

Final Report

Project #11-1577, President Channel Shoreline

Submitted by Lincoln Bormann on 11/30/2012

Accepted by Mike Ramsey on 12/26/2012

CONTACTS

Primary Sponsor: San Juan County Land Bank

Project Contact: Lincoln Bormann
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Lead Entity: San Juan Co Comm Dev LE

Managing Agency: Rec. and Conserv. Office

RCO Grant Manager: Mike Ramsey
mike.ramsey@rco.wa.gov

DESCRIPTION OF THE COMPLETED PROJECT

Project Start Date: 04/18/2012

FundingEnd Date: 12/31/2012

RCO Closure Date:

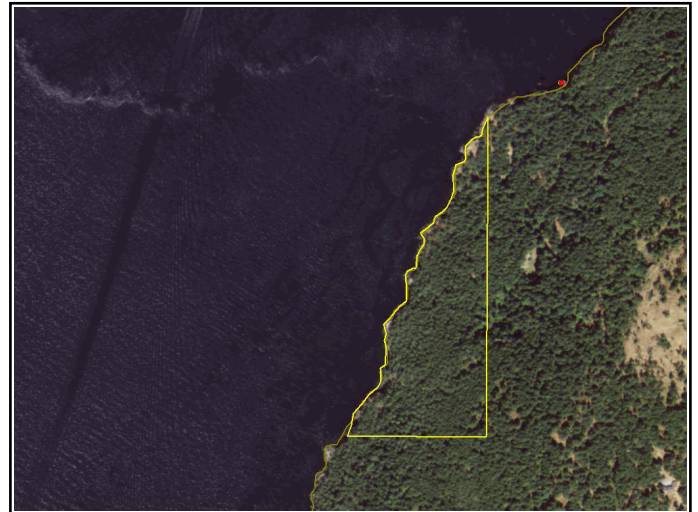
President Channel hosts large numbers of juvenile chinook salmon as they start their journey to the open ocean. Increasingly, research shows the important connection between juvenile chinook and terrestrial food sources, primarily arthropods. The President Channel Shoreline Project includes approximately 4,000 feet of undeveloped shoreline and 50 acres on the western side of Orcas Island. The applicants sought SRFB funds to purchase the Jolley property which encompasses roughly 20 acres and 2,500 feet of shoreline. The shoreline features a number of significant features for juvenile salmon, including several pocket beaches and kelp beds in the nearshore. Its upland is largely forested with mature douglas-fir, pacific madrone, shore pine and remnant garry oak. The Jolley property shoreline was vulnerable to development because it is quite steep and erodible in places and because it is common for shoreline owners to heavily modify the landscape, for example replacing forest with lawn and creating extensive impermeable surface areas with large structures and driveways. Aerials of nearby properties illustrating this potential are attached. Now that purchase of this property succeeded, the Land Bank and Preservation Trust are to working toward protecting the adjacent Department of Natural Resources School Trust Land to the south. This property is approximately 30 acres with an additional 1,500 feet of shoreline. It is also in excellent condition with mature forest, rocky outcroppings and pristine shoreline. DNR has included this property on its Trust Land Transfer Program list for the upcoming biennium.

SITE LOCATION

General Area of Project: SW side of Orcas Island

Waterbodies:

Cong District: 02
Cong District 2012: 02
County: San Juan
HUC: San Juan Islands
Leg District: 40
Leg District 2012: 40
Salmon Recov Reg 05: Puget Sound
Section: 31, 36
Township/Range: T37NR02W, T37NR03W
WAU: ORCAS IS



Sponsor Clarifications:

Sponsor verified the above information is correct and complete.

PROJECT NARRATIVE

This project is the culmination of efforts by the San Juan County Land Bank and the San Juan Preservation Trust to protect important Orcas Island shoreline fronting President Channel. Acquisition of the Jolley property complements an existing forever wild conservation easement held by the Trust to the north and also creates the potential for permanent protection of the Cormorant Bay School Trust Land held by the Department of Natural Resources to the south.

The Land Bank was fortunate to be able to find funding for the acquisition through a combination of a salmon recovery grant and private donations and also to be able to negotiate in the context of the economic downturn which had suppressed land values in the islands.

There were no appreciable changes in the project over its duration and the acquisition went smoothly. The Cormorant Bay property has been included by DNR on the Trust Land Transfer Program list for the upcoming biennium. Should this acquisition be successful, over 6,000 feet of pristine shoreline will be protected in perpetuity.

OVERALL PROJECT COSTS

Funding Formula:		Requested		Original		Final	
Puget Sound Acq. & Restoration:		\$250,000.00	(27%)	\$250,000.00	(38%)	\$250,000.00	(38%)
Sponsor Match:		\$665,000.00	(73%)	\$400,000.00	(62%)	\$400,000.00	(62%)
Total:		\$915,000.00	(100%)	\$650,000.00	(100%)	\$650,000.00	(100%)
Paid To Date:		\$250,000.00				Last Released Billing: 01/03/2013	
Remaining RCO Funds:		\$0.00				Pending Billing: No	
Advance Balance:		\$0.00		Match Bank:	\$0.00	Number of Billings: 1	
Admin Limit:		\$15,000.00	2.36%	Admin Spent:	\$0.00		
A&E Limit:		\$0.00	30.00%	A&E Spent:	\$0.00		
Billed Cost Summary:		Original Agreement		Expended		Non-Reimbursable	
Acquisition						Total Billed	
Land				\$650,000.00		\$650,000.00	
Incidentals				\$14,787.34		\$14,787.34	
Land/Inc Subtotal		\$635,000.00		\$664,787.34		\$664,787.34	
Admin Costs		\$15,000.00					
Acquisition Total		\$650,000.00		\$664,787.34		\$664,787.34	
Total		\$650,000.00		\$664,787.34		\$664,787.34	

