



3.14.14

c: D Fowler

March 13, 2014

Jeff Soellner
DNR Grant Program Manager
WDNR-CF/2
P.O. Box 7921
Madison, WI 53707-7921

Dear Mr. Soellner:

Please find enclosed the City of Milwaukee application for the 2014 Municipal Flood Control Grant. The Milwaukee Metropolitan Sewerage District (MMSD) is submitting this application for the City. MMSD will be administering the grant. MMSD conducted the Oak Creek Flood Management Project in partnership with the City of Milwaukee that identified the property at 980 West College Avenue as a flood prone structure.

The submittal packet contains the following documents:

1. Application Form/Eligibility Screening Checklist (Form 8700-291)
2. Attachment A – List of Properties (addresses, tax key numbers, property owners)
3. Project Evaluation
4. Governing Body Resolution (Note, per your conversation with David Fowler, this actual document will be forthcoming in May 2014)
5. Environmental Hazards Assessment (Form 1800-001)
6. Property Description/Property Management Plan
7. Summary of the Project
8. Maps - Project
9. Applicant Project Scoring Sheet
10. Property Appraisals

Please contact me if you require additional information. If you have questions about the project, please contact David Fowler, Senior Project Manager, at (414) 277-6368 or dfowler@mmsd.com.

Sincerely,

Anna Kettlewell
Commission Secretary/Executive Administrator

Enclosures

Milwaukee Metropolitan Sewerage District

260 W. Seaboth Street, Milwaukee, WI 53204-1446

414-272-5100 www.mmsd.com

Eligibility Screening Checklist

Instructions: Complete this checklist before applying for grant funding under s. 281.665, Wis. Stats., and ch. NR 199, Wis. Adm. Code. The Checklist will help you to determine whether or not your project is eligible for funding under the Municipal Flood Control Grant program

1. Complete questions 1 through 3 of "Section I: Project Screening Information." Proceed to question 4 only if the project passes the eligibility criteria established in questions 1 through 3.
2. If you decide to submit an application for funding, include this completed Eligibility Screening Checklist with other required application materials.

Applicant Name
City of Milwaukee

Project Title
Oak Creek Flood Management Project

Section I: Project Screening Information – Select one box for each question

☐ Yes ☒ No 1. Does the project increase runoff or raise flood elevations upstream or downstream?

☐ Yes ☒ No 2. Does the project channelize a waterbody?

☐ Yes ☒ No 3. Does the project line a waterbody with impervious materials?

If YES to 1, 2 or 3 above, the project is ineligible for Municipal Flood Control funding. Stop here.

☒ Yes ☐ No 4. Does the project provide flood protection to the 100-year flood elevation or greater?

☐ Yes ☐ No 5. If NO to # 4, can the project be modified to provide that level of protection?

☐ Yes ☒ No 6. Does the project include historic structures or archaeological sites?

☐ Yes ☐ No 7. If YES to # 6, does the project protect these structures or sites?

☒ Yes ☐ No 8. Is the applicant in good standing in the National Flood Insurance program?

☒ Yes ☐ No 9. Does the project protect the natural and beneficial functions of aquatic and riparian environments?

☒ Yes ☐ No 10. Is this project consistent with land use, watershed and other resource management plans?
If NO, explain in your submittal.

☒ Yes ☐ No 11. Does the project provide adequate opportunity for public access and use of the waterbody?

☐ Yes ☐ No 12. If NO to # 11, are there compelling health or safety concerns related to public access?
Explain in your submittal.

☒ Yes ☐ No 13. Has the applicant held public meetings and conducted other outreach efforts related to this project?

☐ Yes ☒ No 14. Is there public opposition to this project? If YES, describe the type and nature of the opposition in your submittal.

☒ Yes ☐ No 15. Will the applicant follow Best Management Practices in all phases of the project?

Section II: Other Funding Sources

☐ Yes ☒ No 16. Has the applicant applied to other financial and technical assistance programs for this project?

