

STATE OF NEW YORK

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Introduced by Sens. HARCKHAM, HOYLMAN, KAVANAGH, LIU, MAY, REICHLIN-MELNICK, RYAN, SERRANO -- read twice and ordered printed, and when printed to be committed to the Committee on Environmental Conservation -- committee discharged, bill amended, ordered reprinted as amended and recommitted to said committee -- reported favorably from said committee, ordered to first report, amended on first report, ordered to a second report and ordered reprinted, retaining its place in the order of second report

AN ACT to amend the environmental conservation law, in relation to freshwater wetlands; and to repeal certain provisions of such law relating thereto

The People of the State of New York, represented in Senate and Assembly, do enact as follows:

1 Section 1. Subdivisions 2, 3 and 7 of section 24-0105 of the environ-
2 mental conservation law, as added by chapter 614 of the laws of 1975,
3 subdivision 7 as renumbered by chapter 654 of the laws of 1977, are
4 amended to read as follows:

5 2. Considerable acreage of freshwater wetlands in the state of New
6 York has been lost, despoiled or impaired by unregulated draining,
7 dredging, filling, excavating, building, pollution or other [~~acts~~]
8 activities inconsistent with the natural uses of such areas. [~~Other~~
9 ~~freshwater~~] Freshwater wetlands are in jeopardy of being lost, despoiled
10 or impaired by such [~~unrelated-acts~~] activities and because of the
11 recent curtailment of federal wetland protections.

12 3. Recurrent flooding aggravated or caused by the loss of freshwater
13 wetlands has serious effects upon natural ecosystems. The increasing
14 severity and duration of storm-related flooding due to climate change,
15 which has caused billions of dollars of property damage in the state,
16 makes protection of all freshwater wetlands in the state of vital impor-
17 tance.

EXPLANATION--Matter in italics (underscored) is new; matter in brackets
[-] is old law to be omitted.

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1 7. Any loss of freshwater wetlands deprives the people of the state of
2 some or all of the many and multiple benefits to be derived from
3 wetlands, to wit:

4 (a) flood and storm control by the hydrologic absorption and storage
5 capacity of freshwater wetlands;

6 (b) wildlife habitat by providing breeding, nesting and feeding
7 grounds and cover for many forms of wildlife, wildfowl and shorebirds,
8 including migratory wildfowl and rare, endangered or threatened species
9 [~~such as the bald eagle and osprey~~];

10 (c) protection of subsurface water resources and provision for valu-
11 able watersheds and recharging ground water supplies;

12 (d) recreation by providing areas for hunting, fishing, boating,
13 hiking, bird watching, photography, camping and other uses;

14 (e) pollution treatment by serving as biological and chemical oxida-
15 tion basins;

16 (f) erosion control by serving as sedimentation areas and filtering
17 basins, absorbing silt and organic matter and protecting channels and
18 harbors;

19 (g) education and scientific research by providing readily accessible
20 outdoor bio-physical laboratories, living classrooms and vast training
21 and education resources; [~~and~~]

22 (h) open space and aesthetic appreciation by providing often the only
23 remaining open areas along crowded river fronts and coastal Great Lakes
24 regions; [~~and~~]

25 (i) sources of nutrients in freshwater food cycles and nursery grounds
26 and sanctuaries for freshwater fish[~~-~~];

27 (j) preservation of plant species that are rare, endangered or threat-
28 ened, or exploitably vulnerable as defined in section 9-1503 of this
29 chapter; and

30 (k) preservation of communities of plants and animals that are deemed
31 by the commissioner to be rare in the state or in a region of the state.

32 § 2. The opening paragraph and paragraphs (c) and (d) of subdivision
33 1, and subdivisions 2, 3 and 8 of section 24-0107 of the environmental
34 conservation law, as amended by chapter 654 of the laws of 1977, are
35 amended and a new subdivision 9 is added to read as follows:

36 "Freshwater wetlands" means lands and waters of the state [~~as shown on~~
37 ~~the freshwater wetlands map~~] that have an area of at least twelve and
38 four-tenths acres or, if less than twelve and four-tenths acres in size,
39 are of unusual importance and which contain any or all of the following:

40 (c) lands and waters substantially enclosed by aquatic or semi-aquatic
41 vegetation as set forth in paragraph (a) of this subdivision or by dead
42 vegetation as set forth in paragraph (b) of this subdivision, the regu-
43 lation of which is necessary to protect and preserve the aquatic and
44 semi-aquatic vegetation; and

45 (d) the waters overlying the areas set forth in paragraphs (a) and (b)
46 of this subdivision and the lands underlying paragraph (c) of this
47 subdivision.

