

Project #15-1080, Grovers Creek Protection Phase II

Current Status: Application Submitted

Project Details

Primary Sponsor: Great Peninsula Conservancy

Primary Contact: Scott Pascoe
(360) 373-3500
scott@greatpeninsula.org

Funding Program: Salmon State Projects

Lead Entity: West Sound Watersheds Council Lead Entity

Project Type: Acquisition

Project Description

Great Peninsula Conservancy will use this grant to permanently protect, through the acquisition of fee-title interest and conservation easements, approximately 74.5 acres of interconnected, highly-functioning riparian habitat along 0.68 miles of fish bearing main-stem and tributaries within the lower reach of Grovers Creek in northern Kitsap County between Kingston and Poulsbo. The target property includes Grovers Creek's mainstem and tributaries, as well as palustrine scrub-shrub, emergent and floodplain wetlands with beaver ponds, which provide rearing refugia for anadromous fish including coho, cutthroat trout, ESA-listed winter steelhead; aquatic and terrestrial-linked habitat for amphibians; nesting and foraging area for birds; and a migratory corridor for mammals. This project fills a critical gap within a larger wildlife corridor. It completes the preservation of stream and wetland habitat between Kitsap County's 809-acre North Kitsap Heritage Park (04-1456, 12-1255, 10-1297, 10-1256) and Great Peninsula Conservancy's 270 acre RCO-funded Grovers Creek Phase I acquisition project (14-1587, 13-1196, 12-1422).

Project Overall Metrics (Outcomes, Benefits)

Category / Work Type / Metric	Application Answer
Project Acquisition	
Acquisition Primary Purpose	Habitat Conservation
Completion Date	
Projected date of completion	2/28/2018
Sponsor Match: Monetary Funding	
Amount of other monetary funding (A.12)	\$385,650.00
Project identifier for the other monetary funding (A.12.b)	12-1422
Source of other monetary funding (A.12.a)	Washington Wildlife and Recreation Program- Riparian Account
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)	0
Sponsor Match: Donated Paid Labor	
Value of Donated Paid Labor (A.13.b.1)	\$0.00
Source of Donated Paid Contributions (A.13.b.2)	0
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)	0
Description of other In-Kind contributions (A.13.c.2)	0

Project Funding

Funding Request		Funding %	Min Match Required	Sponsor Match Source	
Salmon State Projects (FY2016)	\$300,000	43.75 %		Cash Donations	\$85,000
Sponsor Match	\$385,650	56.25 %	15%	Grant - RCO WWRP	\$300,650
Total Project Funding	\$685,650	100.00 %			

Project Cost Summary		Project %	Admin/A&E %	Maximum for Selected Program
ACQUISITION COSTS				
Land/Incidentals	\$653,000			
Admin	\$32,650		5.00 %	\$32,650 (5%)
Subtotal	\$685,650	100.00 %		
Total Cost Estimate	\$685,650	100.00 %		

Worksites and Properties

General Area: Grovers Creek, Kitsap

County: Kitsap
Legislative Districts 2012: 23
Congressional Districts 2012: 06
Salmon Recovery Regions: Puget Sound
DNR Watershed Units (WAU): POULSBO
4th Field Catalog Units (HUC): KITSAP
WRIA: Kitsap
Sections: 34
Township: T27NR02E
Coordinates: 47.78839042
 -122.54048635

Worksite #1: Grovers Creek Phase II- First Priority Parcels

Coordinates from Mapped Point: **Latitude:** 47.78839042 **Longitude:** -122.54048635
Coordinates from Worksite **Latitude:** 47.785017 **Longitude:** -122.544378
Directions:

Worksite Description: Great Peninsula Conservancy will preserve 75 acres on Grovers Creek through the purchase of conservation easements, and protect the riparian wetland complex habitat in perpetuity.

Site Access Directions: Head west on SR 104 from Kingston for two miles, and turn south onto Miller Bay Road. Continue for 1.5 miles and park at the North Kitsap Heritage Park parking lot. Walk north along the road for roughly 1/3 of a mile, to the creek crossing.

Worksite Address:
 25140 Miller Bay Road NE
 Kingston, WA 98346

Category / Work Type / Metric	Application Answer	Work Type Costs
Targeted salmonid ESU/DPS (A.23)	Coho Salmon-Puget Sound/Strait of Georgia ESU, Steelhead-Puget Sound DPS	
Targeted species (non-ESU species)	Cutthroat	
Miles Of Stream Treated/Protected (C.0.b)	0.90	
Project Identified In a Plan or Watershed Assessment (C.0.c)	East Kitsap Peninsula Lead Entity, Salmon Recovery Strategy. Kitsap County Department of Community Development, 2004.	
Type Of Monitoring (C.0.d.1)	None	
Monitoring Location (C.0.d.2)	No monitoring completed	