If YES, list all programs and funding amounts requested and received:

Program Name	Funds Requested	Date Requested	Funds Received	Date Received

Municipal Flood Control Grant Application

Form 8700-291 (R 10/09)

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Notice: Use of this form is required by the DNR for any application filed pursuant to s. 281.665, Wis. Stats., and ch. NR 199, Wis. Adm. Code. Personally identifiable information collected on this form will be used for grant administration purposes and is not intended to be used for any other purpose. Information will also be made available to requesters as required under Wisconsin's Open Records law [ss. 19.31 - 19.39, Wis. Stats.].

Applications must be considered complete by the Department in order to be processed.

DNR Use Only - Ranking & Scoring		
Project Region	Regional Floodplain Reviewer Name	Telephone Number (include area code)
Application Score	Grant Request Type: <input type="checkbox"/> Acquisition & Development <input type="checkbox"/> Local Assistance Grant	
GMU Leader / Basin Leader Acceptance of Project: <input type="checkbox"/> Yes <input type="checkbox"/> No Reason: _____		

Applicant Information

Applicant Name (ex: City of ...)		County
City of Milwaukee		Milwaukee
Authorized Representative Name	Title	Telephone Number (include area code)
Jeffrey Polenske, P.E.	City Engineer	(414) 286-2463
Contact Name	Contact Title	
David C. Fowler, CFM	Senior Project Manager	
Contact Telephone Number (include area code)	Contact Fax Number (include area code)	Contact E-Mail Address
(414) 277-6368	(414) 221-6801	dfowler@mmsd.com
Street Address	City	State ZIP Code
260 West Seeboth Street	Milwaukee	WI 53204
Type of Eligible Applicant: <input checked="" type="checkbox"/> City <input type="checkbox"/> Village <input type="checkbox"/> Town <input type="checkbox"/> Indian Tribe <input checked="" type="checkbox"/> Metropolitan Sewerage District as defined in ch. NR 200, Wis. Adm. Code		
Consulting Firm or Contractor, if applicable	Consulting Contact Person Name	Title
Telephone Number (include area code)	Fax Number (include area code)	E-Mail Address
Street Address	City	State ZIP Code

Project Information

Project Type: (select applicable - 1 high to 8 low)

- ☐ Property acquisition and removal of structures which due to zoning restrictions cannot be rebuilt (ranks 1)
- ☒ Property acquisition and removal of structures in the 100 year floodplain (ranks 2)
- ☐ Property acquisition and removal of repetitive loss or substantially damaged structure (ranks 3)
- ☐ Property acquisition and removal of flood damaged structures (ranks 4)
- ☐ Floodproofing and flood elevation project in the 100 year floodplain that will remain in the 100 year flood plain (ranks 5)
- ☐ Riparian Restoration project on a watercourse: (1) dam or artificial obstruction removal; (2) fish & native plant habitat restoration; (3) erosion control and streambank restoration (ranks 6)
- ☐ Acquisition of vacant land for flood water control/storage or flood water flowage easement (ranks 7)
- ☐ Flood control detention pond (ranks 8)

Project Title

Oak Creek Flood Management Project

Project Location Description Summary, e.g., names of streets, number of blocks, lots or parcels of land

West College Avenue & 9th Street

Legal Description: Provide Public Land Survey Coordinates							FEMA Floodplain Map Panel Number
County	Range	E / W	Township	Section	Quarter	Quarter/Quarter	
Milwaukee	22	E	6 N	32	SW	SW	55079C0166E
Flood Elevation / Ground Elevation Information							Datum (select one)
Flood Elevation: 736.24 Ground Elevation: 735.00							<input checked="" type="checkbox"/> NGVD29 <input type="checkbox"/> NAVD88

Municipal Flood Control Grant Application

Form 8700-291 (R 10/09)

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Acquisition and Development Eligible Cost Estimate Summary

The costs listed in this section must be incurred during the grant period in order to be eligible for reimbursement or to count as local match.

