

Final Report

Project #10-1861, McLoughlin Falls 2010

Submitted by DeAnn Johnnigk on 11/03/2014

Accepted by Marc Dubois on 11/10/2014

CONTACTS

Primary Sponsor: Dept of Fish & Wildlife

Lead Entity: Upper Columbia Sal Rec BD LE

Managing Agency: Rec. and Conserv. Office

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RCO Grant Manager: Marc Dubois
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DESCRIPTION OF THE COMPLETED PROJECT

Project Start Date: 12/10/2010

FundingEnd Date: 07/31/2014

RCO Closure Date:

The McLoughlin Falls project acquired fee title ownership priority parcels in this "last-best" reach of the Okanogan River. The highest priority ownership contains approximately 165 acres of floodplain, riparian, lowland, and upland habitats, with over 1.46 miles of undeveloped shoreline, off-channel habitats, wetlands, old growth ponderosa pine and riparian vegetation.

The project protects this area from residential and agricultural development that would have extensive negative impacts to the near pristine conditions that existed, particularly on the first priority parcel. These off-channel features provide key habitats for many fish and wildlife species, including neotropical migratory songbirds, amphibians, anadromous fish and wetland mammals. This project supports landscape-scale cooperative conservation efforts in North Central WA. The land is currently subdivided and road access exists.

SITE LOCATION

General Area of Project: Okanogan County

Waterbodies:

Cong District 2012: 04
County: Okanogan
HUC: Okanogan
Leg District 2012: 07
Salmon Recov Reg 05: Upper Columbia
Section: 30
Township/Range: T36NR27E
WAU: Johnson Creek
WRIA: Okanogan

Sponsor Clarifications:

Sponsor verified the above information is correct and complete.

PROJECT NARRATIVE

The McLoughlin Falls project acquired the priority parcels, under fee title, in this "last-best" reach of the Okanogan River. This high priority ownership contains 165.5 acres of floodplain, riparian, lowland, and upland habitats, with over 1.46 miles of undeveloped shoreline, off-channel habitats, wetlands, old growth ponderosa pine and riparian vegetation.

The secondary priority parcels contained similar habitat features with natural habitats and some agricultural land that would have required restoration. These properties were not acquired because grant funds were exhausted acquiring the higher priority parcels.

The project protects this area from residential and agricultural development that would have extensive negative impacts to the near pristine conditions that existed, particularly on the first priority parcel. These off-channel features provide key habitats for many fish and wildlife species, including neotropical migratory songbirds, amphibians, anadromous fish and wetland mammals. This project supports landscape-scale cooperative conservation efforts in North Central WA. The land is currently subdivided and road access exists.

AMENDMENTS

#	Type	Applied Date	Description
2	Time Extension	02/26/2013	The project period of 12/10/2010 to 07/31/2013 is extended to allow the contracting party until 07/31/2014 to complete the project.
1	Cost Change	05/19/2011	The SRFB share is being switched from federal to state dollars since WDFW needs state dollars to match their federal grant. For administrative efficiencies their match is also being reduced to align with their federal contract percentages.

OVERALL PROJECT COSTS

Funding Formula:		Requested		Original		Final		
Salmon Federal Projects:	\$0.00	(0%)		\$500,000.00	(45%)	\$0.00	(0%)	
Salmon State Projects:	\$400,000.00	(36%)		\$0.00	(0%)	\$499,999.97	(55%)	
Sponsor Match:	\$700,000.00	(64%)		\$600,000.00	(55%)	\$409,099.98	(45%)	
Total:	\$1,100,000.00	(100%)		\$1,100,000.00	(100%)	\$909,099.95	(100%)	
Paid To Date:	\$499,999.97					Last Released Billing: 11/12/2014		
Remaining RCO Funds:	\$0.00					Pending Billing: No		
Advance Balance:	\$0.00			Match Bank:	\$0.05	Number of Billings: 14		
Admin Limit:	\$43,289.65	5.00%		Admin Spent:	\$43,275.90	4.76%		
A&E Limit:	\$0.00	30.00%		A&E Spent:	\$0.00			
Billed Cost Summary:	Original Agreement			Expended		Non-Reimbursable		Total Billed
Acquisition								
Property				\$419,100.00		\$388,900.00		\$808,000.00
Incidentals				\$57,674.59		\$18,077.28		\$75,751.87
Property/Inc Subtotal	\$865,810.31			\$476,774.59		\$406,977.28		\$883,751.87
Admin Costs	\$43,289.69			\$23,225.38		\$20,050.52		\$43,275.90
Acquisition Total	\$909,100.00			\$499,999.97		\$427,027.80		\$927,027.77
Total	\$909,100.00			\$499,999.97		\$427,027.80		\$927,027.77