48 2. "Freshwater wetlands map" shall mean a map promulgated by the
49 department pursuant to section 24-0301 of this article on which are
50 indicated the boundaries of any freshwater wetlands. Freshwater wetland
51 maps will serve the purpose of educating the public on the approximate
52 location of wetlands, are for educational purposes only, and are not
53 controlling for purposes of determining if a wetlands permit is required
54 pursuant to section 24-0701 of this article.

55 3. "Boundaries of a freshwater wetland" shall mean the outer limit of
56 the vegetation specified in paragraphs (a) and (b) of subdivision one of

1 ~~this~~ section [~~24-0107~~] and of the lands and waters specified in para-
2 graph (c) of such subdivision.

3 8. "Pollution" shall mean the presence in the environment of [~~man-in-~~
4 ~~duced~~] human-induced conditions or contaminants in quantities or charac-
5 teristics which are or may be injurious to human, plant or wildlife, or
6 other animal life or to property.

7 9. "Unusual importance" shall mean a freshwater wetland, regardless of
8 size, that possesses one or more of the following characteristics as
9 determined by the department:

10 (a) it is located in an area designated as a special flood hazard area
11 on the most current federal emergency management agency flood insurance
12 rate map that has experienced significant flooding in the past;

13 (b) it is located within a city having a population of one million or
14 more;

15 (c) it contains occupied habitat or habitat for an essential behavior
16 of an endangered or threatened species or a species of special concern
17 as defined under section 11-0535 of this chapter and/or listed as a
18 species of greatest conservation need in New York's wildlife action
19 plan;

20 (d) it is classified by the department as a Class I wetland;

21 (e) it is classified by the department as a Class II wetland and the
22 department determines based on criteria established by regulation that
23 its wetland functions and values are of local or regional significance;
24 or

25 (f) it was previously classified and mapped by the department as a
26 wetland of unusual local importance.

27 § 3. Subdivisions 1, 2, 3, 4 and 5 of section 24-0301 of the environ-
28 mental conservation law are REPEALED.

29 § 4. Subdivisions 6, 7 and 8 of section 24-0301 of the environmental
30 conservation law, subdivision 6 as amended by chapter 16 of the laws of
31 2010 and subdivision 7 as amended and subdivision 8 as added by chapter
32 654 of the laws of 1977, are amended to read as follows:

33 [~~6-~~] 1. Except as provided in subdivision [~~eight~~] three of this
34 section, the commissioner shall supervise the maintenance of [~~such boun-~~
35 ~~dary~~] freshwater wetlands maps, which shall be available to the public
36 [~~for inspection and examination at the regional office of the department~~
37 ~~in which the wetlands are wholly or partly located and in the office of~~
38 ~~the clerk of each county in which each such wetland or a portion thereof~~
39 ~~is located] on the department's website. The commissioner may readjust
40 the map [~~thereafter to clarify the boundaries of the wetlands, to~~
41 ~~correct any errors on the map, to effect any additions, deletions or~~
42 ~~technical changes on the map, and to reflect changes as have occurred as~~
43 ~~a result of the granting of permits pursuant to section 24-0703 of this~~
44 ~~article, or natural changes which may have occurred through erosion,~~
45 ~~accretion, or otherwise. Notice of such readjustment shall be given in~~
46 ~~the same manner as set forth in subdivision five of this section for the~~
47 ~~promulgation of final freshwater wetlands maps. In addition, at the time~~
48 ~~notice is provided pursuant to subdivision five of this section, the~~
49 ~~commissioner shall update any digital image of the map posted on the~~
50 ~~department's website to reflect such readjustment] at any time prior to
51 the filing of the delineation of a freshwater wetland boundary to more
52 accurately depict the approximate location of wetlands.~~~~

53 [~~7-~~] 2. Except as provided in subdivision [~~eight~~] three of this
54 section, the commissioner may, upon his own initiative, and shall, upon
55 a written request by a landowner whose land or a portion thereof may be
56 included within a wetland, or upon the written request of another person