Project Cost Metrics:		Original Agreement	Final
PCSRF Federal Funds:			
State Funds:		\$250,000.00	\$250,000.00
Pending Billing - RCO Share Approved:			
Retainage - RCO amount retained:			\$0.00
Amount of other monetary funding:		\$250,004.00	\$414,787.00
Value of Donated Unpaid Labor (Volunteers):		\$0.00	\$0.00
Value of Donated Paid Labor:		\$0.00	\$0.00
Value of Other In-Kind Contributions:		\$0.00	\$0.00
Project identifier for the other monetary funding:		n/a	San Juan Preservation Trust San Juan County Land Bank
Source of In-Kind contributions:		n/a	San Juan County Land Bank
Source of other monetary funding:		San Juan Preservation Trust	San Juan Preservation Trust San Juan County Land Bank
Number of hours volunteers contributed to the project:			0
Describe how the value of the volunteers was determined:			n/a
Description of other In-Kind contributions:		n/a	n/a

PROJECT METRICS

	Original Agreement	Final
Project Acquisition		
Acquisition Primary Purpose:	Habitat Conservation	Habitat Conservation
Project acres by purpose type: Habitat Conservation:	20.00	20.00
Completion Date		
Projected date of completion:	09/30/2011	12/01/2012
Project Goals		
Goals, purpose, and expected benefits:	The goal of this project is to purchase the Jolley property on Orcas Island which encompasses roughly 20 acres and 2,500 feet of shoreline.	The goal of this project is to purchase the Jolley property on Orcas Island which encompasses roughly 20 acres and 2,500 feet of shoreline.

WORKSITE #1: Jolley

Worksite Description: 20-acre property with pristine shoreline. Pocket beaches,nearshore kelp beds, mature upland forest.

Driving Directions: n/a

Coordinates for Worksite Directions - Latitude: 0.00 **Longitude:** 0.00

Sponsor Clarifications:

Sponsor verified the above information is correct and complete.

WORKSITE #1 METRICS

	Original Agreement	Final
Targeted salmonid ESU/DPS:	Chinook Salmon-Puget Sound ESU, Chum Salmon-Puget Sound/Strait of Georgia ESU, Coho Salmon-Puget Sound/Strait of Georgia ESU, Pink Salmon-Odd year ESU, Steelhead-Puget Sound DPS	Chinook Salmon-Puget Sound ESU
Targeted species (non-ESU species):	Bull Trout, Searun Cutthroat	Bull Trout
Miles Of Stream Treated/Protected:	0.47 <i>Marine nearshore, rocky shore habitat.</i>	0.47
Project Identified In a Plan or Watershed Assessment:	Puget Sound Chinook Salmon Recovery Plan, San Juan Islands Chapter.	Puget Sound Chinook Salmon Recovery Plan, San Juan Islands Chapter.
Type Of Monitoring:	None	None
Monitoring Location:	No monitoring completed	No monitoring completed

PROPERTY DESCRIPTION (Jolley)

Activity: Acquisition	Planned Acquire Date: 07/02/2012	Proposed Acres: 20.00
	Actual Acquire Date: 06/22/2012	Actual Acres: 20.00
Ownership:		
	Instrument Type: Deed - Statutory Warranty	
	Purchase Type: Fee ownership	
	Term Length: Fixed # of years	# yrs:
	Expiration Date:	
Landowner Type: Private	Note:	

Recording Numbers:

Instrument Type	Recording Number	Note
Deed - Statutory Warranty	2012-0619020	

Sponsor Clarifications:

Sponsor verified the above information is correct and complete.

PROPERTY COSTS (Jolley)

Property Billed Costs:	Estimated	Expended	Non-Reimbursable	Total Billed
Incidentals	\$2,000.00	\$14,787.34		\$14,787.34
Land		\$650,000.00		\$650,000.00
Acquisition Total	\$2,000.00	\$664,787.34		\$664,787.34

Sponsor Clarifications:

Sponsor verified the above information is correct and complete.

Property Costs by Category:	Original Agreement	Final
Real Property Acquisition Funding:	\$620,000.00	\$650,000.00
Other Funding:	\$15,000.00	\$14,787.34
Administrative Funding:	\$15,000.00	

PROPERTY METRICS (Jolley)

	Original Agreement	Final
Real Property Acquisition		
Miles Of Streambank Protected By Land or Easement Acquisition:	0.50	0.50
Land		
Acres by Acreage Type (fee simple): Riparian:	2.00	2.00
Acres by Acreage Type (fee simple): Uplands:	18.00	18.00
Existing structures on site:	No structures on site	No structures on site
Market value of property improvements:	\$0.00	\$0.00
Clean up of hazardous substances required (yes/no):	No	No
Incidentals		
Incidentals		
Did incidental costs exceed billed amount (Yes/No):		No
Stewardship plan		
Acres included in the stewardship plan:	20.00	20.00

SPONSOR CERTIFICATION

- ☒ I certify that this project has been completed in accordance with the project agreement.
- ☒ I certify that, to the best of my knowledge, the information in the Final Report is true and correct.

Submitted by Lincoln Bormann on 11/30/2012