber logs, fiber mats, shell bags, riprap, woven containment bags and temporary grazing protection in tidal wetlands, beaches and submerged
- [Corps of Engineers Nationwide Permit 54: Living Shorelines \(pdf\)](#) - for the construction and maintenance of living shorelines

- Wetlands Restoration
- Beach/ Dune Restoration
- Riparian Buffer Restoration

▼ Wetlands Restoration

- Information on [Living Shoreline](#) design alternatives, vegetation, research, and resources on the [Center for Coastal Resources Management](#) website.
- The Corps of Engineers [Nationwide Permit 27: Aquatic Habitat Restoration, Enhancement, and Establishment Activities](#) is often used to expedite and simplify the process of reviewing permit activities associated with restoration, enhancement, or establishment of wetlands, streams and open waters provided there is a net increase in functions and services.
- Thin Layer Placement is the placement of sediment or dredged material in order to produce an elevation surface to support wetland conditions and promote the establishment or persistence of wetland vegetation. Thin layer placement is one management option for beneficial use of dredged material. This practice has been employed in coastal areas within the Chesapeake Bay region, Atlantic and Gulf Coasts and elsewhere.
Learn More: [US Army Corps of Engineers, Engineer Research and Development Center](#)
- [Native Plants for Wetland Restoration and Enhancement: A Source Guide](#) by the City of Norfolk



Restoration for Resilience & Funding

Project Funding & Incentives

- Conservation Reserve Enhancement Program
- Virginia Conservation Assistance Program
- The Virginia Clean Water Revolving Loan Fund
- National Fish and Wildlife Foundation
- Local Government Tax incentives
- Total Maximum Daily Load Best Management Practices

▼ **Virginia Conservation Assistance Program (VCAP) - cost share program**

The Virginia Conservation Assistance Program is an urban cost-share program that provides financial incentives and technical and educational assistance to property owners installing eligible Best Management Practices (BMPs) to improve water quality. **Living shorelines and constructed non-tidal wetlands are eligible practices in the Program.** VCAP practices can be installed in areas of your yard where problems like erosion, poor drainage, or poor vegetation occur. Most practices are eligible for 75% cost-share.

The Program is run by Soil and Water Conservation Districts (SWCDs) in participating districts. SWCDs are political subdivisions of the State which manage conservation programs, employ staff and deliver free conservation services, many aimed at the control and prevention of non-point source pollution. The SWCDs collaborate with Department of Conservation and Recreation on soil and water conservation programs.

- **Virginia Conservation Assistance Program**



Compliance & Other Legal Information

Compliance

- Investigations and Prosecutions
- Monitoring, Inspections, Compliance and Restoration
 - Stop work Order
 - Restoration Order
- Violations and Penalties
 - Injunctions
 - Penalties

▼ **Stop Work Order**
 The board chairman may, upon receipt of a sworn complaint of a violation from the designated enforcement officer, issue an order requiring all or part of the activities be stopped until the specified corrective measures have been taken. If the activity is either not authorized by a permit (**a violation**), or permit noncompliance is causing, or will cause, significant harm to the wetlands, the order may be issued without a notice to comply. Otherwise, the (**stop work**) order may be issued only after the permittee has failed satisfy the requirements of the notice to comply. The order shall remain in effect for a period of seven days pending application by the enforcing authority, permittee, resident owner, occupier, or operator for appropriate relief to the circuit court. Upon completion of corrective action, the order shall immediately be lifted.

▼ **Penalties**
 Violation of the Wetland Act may result in a civil penalty not to exceed \$25,000 for each day of violation. Civil penalties to be paid to the locality for the purpose of abating environmental damage to or restoring wetlands therein. If the violator is the county, city, or town itself, or its agent, the court shall direct the penalty to be paid into the state treasury.

With the consent of the violator, the Commission or wetlands board may order the one-time payment of civil charges for each violation not to exceed \$10,000. Civil charges shall be in lieu of any appropriate civil penalty which could be imposed under subsection A of this section. Civil charges may be in addition to the cost of any restoration ordered by the Commission or a wetlands board. [Code of Virginia § 28.2-1320]

Compliance & Other Legal Information

Other Legal Resources

Court Cases

- ▶ [Dillon Rule, Police Power](#)
- ▶ [Standard of Review](#)
- ▶ [Agency Deference](#)
- ▶ [Police Power, Property Rights](#)
- ▶ [Jurisdiction of the Court](#)
- ▶ [Notice to Localities, Standing](#)
- ▶ [Consideration of Factors, Substantial Evidence](#)
- ▶ [Factual Disputes, Timeliness](#)
- ▶ [Burden of Proof, Agency Deference, Taking](#)
- ▶ [Proper Party to an Action](#)

Attorney General Opinions

- ▶ [Wetlands and Subaqueous Lands](#)
- ▶ [Flood Control Projects](#)
- ▶ [Compensatory Mitigation](#)
- ▶ [Public Comment](#)
- ▶ [Local Wetlands Board Members](#)
- ▶ [Local Tax Assessment](#)
- ▶ [Forestry and Roads Exemptions](#)

Attorney General Opinions

1984-1985 Annual Report, Pg 448, October 31, 1984

“... I conclude that a local wetlands board should consider the impact on wetlands from the total project, including that portion of the project resting on subaqueous lands beyond the wetland. That decision is subject to review by the Commission.... If the wetlands board does not consider the wetlands impact of the total project, the Commission must consider, pursuant to [Virginia Code] § 62.1-3, the effect of such a subaqueous project on wetlands, when it determines whether or not to grant a permit to use subaqueous lands. I am, therefore, of the opinion that a local wetlands board is authorized to regulate the length of a structure which is constructed through both the intertidal zone and channelward of mean low water, subject to superior jurisdiction of the Commission to modify or reverse the decision.”