1 or persons or an official body whose interests are shown to be affected,
2 cause to be delineated [~~more precisely~~] the boundary line or lines of a
3 freshwater wetland or a portion thereof and the regulated freshwater
4 wetland adjacent area as set forth in subdivision two of section 24-0701
5 of this article. [~~Such more precise delineation of a freshwater wetland~~
6 ~~boundary line or lines shall be of appropriate scale and sufficient~~
7 ~~clarity to permit the ready identification of individual buildings and~~
8 ~~of other major man-made structures or facilities or significant~~
9 ~~geographical features with respect to the boundary of any freshwater~~
10 ~~wetland.~~] The commissioner shall [~~undertake to delineate the boundary of~~
11 ~~a particular wetland or wetlands, or a particular part of the boundary~~
12 ~~thereof only upon a showing by the applicant therefor of good cause for~~
13 ~~such more precise delineation and the establishment of such more precise~~
14 ~~line~~] file any delineation of a wetland boundary made or accepted by the
15 department and such delineation shall be effective and binding for a
16 period of five years from the date such delineation is filed.

17 [~~8.~~] 3. The supervision of the maintenance of any freshwater wetlands
18 map or portion thereof applicable to wetlands within the Adirondack
19 park, the readjustment and precise delineation of wetland boundary lines
20 and the other functions and duties ascribed to the commissioner by
21 subdivisions [~~six and seven~~] one and two of this section shall be
22 performed by the Adirondack park agency, which shall make such maps
23 available [~~for public inspection and examination at its headquarters~~] on
24 the agency's website.

25 § 5. Subdivisions 1, 2 and 4 of section 24-0701 of the environmental
26 conservation law, subdivisions 1 and 2 as amended by chapter 654 of the
27 laws of 1977 and subdivision 4 as amended by chapter 697 of the laws of
28 1979, are amended to read as follows:

29 1. [~~After issuance of the official freshwater wetlands map of the~~
30 ~~state, or of any selected section or region thereof, any~~] Any person
31 desiring to conduct on freshwater wetlands [~~as so designated thereon~~] or
32 on the regulated freshwater wetland adjacent area as set forth in subdivi-
33 vision two of this section any of the regulated activities set forth in
34 subdivision two of this section must obtain a permit as provided in this
35 title.

36 2. Activities subject to regulation shall include any form of drain-
37 ing, dredging, excavation, removal of soil, mud, sand, shells, gravel or
38 other aggregate from any freshwater wetland, either directly or indi-
39 rectly; and any form of dumping, filling, or depositing of any soil,
40 stones, sand, gravel, mud, rubbish or fill of any kind, either directly
41 or indirectly; erecting any structures, roads, the driving of pilings,
42 or placing of any other obstructions whether or not changing the ebb and
43 flow of the water; any form of pollution, including but not limited to,
44 installing a septic tank, running a sewer outfall, discharging sewage
45 treatment effluent or other liquid wastes into or so as to drain into a
46 freshwater wetland; and any other activity which substantially impairs
47 any of the several functions served by freshwater wetlands or the bene-
48 fits derived therefrom which are set forth in section 24-0105 of this
49 article. These activities are subject to regulation whether or not they
50 occur upon the wetland itself, if they impinge upon or otherwise
51 substantially affect the wetlands and are located: (a) not more than one
52 hundred feet from the boundary of [~~such~~] a wetland: (i) that has an area
53 of at least twelve and four-tenths acres; (ii) that is a wetland of
54 unusual importance and has an area of at least ten acres; (iii) that is
55 classified as a Class I wetland by the department and has an area of at
56 least five acres; or (iv) that was previously classified and mapped by

1 the department as a wetland of unusual local importance; (b) not more
2 than fifty feet from the boundary of a wetland if it is a wetland of
3 unusual importance and has an area of at least five acres and less than
4 ten acres; and (c) not more than twenty-five feet from the boundary of a
5 wetland if it is a wetland of unusual importance and has an area of less
6 than five acres. Provided, that a greater distance from any such
7 wetland may be regulated pursuant to this article by the appropriate
8 local government or by the department, whichever has jurisdiction over
9 such wetland, where necessary to protect and preserve the wetland.

10 4. ~~[The]~~ On lands in active agricultural or silvicultural use, the
11 activities of farmers and other landowners in grazing and watering live-
12 stock, making reasonable use of water resources, harvesting natural
13 products of the wetlands, selectively cutting timber, draining land or
14 wetlands for growing agricultural products and otherwise engaging in the
15 use of wetlands or other land for growing agricultural products shall be
16 excluded from regulated activities and shall not require a permit under
17 subdivision one ~~[hereof]~~ of this section, except that structures not
18 required for enhancement or maintenance of the agricultural productivity
19 of the land and any filling activities shall not be excluded hereunder,
20 and provided that the use of land ~~[designated as a freshwater wetland~~
21 ~~upon the freshwater wetlands map at the effective date thereof]~~ that
22 meets the definition of a freshwater wetland in section 24-0107 of this
23 article for uses other than those referred to in this subdivision shall
24 be subject to the provisions of this article.