Project Cost Metrics:	Original Agreement	Final
PCSRF Federal Funds:		\$0.00
State Funds:	\$499,999.97	\$499,999.97
Other Federal Funding:		
Pending Billing - RCO Share Approved:		
Retainage - RCO amount retained:		\$0.00
Amount of other monetary funding:	\$1,350,000.00	\$427,028.00
Project identifier for the other monetary funding:	NA	Grant
Source of other monetary funding:	WWRP Riparian, and any other source WDFW can find.	USFWS
Value of Donated Unpaid Labor (Volunteers):	\$0.00	\$0.00
Source of Donated Un-paid labor contributions:	NA	NA
Number of hours volunteers contributed to the project:		0
Describe how the value of the volunteers was determined:		NA
Value of Donated Paid Labor:	\$0.00	\$0.00
Source of Donated Paid Contributions:		NA
Value of Other In-Kind Contributions:	\$0.00	\$0.00
Source of Other In-Kind Contributions:		NA
Description of other In-Kind contributions:	NA	NA

PROJECT METRICS

	Original Agreement	Final
Project Acquisition		
Acquisition Primary Purpose:	Habitat Conservation	Habitat Conservation
Project acres by purpose type:		
Completion Date		
Projected date of completion:	12/31/2011	10/31/2014
Project Goals		
Goals, purpose, and expected benefits:	To acquire key riparian habitat.	The goal of this project is to acquire 165 acres of floodplain, riparian, lowland, and upland habitats, with over 1.1 miles of undeveloped shoreline, off-channel habitats, wetlands, old growth ponderosa pine and riparian vegetation. This will benefit adult and juvenile salmon by having natural habitat forever.

WORKSITE #1: McLoughlin Falls - Last Best Place

Worksite Description:

Driving Directions: The McLoughlin Falls reach of the Okanogan River lies roughly between the Janus Bridge, approximately 5 miles downstream of Tonasket, and the Town of Riverside. It is a canyon stretch of the Okanogan, and is the only reach of the river in the United States that does not have extensive agricultural and residential development. Project target lands are centered on T. 36N R. 27E. S. 20.

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-Upper Columbia River Spring-run ESU, Chinook Salmon-Upper Columbia River summer/fall-run ESU, Steelhead-Upper Columbia River DPS	Chinook Salmon-Upper Columbia River Spring-run ESU, Chinook Salmon-Upper Columbia River summer/fall-run ESU, Steelhead-Upper Columbia River DPS
Targeted species (non-ESU species):	None	None
Miles Of Stream Treated/Protected:	2.00	1.46
Project Identified In a Plan or Watershed Assessment:	Upper Columbia Salmon Recovery Plan	Upper Columbia Salmon Recovery Plan
Type Of Monitoring:	None	None
Monitoring Location:	No monitoring completed	No monitoring completed

PROPERTY DESCRIPTION (Wilson-Hawkes 1)

Activity: Acquisition **Planned Acquire Date:** 07/31/2011 **Proposed Acres:** 161.00
Actual Acquire Date: 05/11/2012 **Actual Acres:** 155.65
Ownership:
Instrument Type: Deed - Statutory Warranty
Purchase Type: Fee ownership
Term Length: Perpetuity **# yrs:**
Expiration Date:
Landowner Type: Private **Note:**

Parcel Numbers:

County	Parcel Number	Note
Okanogan	3627161002	
Okanogan	3627162003	
Okanogan	3627161005	
Okanogan	3627161006	
Okanogan	3627162004	

Recording Numbers:

Instrument Type	Recording Number	Note
Deed of Right	3172589	05-11-12
Deed - Statutory Warranty	3172587	05-11-12

Sponsor Clarifications:

Sponsor verified the above information is correct and complete.

This property is being bought in two phases; first phase is 155.5 acres. The second phase will be 10 acres. In the first phase with this grant (prorated), 85.83 acres were purchased; balance was acquired with a USFWS grant.

PROPERTY COSTS (Wilson-Hawkes 1)

Property Billed Costs:	Estimated	Expended	Non-Reimbursable	Total Billed
Administrative costs (Acq)		\$16,284.77	\$17,834.44	\$34,119.21
Easement			\$13,000.00	\$13,000.00
Land		\$419,100.00	\$340,900.00	\$760,000.00
Noxious weed control		\$12,017.68		\$12,017.68
Standard Incidentals	\$400.00	\$26,834.00	\$16,329.93	\$43,163.93
Stewardship plan		\$5,259.41		\$5,259.41
Survey (Acq)			\$100.02	\$100.02
Acquisition Total	\$400.00	\$479,495.86	\$388,164.39	\$867,660.25

Sponsor Clarifications:

Sponsor verified the above information is correct and complete.