Know Your Resources

These are links to additional Pages:

Frequently Asked Questions

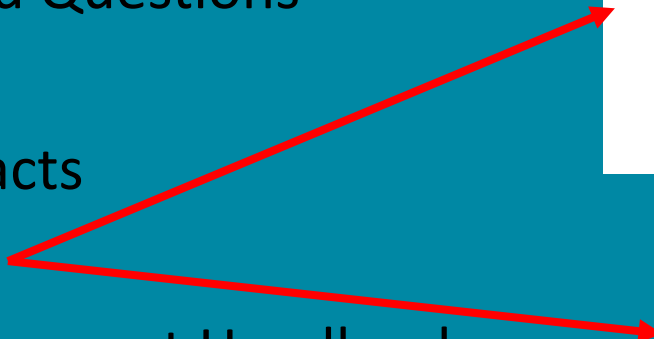
Glossary

Handbook Contacts

Who Do I Ask?

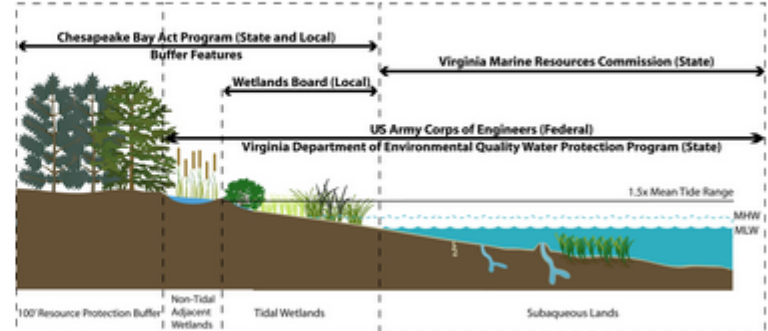
Shoreline Management Handbook –

PDF version can be printed



Assistance with the permit process:

- **Local Wetlands Boards (LWB)**
- **Virginia Marine Resources Commission (VMRC)**
- **U.S. Army Corps of Engineers (Corps)**
- **Virginia Department of Environmental Quality (DEQ)**



Virginia Shorezone Jurisdictions - Click to enlarge

Project advice from an environmental perspective:



The Center for Coastal Resources Management (CCRM) offers technical guidance on coastal issues including shorelines, tidal and non-tidal wetlands, marine debris and integrated coastal management. Living shorelines are a focus for our technical assistance including opportunities for on-site advice. Have a question? Our point of contact is **Christine Tombleson** / 804-684-7912.

VIMS serves as the Commonwealth's center of expertise in the marine environment, bringing together governmental, economic, regulatory, and scientific communities. **VIMS Office of Research and Advisory Services (ORAS)**

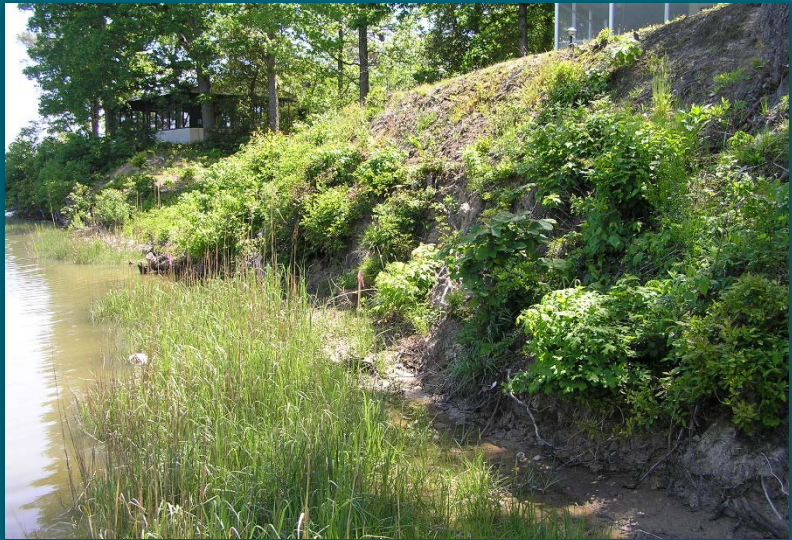
Shoreline Erosion Advisory Service (SEAS) - Part of the Virginia Department of Conservation and Recreation offers erosion advice for tidal and non-tidal shorelines in Virginia.

Know Your Resources

- Administrative Matters**
 - ▶ Form Letter Templates
 - ▶ Administrative Fees
 - ▶ Permit Databases
 - ▶ General Permits
 - ▶ Joint Permit Application

- Training and Continued Learning**
 - ▶ Wetlands Workshops
 - ▶ Customized Training

- ▼ Form Letter Templates
 - ▶ Violation and Restoration
- ▼ Compliance
 - Final Inspection
 - Letter of Credit Release
 - Surety Bond



- ▼ Customized Training
 - CCRM also offers classes on request for shoreline management topics of interest including, estuarine ecology, the latest shoreline guidance, and GIS tools. Contact **Karen Duhring**, to schedule a training session that can be customized to fit your locality's specific needs.

Questions?

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