

Project #15-1240, Downey Farmstead - Frager Rd Relocation

Current Status: Application Submitted

Project Details

Primary Sponsor: City of Kent

Primary Contact: Michael Mactutis
(253) 856-5520
mmactutis@KentWA.gov

Funding Program: Salmon State Projects

Lead Entity: Green, Duwamish, and Central Puget
Sound Watershed (WRIA 9) Lead Entity

Project Type: Restoration

Project Description

City of Kent will complete the first phase of the Downey Farmstead restoration project by relocating Frager Road away from the Green River to maximize the site to allow for future creation of the side channel network and expanded floodplain. The new road alignment will provide a greater buffer/setback from the river. A 6 car parking lot will be constructed at the Old Fishing Hole (downstream) to replace the existing parking area. After the road is relocated, the city will apply for additional funding to complete the restoration project and enhance river processes by constructing a side channel and reconnecting floodplain on the left bank of the Green River between river mile (RM) 21.5 and RM 22.3. The site was previously acquired by the City of Kent and when full restoration is completed, the project will provide rearing and refuge habitat for juvenile salmon throughout most of the year, particularly juvenile Chinook salmon. Additional fish species present at the site and expected to utilize the project area are bull trout, chum, coho, cutthroat, pink, winter steelhead, pacific and river lamprey. Enhancing habitat to improve juvenile salmonid rearing, lifestage diversity, and productivity is a priority in the Green River watershed. A secondary goal of the project is to create additional flood storage and to help alleviate flood damages in urban and agricultural areas in the project vicinity. The project final design was completed 12/31/13, Project #11-1219 and includes final docs and reports.

Project Overall Metrics (Outcomes, Benefits)

Category / Work Type / Metric	Application Answer
Completion Date	
Projected date of completion	6/30/2019
Sponsor Match: Monetary Funding	
Amount of other monetary funding (A.12)	\$106,227.00
Project identifier for the other monetary funding (A.12.b)	Cooperative Watershed Management Grant - WRIA 9
Source of other monetary funding (A.12.a)	King County
Sponsor Match: Donated Un-paid Labor (volunteers)	
Value of Donated Unpaid Labor (Volunteers) (A.13.a.2)	\$0.00
Source of Donated Un-paid labor contributions (A.13.a.4)	N/A
Sponsor Match: Donated Paid Labor	
Value of Donated Paid Labor (A.13.b.1)	\$52,946.00
Source of Donated Paid Contributions (A.13.b.2)	City of Kent
Sponsor Match: Other In-kind Contributions	
Value of Other In-Kind Contributions (A.13.c.1)	\$0.00
Source of Other In-Kind Contributions (A.13.c.3)	N/A
Description of other In-Kind contributions (A.13.c.2)	N/A

Project Funding

Funding Request		Funding %	Min Match Required	Sponsor Match Source	
Salmon State Projects	\$700,000	81.47 %		Donated Labor	\$52,946
Sponsor Match	\$159,173	18.53 %	15%	Grant - Local	\$106,227
Total Project Funding	\$859,173	100.00 %			
Project Cost Summary					
RESTORATION COSTS					
Restoration	\$717,525				
A&E	\$141,648		19.74 %		\$215,258 (30%)
Subtotal	\$859,173	100.00 %			
Total Cost Estimate	\$859,173	100.00 %			

Worksites and Properties

General Area: LOWER GREEN RIVER
County: King

Legislative Districts 2012: 33
Congressional Districts 2012: 09
Salmon Recovery Regions: Puget Sound
DNR Watershed Units (WAU): GREEN-DUWAMISH,
 LOWER
4th Field Catalog Units (HUC): Duwamish
WRIA: Duwamish-Green
Sections: 23
Township: T22NR04E
Coordinates: 47.37613945
 -122.26636825

Worksite #1: Downey Farmstead Restoration

Coordinates from Mapped Point: **Latitude:** 47.37613945 **Longitude:** -122.26636825
Coordinates from Worksite **Latitude:** 47.376663 **Longitude:** -122.263308
Directions:

Worksite Description: Downey Farmstead is a 22-acre site owned by the City of Kent and located along the Green River between RM 21.5 and RM 22.3. This project phase will relocate Frager Road to the south and adjacent to SR 516 to maximize the project site and relocate outside of the floodplain. The current road will be closed to vehicular traffic and removed during the next project phase.

Site Access Directions: From northbound or southbound I-5, take the Kent-Des Moines (SR 516) exit #149. Travel east and down the hill for approximately 1.6 miles. Turn left (east) onto West Meeker Street, take the first right (before the bridge) onto Frager Road S. The project location is approximately .6 miles from the Meeker Street intersection on Frager Road South, just east of the Mullen Slough Bridge.