Property Costs by Category:	Original Agreement	Final
Real Property Acquisition Funding:	\$950,000.00	\$773,000.00
Other Funding:	\$51,380.00	\$60,541.04
Administrative Funding:	\$51,380.00	\$34,119.21

PROPERTY METRICS (Wilson-Hawkes 1)

	Original Agreement	Final
Real Property Acquisition		
Miles Of Streambank Protected By Land or Easement Acquisition:	2.00	1.46
Easement		
Easement type :		Habitat Conservation
Acres by Acreage Type (easement): Uplands:		0.00
Acres zoned as agricultural land:		0.00
Clean up of hazardous substances is required (yes/no):		
Waiver of retroactivity (easement) (yes/no):		
Land		
Clean up of hazardous substances required (yes/no):		
Total cost for Land:		
Acres by Acreage Type (fee simple): Riparian:	70.00	155.65
Acres by Acreage Type (fee simple): Uplands:	60.00	
Acres by Acreage Type (fee simple): Wetlands:	30.00	
Acres zoned as agricultural land:		0.00
Existing structures on site:	No structures on site	No structures on site
Market value of property improvements:	\$0.00	\$0.00
Incidentals		
Standard Incidentals		
Did incidental costs exceed billed amount (Yes/No):		
Total cost for Standard Incidentals:		
Boundary line adjustment		
Number of months required to complete the boundary line adjustment:	12	0
Total cost for Boundary line adjustment:		
Cultural resources (Acq)		
Total cost for Cultural resources(Acq):		
Restoration or development plans (yes/no):	No	No
Noxious weed control		
Total cost for Noxious weed control:		

Acres treated for noxious weeds by method: Biological:	20.00	
Acres treated for noxious weeds by method: Chemical:		155.50

Signs (Acq)

Total cost for Signs(Acq):		
Number of permanent signs that identify site and funding partners:	2	2

Stewardship plan

Total cost for Stewardship plan:		
Acres included in the stewardship plan:	160.00	85.83

Survey (Acq)

Total cost for Survey(Acq):		
Acres surveyed:		0.00

Administrative Costs (Acq)

Administrative costs (Acq)

Did administrative costs exceed billed amount (Yes/No):	
Total cost for Administrative costs (Acq):	

PROPERTY DESCRIPTION (Wilson-Hawkes 2)

Activity: Acquisition	Planned Acquire Date: 12/31/2012	Proposed Acres: 10.00
	Actual Acquire Date: 06/07/2013	Actual Acres: 10.10
Ownership:		
Instrument Type: Deed - Statutory Warranty		
Purchase Type: Fee ownership		
Term Length: Fixed # of years	# yrs:	
Expiration Date:		
Landowner Type: Private	Note:	

Parcel Numbers:

County	Parcel Number	Note
Okanogan	3627161004	

Recording Numbers:

Instrument Type	Recording Number	Note
Deed - Statutory Warranty	3182865	
Deed of Right	3185385	

Sponsor Clarifications:

Sponsor verified the above information is correct and complete.

PROPERTY COSTS (Wilson-Hawkes 2)

Property Billed Costs:	Estimated	Expended	Non-Reimbursable	Total Billed
Administrative costs (Acq)		\$6,940.61	\$2,216.08	\$9,156.69
Cultural resources (Acq)		\$1,069.56		\$1,069.56
Demolition		\$9,972.29		\$9,972.29
Land			\$35,000.00	\$35,000.00
Noxious weed control		\$2,521.65		\$2,521.65
Standard Incidentals	\$1,500.00		\$1,647.33	\$1,647.33
Acquisition Total	\$1,500.00	\$20,504.11	\$38,863.41	\$59,367.52

Sponsor Clarifications:

Sponsor verified the above information is correct and complete.

Property Costs by Category:	Original Agreement	Final
Real Property Acquisition Funding:		\$35,000.00
Other Funding:		\$15,210.83
Administrative Funding:		\$9,156.69

PROPERTY METRICS (Wilson-Hawkes 2)

	Original Agreement	Final
Real Property Acquisition		
Miles Of Streambank Protected By Land or Easement Acquisition:		0.10
Land		
Clean up of hazardous substances required (yes/no):		
Acres by Acreage Type (fee simple): Riparian:		10.10
Acres zoned as agricultural land:		0.00
Existing structures on site:		Structures to be demolished
Market value of property improvements:		\$0.00
Incidentals		
Standard Incidentals		
Did incidental costs exceed billed amount (Yes/No):		
Demolition		
Buildings / structures to be demolished:		Home 1948. Outbuildings unknown
Noxious weed control		
Acres treated for noxious weeds by method: Chemical:		10.00
Stewardship plan		
Acres included in the stewardship plan:		10.00
Administrative Costs (Acq)		
Administrative costs (Acq)		
Did administrative costs exceed billed amount (Yes/No):		

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 DeAnn Johnigk on 11/03/2014