

## Project #13-1354, Reid Harbor Conservation Easement

Current Status: Application Submitted

### Project Details

<b>Primary Sponsor:</b> San Juan Preservation Trust	<b>Primary Contact:</b> Tim Seifert (360) 468-3202 tim@sjpt.org
<b>Funding Program:</b> PSAR Large Capital Projects	<b>Lead Entity:</b> San Juan County Community Development Lead Entity
<b>Project Type:</b> Acquisition	

### Project Description

The goal of this acquisition project is to protect the natural shoreline processes, natural habitat, water quality, and native shoreline vegetation of the target property on Reid Harbor, Stuart Island for endangered outmigrating juvenile Chinook salmon; juvenile chum and pink salmon; surf smelt; Pacific sand lance; and Pacific herring. This acquisition project will protect the target property through purchase of a Conservation Easement to ensure permanent protection and extinguishment of up to 10 development rights on approximately 61 acres and over 3800 feet of natural shoreline which is located in a high priority Fish Use region in the San Juan Islands. This high priority property anchors the forested medium bank southern shore of Reid Harbor with mixed old growth and second growth. This shoreline has eelgrass beds and habitat suitable for forage fish spawning. In addition to being identified as a high priority location for salmon recovery, the San Juan Preservation Trust has designated the area around Reid Harbor as a priority for conservation and with Washington State Parks has already protected over 355 acres in close proximity to this project, including much of the watershed surrounding the harbor. With adjacent and nearby parks and conservation land already set aside, this project would extend total protection along the shores of Reid Harbor to over 13,800 feet of shoreline (approximately 60% of the entire harbor).

### Project Overall Metrics (Outcomes, Benefits)

Category / Work Type / Metric	Application Answer
<b>Project Acquisition</b>	
Acquisition Primary Purpose	Habitat Conservation
Project acres by purpose type - Habitat Conservation	61.00
<b>Completion Date</b>	
Projected date of completion	12/31/2013
<b>Sponsor Match: Monetary Funding</b>	
Amount of other monetary funding	\$50,000.00
Project identifier for the other monetary funding	N/A
Source of other monetary funding	San Juan Preservation Trust
<b>Sponsor Match: Donated Un-paid Labor (volunteers)</b>	
Value of Donated Unpaid Labor (Volunteers)	\$0.00
Source of Donated Un-paid labor contributions	N/A
<b>Sponsor Match: Donated Paid Labor</b>	
Value of Donated Paid Labor	\$0.00
Source of Donated Paid Contributions	N/A
<b>Sponsor Match: Other In-kind Contributions</b>	
Value of Other In-Kind Contributions	\$200,000.00
Source of Other In-Kind Contributions	(a) Property owner (\$200,000)
Description of other In-Kind contributions	(a) Property owner's donation of conservation easement value above purchase amount;

### Project Funding

Funding Request		Funding %	Sponsor Match Source	
PSAR Large Capital Projects	\$800,000	76.19 %	Appropriation \ Cash	\$50,000
Sponsor Match	\$250,000	23.81 %	Donated Property Interest	\$200,000
Total Project Funding	\$1,050,000	100.00 %		
<b>Project Cost Summary</b>		<b>Project %</b>	<b>Admin/A&amp;E %</b>	<b>Maximum for Selected Program</b>
<b>ACQUISITION COSTS</b>				
Land/Incidentals	\$1,045,000			
Admin	\$5,000		0.48 %	\$52,250 (5%)
Subtotal	\$1,050,000	100.00 %		
<b>Total Cost Estimate</b>	\$1,050,000	100.00 %		

# Worksites and Properties

County: San Juan  
Legislative Districts 2002: 40  
Legislative Districts 2012: 40  
Congressional Districts 2002: 02  
Congressional Districts 2012: 02  
Salmon Recovery Regions: Puget Sound  
DNR Watershed Units (WAU): STUART IS  
4th Field Catalog Units (HUC): San Juan Islands  
WRIA: San Juan  
Sections: 34  
Township: T37NR04W  
Coordinates: 48.66545635  
-123.18139157

## Worksite #1: Stuart Island, San Juan County

Coordinates from Mapped Point: Latitude: 48.66545635 Longitude: -123.18139157  
Coordinates from Worksite Latitude: 48.665457 Longitude: -123.182408  
Directions:

**Worksite Description:** The project target property is on approximately 61 acres and over 3800 feet of natural shoreline located in a high priority Fish Use region in the San Juan Islands. This high priority property anchors the forested medium bank southern shore of Reid Harbor with mixed old growth and second growth. The shoreline at this location has eelgrass beds and habitat suitable for forage fish spawning.