Worksite Address:

Restoration Metrics (Outcomes, Benefits)

Category / Work Type / Metric	Application Answer	Work Type Costs
Targeted salmonid ESU/DPS (A.23)	Chinook Salmon-Puget Sound ESU, Chum Salmon-Puget Sound/Strait of Georgia ESU, Coho Salmon-Puget Sound/Strait of Georgia ESU, Pink Salmon-unidentified ESU, Steelhead-Puget Sound DPS	
Targeted species (non-ESU species)	Bull Trout, Cutthroat	
Miles Of Stream Treated/Protected (C.0.b)	0.00	
Project Identified In a Plan or Watershed Assessment (C.0.c)	The project is identified in the WRIA 9 Green/Duwamish and Central Puget Sound Watershed Salmon Habitat Plan as a priority project, (Project LG-7). The three-year workplan for WRIA 9 includes this project as one of its high priorities	
Type Of Monitoring (C.0.d.1)	None	
Monitoring Location (C.0.d.2)	No monitoring completed	
Upland Habitat And Sediment Project		
Cubic yards of sediment prevented (C.6.b.3)	0	
Acres of Upland Habitat Area Treated (C.6.b.1)	0.0	
Miles of Road Treated (C.6.b.2)	0.20	
Road abandonment (C.6.d.1)		
Total cost for Road abandonment		\$691,785.00
Miles of Road Abandoned (C.6.d.2)	0.20	
Average width of road abandoned (in whole yards) (C.6.d.3)	20	
Road drainage system improvements and reconstruction (C.6.c.1)		
Total cost for Road drainage system improvements and reconstruction		\$25,740.00
Miles of Road Treated for drainage improvements and reconstruction (C.6.c.2)	0.20	
Average width of road treated for drainage improvements and reconstruction (C.6.c.3)	20	
Architectural & Engineering		
Architectural & Engineering (A&E)		
Total cost for Architectural & Engineering (A&E)		\$141,648.00

Restoration Questions

- 1 of 6** **Has the worksite been investigated for historical, archeological, or cultural resources? If yes, when did this occur and what agencies and tribes were consulted? Attach related documents (letters, surveys, agreements, etc.) to your project in PRISM.**
 Yes, Cultural Resources Inventory Report was completed November 2013, submitted to the ACOE for review 12/24/2013. Archeological Monitoring Plan submitted to the CORPS June 2014 and approved December 14, 2014 (see attachment).
- 2 of 6** **What is the current land use of the site? Has there been ground disturbances historically, if so, what are/were those disturbances? Is there any fill where ground disturbance is proposed? If known, how deep is the fill?**
 The project site is vacant. Historically the 22 acre site was homesteaded by Patrick Downey in 1863 who engaged in agricultural pursuits including hops, hay, and grain growing, as well as dairying. The four parcels were sold by the Downey descendants. Prior to being purchased by the City of Kent the parcels included

a truck farm, one was used as a nursery with offices and a greenhouse, one operated as a meatpacking facility until 1985 and was used as a small dog park after that.

3 of 6 Is the worksite(s) located within an existing park, wildlife refuge, natural area preserve, or other recreation or habitat site? If yes, name the area and specify if the land is owned by local, state or federal government.

No, No.

4 of 6 Describe any proposed ground disturbing activities. That is, will a tool(s) be used to move earth (soil, rock, gravel, etc.) as part of this project? This includes hand or mechanized tools, for example: shovel, auger, pick axe, backhoe, etc. Also include specific information including length, width, and depth of the ground disturbance that will be required for all proposed work, if known. Please avoid subjective phrases such as "ground disturbing activities will be minor".

Typical construction equipment will be used such as backhoes, dozers, front end loaders, dump trucks, etc. The Frager Road Relocation will involve clearing and grubbing of 4 acres where the new road and drainage will be located, over 40,000 CY of native fill will be salvaged, and road material compacted and paved. The area of ground disturbing activities for the new road, shoulder and filter strip will be a length of 2,200 LF, at a depth of 12 inches and 44 feet wide.

5 of 6 Give street address for this worksite if available.

Property is bounded by SR 516 to the south, Frager Road and the Green River to the north, the confluence of the Mullen Slough and the Green River to the west, and the SR 516 Bridge to the east, between River Mile (RM) 21.5 and RM 22.1, in the vicinity of 25001 Frager Road S., Kent.