Eligible Cost as Described in NR 199	A 70% Grant Request	B 30% Local Share	A + B = C Total Cost
1. DNR determined fair market value of property	\$210,000	\$90,000	\$300,000
2. Cost of appraisals	\$1,750	\$750	\$2,500
3. Land surveys			
4. Displaced person relocation payments	\$70,000	\$30,000	\$100,000
5. Title evidence	\$700	\$300	\$1,000
6. Recording fees			
7. Historical and cultural assessments required by DNR	\$700	\$300	\$1,000
8. Environmental inspections	\$5,600	\$2,400	\$8,000
9. Structure removal cost	\$31,500	\$13,500	\$45,000
10. Construction of flood control structure			
11. Riparian restoration of flood control project			
12. Engineering or planning fees for project (inc. previously incurred)			
13. Structural floodproofing and elevation cost			
Totals	\$ 320,250	\$ 137,250	\$ 457,500

Local Assistance Eligible Cost Estimate Summary

Costs listed in this section must be incurred during the grant period in order to be eligible for reimbursement or to count as local match.

Eligible Cost as Described in NR 199	A 70% Grant Request	B 30% Local Share	A + B = C Total Cost
1. Labor			
2. Laboratory analysis			
3. Surveys			
4. Publications			
5. Mailings			
6. Professional service contracts			
7. Development activities and similar items			
8. Engineering or planning fees			
9. Materials			
10. Supplies			
11. Equipment			
12. Leased equipment			
13. Leased facilities			
Totals	\$ 0	\$ 0	\$ 0

Application Checklist (Send original and two copies to the Grant Program Manager)

See Municipal Flood Control Grants – Part 4: Application Guide for detailed requirements:


- ☒ Application Form 8700-291 (3 pages)
- ☒ Project Evaluation
- ☒ Resolution
- ☒ Environmental Hazards Assessment 1800-001 (Completed Page 1 & 2)
- ☒ Detailed Project Description
- ☒ Map Showing Property Locations, Boundaries, and Existing Conditions
- ☒ Property Management Plan
- ☒ Applicant Project Scoring Sheet
- ☒ Property Acquisition Project Property Appraisal (property over \$200,000 requires the box checked below and only if property is over \$350,000 then two appraisals)

Certification

Select as applicable:

- ☒ This application requests funding for a single acquisition project that will cost over \$200,000 but less than \$350,000, and I am requesting a variance from s. NR 199.10(1)(e), Wis. Adm. Code, so that only one appraisal is needed. Before ordering the appraisal, I consulted the DNR Appraisal Reviewer. I understand that all individual projects over \$350,000 will need two appraisals.
- ☐ This project has received or is being considered for Federal Emergency Management Agency (FEMA) funding and I am requesting a variance request from s. NR 199.10(1)(c), Wis. Adm. Code, so that the FEMA certified appraisal can be used for Municipal Flood Control Grant purposes.

I certify that to the best of my knowledge and belief, information provided in this application is true and complete.

Name of Authorized Representative (print or type)	Signature of Authorized Representative	Date Signed
JEFFREY S. POLENSKE		3/14/14

Attachment A**Properties for Acquisition Municipal Flood Control Grant Oak Creek Flood Management Project**

Address	Tax Key	Owner	Appraised Value	Appraisal Date
980 West College Avenue	688-010-1000	Noel and Sheri Latus	\$300,000	2/19/2014

MUNICIPAL FLOOD CONTROL GRANT PROGRAM PROJECT EVALUATION

Grant applicant name: **City of Milwaukee**

Project name **Oak Creek Flood Management Project**

Acquisition and Removal of Principal Structures, by Category

The number of structures which can not be rebuilt due to zoning restrictions: 0 residential, 0 commercial, 0 other.

The number of repetitive loss or substantially damaged structures in the floodplain: 0 residential, 0 commercial, 0 other.

The number of other structures in the floodplain: 0 residential, 1 commercial, 0 other.

The number of other repetitive loss or substantially damaged structures: 0 residential, 0 commercial, 0 other.

The number of other flood damaged structures not listed above: 0 residential, 0 commercial, 0 other.

Floodproofing and Elevation of Principal Structures

The number of structures to be elevated/floodproofed: 0 residential, 0 commercial, 0 other.

The number of inches that structures will be elevated above flood protection elevation: 0 residential, 0 commercial, 0 other.