**Site Access Directions:** N/A

**Worksite Address:**

Category / Work Type / Metric	Application Answer	Work Type Costs
Targeted salmonid ESU/DPS	Chinook Salmon-Puget Sound ESU, Chum Salmon-Puget Sound/Strait of Georgia ESU, Pink Salmon-unidentified ESU	
Targeted species (non-ESU species)	None	
Miles Of Stream Treated/Protected	0.00	
Project Identified In a Plan or Watershed Assessment	San Juan Chapter of the Puget Sound Salmon Recovery Plan	
Type Of Monitoring	Implementation Monitoring	
Monitoring Location	Onsite	

- 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, and its history?  
Farm/residential.
- 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
- 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. The answer to this question will be used in cultural resource consultation so please provide detailed information on the anticipated depth of excavation and the size of area disturbed.  
N/A
- 5 of 6

Give street address for this worksite if available.  
N/A
- 6 of 6

If buildings or structures (tidegates, dikes, etc.) will be altered, removed, or demolished, provide for each: identifying name, year constructed, year(s) remodeled/renovated. Attach at least one photograph for each to your project in PRISM. If none: N/A The answer to this question will be used in cultural resource consultation so please provide detailed information.  
N/A

## Property for Stuart Island, San Juan County Worksite #1: Reid Harbor property

Activity: AcquisitionPlanned Acquire Date: 12/31/2013Proposed Acres: 61.00

Property GrantorOwnershipInstrument Type: EasementPurchase Type: Less than fee ownership

Landowner Type: Private

Term Length: Perpetuity

Expiration Date:

Note:

## Acquisition Metrics (Outcomes, Benefits)

Category / Work Type / Metric	Application Answer	Work Type Costs
<b>Real Property Acquisition</b>		
Miles Of Streambank Protected By Land or Easement Acquisition	0.00	
<b>Easement</b>		
Total cost for Easement		\$1,000,000.00
Easement type	Habitat Conservation	
Acres by Acreage Type (easement) - Uplands	61.00	
Clean up of hazardous substances is required (yes/no)	No	
<b>Incidentals</b>		
<b>Standard Incidentals</b>		
Total cost for Standard Incidentals		\$45,000.00
<b>Administrative Costs (Acq)</b>		
<b>Administrative costs (Acq)</b>		
Total cost for Administrative costs (Acq)		\$5,000.00

## 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. Under the terms of the Conservation Easement, a two-acre residential site may be located no closer than 200 feet horizontal distance from ordinary high water.

## 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](http://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
- 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.**  
N/A
- 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.**  
N/A
- 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. UBI #601-078-625
- 9 of 10    **What date was your organization created?**  
1979
- 10 of 10    **How long has your organization been involved in salmon and habitat conservation?**  
34 years.

# Project Permits

Permit Type	Applied Date	Received Date	Expiration Date	Permit Number
None - No permits Required				
1 of 1	<div>Permit Questions</div> <div>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.</div> <div>No, N/A</div>			

# Project Attachments

Required Attachments	5 out of 5 done
Cost Estimate	<input checked="" type="checkbox"/>
Landowner acknowledgement form	<input checked="" type="checkbox"/>
Parcel map	<input checked="" type="checkbox"/>
Photo	<input checked="" type="checkbox"/>
Salmon Project Proposal	<input checked="" type="checkbox"/>

## Photos

Attachment Type	Title	Attach Date	Worksite/Property
Cost Estimate	Reid Harbor Cost Estimate.pdf	06/27/2013	
Easement	SJPT Conservation Easement Template.pdf	06/27/2013	
Map	Map - Reid Harbor in High Priority Fish Use Region.pdf	06/28/2013	
Map	Reid Harbor Project Area closeup.pdf	06/27/2013	
Parcel map	Reid Harbor Conservation Easement Map.jpg	05/17/2013	
Photo	Reid Harbor Property Photo 2.jpg	05/22/2013	Stuart Island, San Juan County (#1) - Reid Harbor property
Photo	Reid Harbor Property Photo 1.jpg	05/22/2013	Stuart Island, San Juan County (#1) - Reid Harbor property
Salmon Project Proposal	Reid Harbor PRISM Proposal June 28 2013.docx	06/28/2013	

# Application Status

Application Due Date: 08/16/2013

Status	Status Date	Name	Notes
Application Submitted	07/29/2013	Barbara Courtney	
Preapplication	05/02/2013		

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. (Barbara Courtney, 07/29/2013)