25 § 6. Subdivision 5 of section 24-0703 of the environmental conserva-
26 tion law, as amended by section 38 of part D of chapter 60 of the laws
27 of 2012, is amended to read as follows:

28 5. ~~[Prior to the promulgation of the final freshwater wetlands map in~~
29 ~~a particular area and the implementation of a freshwater wetlands~~
30 ~~protection law or ordinance, no person shall conduct, or cause to be~~
31 ~~conducted, any activity for which a permit is required under section~~
32 ~~24-0701 of this title on any freshwater wetland unless he has obtained a~~
33 ~~permit from the commissioner under this section.]~~ Any person may inquire
34 of the department as to whether or not a given parcel of land ~~[will be~~
35 ~~designated]~~ includes a freshwater wetland subject to regulation or a
36 regulated freshwater wetland adjacent area and whether a permit under
37 subdivision one of this section is required for a proposed activity. The
38 department shall give a definite answer in writing within ~~[thirty]~~ sixty
39 days of such request as to ~~[whether]~~ the status of such parcel ~~[will or~~
40 ~~will not be so designated]~~ and whether a permit is required for the
41 proposed activity. Provided that, in the event that weather or ground
42 conditions prevent the department from making a determination within
43 ~~[thirty]~~ sixty days, it may extend such period until a determination can
44 be made. Such answer in the affirmative shall be reviewable; such an
45 answer in the negative shall be a complete defense to the enforcement of
46 this article as to such parcel of land for a period of five years from
47 the date the department issues the negative answer. ~~[The commissioner~~
48 ~~may by regulation adopted after public hearing exempt categories or~~
49 ~~classes of wetlands or individual wetlands which he determines not to be~~
50 ~~critical to the furtherance of the policies and purposes of this arti-~~
51 ~~cle.]~~

52 § 7. Subdivision 1 of section 24-0901 of the environmental conserva-
53 tion law, as added by chapter 614 of the laws of 1975, is amended to
54 read as follows:

55 1. ~~[Upon completion of the freshwater wetlands map, the]~~ The commis-
56 sioner shall confer with local government officials in each region in

1 which the inventory has been conducted to establish a program for the
2 protection of the freshwater wetlands of the state.

3 § 8. Subdivisions 1 and 5 of section 24-0903 of the environmental
4 conservation law, as added by chapter 614 of the laws of 1975, are
5 amended to read as follows:

6 1. [~~Upon completion of the freshwater wetlands map of the state, or of~~
7 ~~any selected section or region thereof, the~~] The commissioner shall
8 [~~proceed to~~] classify freshwater wetlands so designated thereon accord-
9 ing to their most appropriate uses, in light of the values set forth in
10 section 24-0105 of this article and the present conditions of such
11 wetlands. The commissioner shall determine what uses of such wetlands
12 are most compatible with the foregoing and shall prepare minimum land
13 use regulations to permit only such compatible uses. The classifications
14 may cover freshwater wetlands in more than one governmental subdivision.
15 Permits pursuant to section 24-0701 of this article are required whether
16 or not a classification has been promulgated.

17 5. Prior to the adoption of any land use regulations governing fresh-
18 water wetlands, the commissioner shall hold a public hearing thereon in
19 the area in which the affected freshwater wetlands are located, and give
20 fifteen days prior notice thereof by posting on the department's website
21 or by publication at least once in a newspaper having general circu-
22 lation in the area of the local government involved. The commissioner
23 shall promulgate the regulations within thirty days of such hearing and
24 post such order on the department's website or publish such order [~~at~~
25 ~~least once~~] in a newspaper having general circulation in the area of the
26 local government affected and make such plan available for public
27 inspection and review; such order shall not take effect until thirty
28 days after the filing thereof with the clerk of the county in which such
29 wetland is located.

30 § 9. Paragraph (c) of subdivision 8 of section 70-0117 of the environ-
31 mental conservation law, as added by section 1 of part AAA of chapter 59
32 of the laws of 2009, is amended to read as follows:

33 (c) [~~All fees~~] Fees collected pursuant to [~~this~~] paragraph (a) of this
34 subdivision shall be deposited into the environmental protection fund
35 pursuant to section ninety-two-s of the state finance law. Fees
36 collected pursuant to paragraph (b) of this subdivision shall be depos-
37 ited to the credit of the marine resources account of the conservation
38 fund.