6 of 6 Are there any structures existing on the property (including tidegates, dikes, etc.)? If so, please list all existing structures. Indicate if any of these structures will be altered or demolished as a result of the project, and provide the following information for each structure that could be altered or demolished: identifying name, year constructed, year(s) remodeled/renovated. Attach at least one photo of each of the proposed altered structures.

No

Property for Downey Farmstead Restoration Worksite #1: Century Link (phone)

Activity: Restoration

Landowner

Century Link
219 Legion Way, 203-D
Olympia, WA 98051

Control and Tenure

Instrument Type: Easement

Purchase Type:

Term Length: Perpetuity

Expiration Date:

Note: utilities will be relocated in Phase 2

Landowner Type: Private

Property for Downey Farmstead Restoration Worksite #1: Department of Natural Resources

Activity: Restoration

Landowner

Department of Natural Resources (DNR)
PO Box 47041
Olympia, WA 98504-7041

Control and Tenure

Instrument Type: Lease

Purchase Type:

Term Length: Perpetuity

Expiration Date:

Note: Phase 1 - Frager Road relocation will not involve DNR at this phase.

Landowner Type: State Government

Property for Downey Farmstead Restoration Worksite #1: Downey Farmstead Property

Activity: Restoration

Landowner

City of Kent
220 Fourth Ave S
Kent, WA 98032-5895

Control and Tenure

Instrument Type: Sponsor owned property

Purchase Type:

Term Length: Perpetuity

Expiration Date:

Note:

Landowner Type: Local Government

Property for Downey Farmstead Restoration Worksite #1: Frager Road

Activity: Restoration

Landowner

King County
201 S Jackson St Ste 503
Seattle, WA 98104

Control and Tenure

Instrument Type: Sponsor owned property

Purchase Type:

Term Length: Perpetuity

Expiration Date:

Note: The ROW will be abandoned and relocated away from the river.

Landowner Type: Local Government

Property for Downey Farmstead Restoration Worksite #1: Old Fishing Hole Park

Activity: Restoration

Landowner

City of Kent
220 Fourth Ave S
Kent, WA 98032-5895

Control and Tenure

Instrument Type: Sponsor owned property

Purchase Type:

Term Length: Perpetuity

Expiration Date:

Note:

Landowner Type: Local Government

Property for Downey Farmstead Restoration Worksite #1: Puget Sound Energy (power)

Activity: Restoration

Landowner
Puget Sound Energy
2711 Pacific Ave SE
Olympia, WA 98501

Control and Tenure
Instrument Type: Easement
Purchase Type:
Term Length: Perpetuity
Expiration Date:
Note: utilities will be relocated in Phase 2

Landowner Type: Private

Overall Project Questions

- 1 of 5** Is any part of the scope of work included in this application required as mitigation for another project or action? E.g. FERC relicensing, Habitat Conservation Plan, legal settlement, etc. If yes, explain:
No
- 2 of 5** Do you need state SRFB dollars (not Federal) to match the requirements of any other federal funding you will be using to complete this project. If Yes, please state the amount of state dollars needed out of your total request.
No
- 3 of 5** Is the project on State Owned Aquatic Lands? Please contact the Washington State Department of Natural Resources to make a determination. (www.dnr.wa.gov/Publications/aqr_land_manager_map.pdf)
Yes, The Frager Road Relocation Phase of the project will not involve DNR, DNR received the City's application No. 23-091141 (2-21-14) for an Aquatic Use Permit and is pending review of King County permits. The City has consulted with DNR regarding the project, they have not voiced any concerns. The City has also submitted the DNR Public Safety Checklist for Large Woody Debris. DNR will be involved in the next construction phase.
- 4 of 5** For grants listed in the Sponsor Match Category section on the Funding Request tab, list the grant source(s), when the funds were (or will be) secured, and how long the grant funds will be available to this project.
King County Flood Control District CWM grant funding available 2015 is the match for this project. Funding would be available to complete construction (1-2 years)
- 5 of 5** Describe the type and timing of donated labor (skilled and unskilled), donated equipment, and donated materials that will be used for this project, identified in the Sponsor Match Category section on the Funding Request tab.
NA

Project Permits

Permit Type	Applied Date	Received Date	Expiration Date	Permit Number
Clear & Grade Permit	02/22/2013			
Cultural Assessment [Section 106]				
Dredge/Fill Permit [Section 10/404 or 404]	02/11/2013	12/23/2014		
Hydraulics Project Approval [HPA]	01/14/2014	01/30/2014		132795-1
Nationwide Permit	02/11/2013	12/23/2014	05/18/2017	NWS-2013-230
SEPA	02/28/2013	12/12/2013		2130459
Shoreline Permit	02/05/2013			
Water Quality Certification [Section 401]	02/11/2013			
Other Required Permits	04/11/2013			
Other Required Permits	02/27/2014			
Other Required Permits	02/21/2014			