- 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.**
 No
- 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 majority of the site is covered in scrub/shrub wetlands, and has not featured much, if any, active use. The site's forested wetlands and small amount of uplands have been logged multiple times. There are no known ground disturbances, and no known fill.
- 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, but it lies adjacent to two: Kitsap County's 809-acre North Kitsap Heritage Park, and Great Peninsula Conservancy's Grovers Creek Phase I project area.
- 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".**
 There are no ground disturbing activities planned for the site. Signs will be installed on existing trees.
- 5 of 6** **Give street address for this worksite if available.**
 25140 Miller Bay Road NE, Kingston, WA 98346
- 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 Grovers Creek Phase II- First Priority Parcels Worksite #1: Helton Conservation Easement

Activity: Acquisition **Planned Acquire Date:** 12/30/2017 **Proposed Acres:**

Property Grantor

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Landowner Type: Private**Ownership****Instrument Type:** Easement**Purchase Type:** Less than fee ownership**Term Length:** Perpetuity**Expiration Date:****Note:****Acquisition Metrics (Outcomes, Benefits)**

Category / Work Type / Metric	Application Answer	Work Type Costs
Real Property Acquisition		
Miles Of Streambank Protected By Land or Easement Acquisition	0.61	
Easement		
Total cost for Easement		\$255,000.00
Easement type	Habitat Conservation	
Acres by Acreage Type (easement) - Lake	0.00	
Acres by Acreage Type (easement) - Riparian	7.69	
Acres by Acreage Type (easement) - Uplands	12.10	
Acres by Acreage Type (easement) - Wetlands	13.81	
Acres zoned as agricultural land	0.00	
Incidentals		
Appraisal		
Total cost for appraisal		\$7,500.00
Appraisal Review		
Total cost for appraisal review		\$3,000.00
Baseline Documentation		
Total cost for baseline documentation		\$2,500.00
Closing, Recording, Taxes, Title		
Total cost for Closing, Recording, Taxes, Title		\$1,500.00
Signs (Acq)		
Total cost for Signs(Acq)		\$1,000.00
Number of permanent signs that identify site and funding partners	10	
Stewardship plan		
Total cost for Stewardship plan		\$3,500.00
Survey (Acq)		
Total cost for Survey(Acq)		\$5,000.00
Administrative Costs (Acq)		
Administrative costs (Acq)		
Total cost for Administrative costs (Acq)		\$20,000.00

Acquisition Questions

- 1 of 2 **Has the applicant requested and/or received a "waiver of retroactivity" from the RCO for the property in question? If yes, what was the sellers name, the approval date, and waiver number?**
No.
- 2 of 2 **Property acquired with grant funds is subject to policies/laws regarding preservation of cultural resources. Is future restoration, development, fencing or signing proposed for this property? If yes, explain how and when this work will occur.**
Yes, there will be signing but likely no fencing. Signing would occur at the time of acquisition, with signs installed on existing trees.

Property for Grovers Creek Phase II- First Priority Parcels Worksite #1: Helton Fee-title Parcels**Activity:** Acquisition**Planned Acquire Date:** 12/30/2017**Proposed Acres:**

40.95

Property Grantor

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Landowner Type: Private**Ownership****Instrument Type:** Deed - Statutory Warranty**Purchase Type:** Fee ownership**Term Length:** Perpetuity**Expiration Date:****Note:****Acquisition Metrics (Outcomes, Benefits)**

Category / Work Type / Metric	Application Answer	Work Type Costs
Real Property Acquisition		
Miles Of Streambank Protected By Land or Easement Acquisition	1.17	
Land		

Total cost for Land		\$350,000.00
Acres by Acreage Type (fee simple) - Riparian	9.61	
Acres by Acreage Type (fee simple) - Uplands	4.54	
Acres by Acreage Type (fee simple) - Wetlands	26.80	
Acres zoned as agricultural land	0.00	
Existing structures on site	No structures on site	
Market value of property improvements	\$0.00	

Incidentals

Appraisal

Total cost for appraisal \$5,500.00

Appraisal Review

Total cost for appraisal review \$3,000.00

Baseline Documentation

Total cost for baseline documentation \$2,000.00

Closing, Recording, Taxes, Title

Total cost for Closing, Recording, Taxes, Title \$1,500.00

Noxious weed control

Total cost for Noxious weed control \$3,500.00

Acres treated for noxious weeds by method - Mechanical 28.00

Signs (Acq)

Total cost for Signs(Acq) \$1,000.00

Number of permanent signs that identify site and funding partners 10

Stewardship plan

Total cost for Stewardship plan \$3,500.00

Survey (Acq)

Total cost for Survey(Acq) \$4,000.00

Administrative Costs (Acq)

Administrative costs (Acq)

Total cost for Administrative costs (Acq) \$12,650.00

Acquisition Questions

- 1 of 2 **Has the applicant requested and/or received a "waiver of retroactivity" from the RCO for the property in question? If yes, what was the sellers name, the approval date, and waiver number?**
No.
- 2 of 2 **Property acquired with grant funds is subject to policies/laws regarding preservation of cultural resources. Is future restoration, development, fencing or signing proposed for this property? If yes, explain how and when this work will occur.**
Yes, there will be signing but likely no fencing. Signing would occur at the time of acquisition, with signs installed on existing trees.