39 (d) Application fees required pursuant to this subdivision will not be
40 required for any state department.

41 § 10. Subdivisions 1 and 2 of section 71-2303 of the environmental
42 conservation law, as amended by chapter 99 of the laws of 2010, are
43 amended to read as follows:

44 1. Administrative sanctions. a. Any person who violates, disobeys or
45 disregards any provision of article twenty-four, including title five
46 and section 24-0507 thereof or any rule or regulation, local law or
47 ordinance, permit or order issued pursuant thereto, shall be liable to
48 the people of the state for a civil penalty of not to exceed eleven
49 thousand dollars for every such violation and for each day every such
50 violation occurs, to be assessed, after a hearing or opportunity to be
51 heard upon due notice and with the rights to specification of the charg-
52 es and representation by counsel at such hearing, by the commissioner or
53 local government. Such penalty may be recovered in an action brought by
54 the attorney general at the request and in the name of the commissioner
55 or local government in any court of competent jurisdiction. Such civil
56 penalty may be released or compromised by the commissioner or local

1 government before the matter has been referred to the attorney general;
2 and where such matter has been referred to the attorney general, any
3 such penalty may be released or compromised and any action commenced to
4 recover the same may be settled and discontinued by the attorney general
5 with the consent of the commissioner or local government. In addition,
6 the commissioner or local government shall have power, following a hear-
7 ing held in conformance with the procedures set forth in section 71-1709
8 of this article, to direct the violator to cease [~~his violation of~~]
9 violating the act and to restore the affected freshwater wetland to its
10 condition prior to the violation, insofar as that is possible within a
11 reasonable time and under the supervision of the commissioner or local
12 government. Any such order of the commissioner or local government shall
13 be enforceable in an action brought by the attorney general at the
14 request and in the name of the commissioner or local government in any
15 court of competent jurisdiction. Any civil penalty or order issued by
16 the commissioner or local government pursuant to this subdivision shall
17 be reviewable in a proceeding pursuant to article seventy-eight of the
18 civil practice law and rules.

19 b. Upon determining that significant damage to the functions and bene-
20 fits of a freshwater wetland is occurring or is imminent as a result of
21 any violation of article twenty-four of this chapter, including but not
22 limited to (i) activity taking place requiring a permit under article
23 twenty-four of this chapter but for which no permit has been granted or
24 (ii) failure on the part of a permittee to adhere to permit conditions,
25 the commissioner or local government shall have power to direct the
26 violator to cease and desist from violating the act. In such cases the
27 violator shall be provided an opportunity to be heard with ten days of
28 receipt of the notice to cease and desist.

29 2. Criminal sanctions. Any person who violates any provision of arti-
30 cle twenty-four of this chapter, including any rule or regulation, local
31 law or ordinance, permit or order issued pursuant thereto, shall, in
32 addition, for the first offense, be guilty of a violation punishable by
33 a fine of not less than two thousand nor more than [~~four~~] five thousand
34 dollars; for a second and each subsequent offense he shall be guilty of
35 a misdemeanor punishable by a fine of not less than four thousand nor
36 more than [~~seven~~] ten thousand dollars or a term of imprisonment of not
37 less than fifteen days nor more than six months or both. Instead of
38 these punishments, any offender may be punishable by being ordered by
39 the court to restore the affected freshwater wetland to its condition
40 prior to the offense, insofar as that is possible. The court shall spec-
41 ify a reasonable time for the completion of such restoration, which
42 shall be effected under the supervision of the commissioner or local
43 government. Each offense shall be a separate and distinct offense and,
44 in the case of a continuing offense, each day's continuance thereof
45 shall be deemed a separate and distinct offense.

46 § 11. Subdivision 1 of section 71-2305 of the environmental conserva-
47 tion law, as added by chapter 614 of the laws of 1975, is amended to
48 read as follows:

49 1. The attorney general, upon his or her own initiative or upon
50 complaint of the commissioner or local government, shall prosecute
51 persons alleged to have violated [~~any such order of the commissioner or~~
52 ~~local government pursuant to~~] article twenty-four of this chapter.

53 § 12. This act shall take effect immediately, provided, however, that
54 sections two, three, four, five, six, seven and eight of this act shall
55 take effect on January 1, 2023.