Permit Questions

- 1 of 2** If this project requires a federal permit, will the scope of that permit cover ALL proposed ground disturbing activities included in this project? You may need to request a pre-application meeting with the permitting agency to answer this question.
Yes, The permit will include all ground disturbing activities.
- 2 of 2** Are you planning on using the federal permit streamlining process (Limit 8, www.rcow.wa.gov/documents/fact_sheets/Permit_Streamlining_fact_sheet.pdf)?
Yes, already completed

Project Attachments

Required Attachments 5 out of 5 done

Cost Estimate	<input checked="" type="checkbox"/>
Map: Area of Potential Effect (APE)	<input checked="" type="checkbox"/>
Map: Restoration Worksite	<input checked="" type="checkbox"/>
Photo	<input checked="" type="checkbox"/>
Salmon Project Proposal	<input checked="" type="checkbox"/>

Photos

Attachment Type	Title	Attach Date
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Correspondence	Greene_et_al_2005[1].pdf	04/02/2014
Correspondence	Collins_and_Sheikh_2005[1].pdf	04/02/2014
Correspondence	ChinookSubYearlingProdn&GreenWSE.docx	04/02/2014
Correspondence	Beechie_et_al_2005_TAFS[1].pdf	04/02/2014
Correspondence	AttachD_GreenRiverProjBooklet.pdf	04/02/2014
Correspondence	AttachC_GR_Flows_during_outmigration[1].pdf	04/02/2014
Correspondence	AttachB_Kent_Restoration_Projects[1].pdf	04/02/2014
Correspondence	AttachA_LowerGreenRiver WRIA9 Projects.pdf	04/02/2014
Correspondence	Downey_SEPA_EnvReviewReport_12-13-13.pdf	04/02/2014
Correspondence	Downey_SEPA_DNS_12-13-13.pdf	04/02/2014
Cost Estimate	Fragr Road Realignment Final.2 Cost Est_RB.pdf	08/04/2015
Design document	08-3017 SHORELINE PARKING MITIGATION AREA.pdf	08/04/2015
Design document	08-3017 X_DESIGN_CURVE-SKETCH-CURVE.pdf	05/13/2015
Design document	Fragr Road Realignment Design Plans.pdf	05/13/2015
Design document	11-05022-000 Design Report-Downey 2013 11 08.pdf	04/02/2014
Map: Restoration Worksite	Downey&LeberLoc.pdf	04/02/2014
Map: Restoration Worksite	Aerial Site map 09.pdf	04/02/2014
Monitoring activity	Downey_Draft Maintenance and Monitoring Plan_Rev 10-25-13.pdf	04/02/2014
Permit	Downey_FinalCOEPermitAttachments_NWS-2013-230.pdf	01/08/2015
Permit	Downey_FinalCOEPermit_NWS-2013-230.pdf	01/08/2015
Photo	BeforeDowneyFarmstead (Large).jpg	04/02/2014
Photo	AfterDowney_ArtisticRendition (Large).jpg	04/02/2014
Plans and Bid Specifications	Parking Area Plan & Details.pdf	04/02/2014
Plans and Bid Specifications	DowneyFarmstead 100%Plans_01-09-14.pdf	04/02/2014
Salmon Project Proposal	Project Proposal - Fragr Rd _15-1240.docx	08/04/2015
Visuals	Project slides.pdf	05/19/2015
Visuals	PSAR_2015-17_snapshots_10_downey_farmstead_restoration.pdf	05/13/2015
Visuals	Downey Farmstead Permit Pictures.pdf	05/13/2015
Visuals	Downey Farmstead Restoration Project Pictures.pptx	08/05/2014
Visuals	Leber&Downey Vicinity Map.pdf	08/05/2014
Visuals	Downey Bridge Abutment.pdf	06/18/2014
Visuals	Downey Bridge Monument.pdf	06/18/2014
Visuals	Downey Farmstead Restoration 04.23.14.pptx	05/05/2014

Application Status

Application Due Date: 08/14/2015

Status	Status Date	Name	Notes
Application Submitted	08/13/2015	Karen Bergeron	
Preapplication	04/14/2015		

I certify that to the best of my knowledge, the information in this application is true and correct. Further, all application requirements due on the application due date have been fully completed to the best of my ability. I understand that if this application is found to be incomplete, it will be rejected by RCO. I understand that I may be required to submit additional documents before evaluation or approval of this project and I agree to provide them. (Karen Bergeron, 08/13/2015)