Overall Project Questions

- 1 of 10 **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 10 **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 10 **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)**
No
- 4 of 10 **Do your organizational documents (charter, bylaws, or articles of incorporation) include the authority for the protection or enhancement of natural resources or related activities?**
Yes
- 5 of 10 **Do your organizational documents (charter, bylaws, or articles of incorporation) provide for an equivalent successor organization in case the nonprofit dissolves?**
Yes, Article VI of Great Peninsula Conservancy's attached "Articles of Merger" states, "(p)rovisions for distribution of assets on dissolution or final liquidation are as follows: The net assets of the corporation shall be distributed to such nonprofit, tax exempt organizations, as selected by the then board of directors, as will best perpetuate the purpose of this corporation."
- 6 of 10 **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.**
The WWRP Riparian grant
- 7 of 10 **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.**
Donated in-kind legal services- \$12,000. Provided during negotiations of the option agreement, purchase and sale agreement, title review and closing documentation.
- 8 of 10 **Is your organization registered as a non-profit with the Washington Secretary of State? If so, what is your Unified Business Identifier (UBI)**

number?
Yes. Great Peninsula Conservancy's UBI number is 601-040-675.

9 of 10 What date was your organization created?
May 12th, 2000.

10 of 10 How long has your organization been involved in salmon and habitat conservation?
Great Peninsula Conservancy is the product of a merger of four all-volunteer land trust, the oldest of which was formed in 1980. GPC has been involved in habitat conservation since that time.

Project Permits

Permit Type	Applied Date	Received Date	Expiration Date	Permit Number
None - No permits Required				

Permit Questions

1 of 1 **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.**
No, No permits or ground disturbing activities are involved with this project.

Project Attachments

Required Attachments	5 out of 5 done
Landowner acknowledgement form	<input checked="" type="checkbox"/>
Map: Area of Potential Effect (APE)	<input checked="" type="checkbox"/>
Map: Parcel map	<input checked="" type="checkbox"/>
Photo	<input checked="" type="checkbox"/>
Salmon Project Proposal	<input checked="" type="checkbox"/>

Photos

Attachment Type	Title	Attach Date
Application Review Report	Application Review Report, 15-1080A(rtnd 08/20/15 14:21:22).pdf	08/20/2015
Application Review Report	Application Review Report, 15-1080A(rtnd 05/22/15 15:37:47).pdf	05/22/2015
Cost Estimate	Final Budget.pdf	08/04/2015
Environmental Benefits Statement	Pollock_et_al_2004.pdf	04/01/2015
Inspection Photos	site visit 4.21.2015.pptx	04/24/2015
Map: Multi-site and geographic envelope	Parcel Priority Map.pdf	08/06/2015
Map: Multi-site and geographic envelope	Parcel Map.pdf	04/01/2015
Map: Multi-site and geographic envelope	Creek Map.pdf	03/30/2015
Map: Parcel map	Helton-East Easement Area.pdf	04/01/2015
Map: Parcel map	West easement map.pdf	04/01/2015
Map: Parcel map	Regional Map.pdf	04/01/2015
Map: Parcel map	Wildlife Corridor Map.pdf	04/01/2015
Map: Parcel map	Habitat map.pdf	03/30/2015
Photo	Western section.jpg	03/30/2015
Photo	Northeastern section.jpg	03/30/2015
Photo	Central Section.jpg	03/30/2015
Project Application Report	Application Review Report for Project 15-1080.pdf	05/22/2015
Project Application Report	Application Report, 15-1080A (submitted 04/01/15 14:52:26).pdf	04/01/2015
Salmon Project Proposal	Final Project Proposal.docx	08/25/2015
Salmon Project Proposal	Final Proposal with Track Changes.docx	08/14/2015
Visuals	PSAR SRFB 2015 Grovers Creek Phase II.pptx	05/15/2015

Application Status

Application Due Date: 08/14/2015

Status	Status Date	Name	Notes
Application Submitted	08/25/2015	Scott Pascoe	
Application Returned	08/20/2015	Elizabeth Butler	
Application Submitted	08/14/2015	Scott Pascoe	Thanks for all your help with the review of our project.
Application Returned	05/22/2015	Elizabeth Butler	Hi Scott, Just realized your app was submitted -- so I'm returning it to you for revision as

needed. You'll need to resubmit before the August due date when you've got it in final form. I provided comments earlier today -- this attachment is the same so you can delete the earlier message. Thank you for your efforts! And do let me know if you have any questions -- Best wishes, Elizabeth
Looking forward to working on this with you Elizabeth.

Application Submitted 04/01/2015 Scott Pascoe
Preapplication 02/27/2015

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. (Scott Pascoe, 08/25/2015)

Date of last change: 08/25/2015