Riparian Restoration Projects (as defined in ch. NR 199, Wis. Admin. Code)

Using the best available information, provide estimates of the total number of cubic yards of flood storage that will be preserved in open space as a result of the project: 0

Acquisition of Vacant Land or Perpetual Conservation or Flowage Easement

Using the best available information, provide estimates of the total number of cubic yards of flood storage that will be preserved in open space as a result of the project: 20,000

Construction of Structures for Flood Control

The number of estimated structures removed from floodplain due to project: 0 residential, 1 commercial, 0 other.

The number of estimated structures with reduced flood elevation due to project: 0 residential, 0 commercial, 0 other.

The number of inches the RFE is reduced due to project: 0

Preparation of Flood Insurance Studies and Other Flood Mapping Projects

The number of principal structures affected by mapping project: 0

Governing Body Resolutions

Governing body resolutions will be provided in May. Per Jeff Soellner, approval was granted for submitting these documents in May to the Department of Natural Resources.

Notice: This form must be completed and approved by the DNR before grant funds can be expended for land acquisition. Please complete all sections. Use additional page if necessary. Collection of this information is authorized under ss. 23.0915 - 23.0917, Wis. Stats. Failure to provide this information may result in denial or repayment of grant awards. Personal information collected on this form will be used for management of DNR programs and grants. Information may be made available to requesters under Wisconsin's Open Records laws (ss. 19.31-19.39, Wis. Stats.).

1. General Information

Applicant Name City of Milwaukee		Project / Parcel Oak Creek Flood Management Project	County Milwaukee
Property Owner Name Noel and Sheri Latus		Property Street Address 980 West College Avenue, Milwaukee, WI 53221	
Close / Intersecting Roads 9th Street and College Avenue			

Legal Description:	$\frac{1}{4}$ / $\frac{1}{4}$ SW	$\frac{1}{4}$ SW	Section(s) 32	Township 6	Range N 22	E / W E
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2. Environmental Condition Statement of Property

Complete the checklist to the best of your knowledge through inspection of the site. Indicate if any of the following conditions currently exist on site:

Yes	No	
<input type="checkbox"/>	<input checked="" type="checkbox"/>	Known spills, release of chemicals, hazardous substances or fuels
<input type="checkbox"/>	<input checked="" type="checkbox"/>	Dumps, debris piles, stockpiles of waste, containers, barrels or drums
<input type="checkbox"/>	<input checked="" type="checkbox"/>	Sludge
<input type="checkbox"/>	<input checked="" type="checkbox"/>	Discolored or odorous soil
<input type="checkbox"/>	<input checked="" type="checkbox"/>	Areas of stressed vegetation, absence of vegetation, areas previously burned
<input type="checkbox"/>	<input checked="" type="checkbox"/>	Unusual or noxious odors
<input type="checkbox"/>	<input checked="" type="checkbox"/>	Discolored, polluted, foul water (in standing water, wells, or wetlands)
<input type="checkbox"/>	<input checked="" type="checkbox"/>	Is an existing well located on site? If yes, where is it located? _____
<input type="checkbox"/>	<input checked="" type="checkbox"/>	Old pipes, electrical equipment
<input type="checkbox"/>	<input checked="" type="checkbox"/>	Unusual or irregular depressions or mounds on surface
<input checked="" type="checkbox"/>	<input type="checkbox"/>	Other evidence of possible contamination – If yes, describe: _____

Current use as an auto repair and detailing shop

If the answer to any question above is yes:

- Attach description or explanation and site map showing location of item(s) checked.
- The property may require a Phase I or further investigation/inspection. Talk to your regional grant specialist listed in the application form.

3. Land Use History

A. Current Uses of the Property:

<input type="checkbox"/> Industrial	<input type="checkbox"/> Commercial	<input type="checkbox"/> Agriculture	<input type="checkbox"/> Orchards	<input type="checkbox"/> Railroads and Railroad Spurs	<input type="checkbox"/> Landfills
<input checked="" type="checkbox"/> Other – Explain: <u>Auto repair and detailing shop.</u>					

B. Historical Uses of the Property (for the past 20 years):

<input type="checkbox"/> Industrial	<input type="checkbox"/> Commercial	<input type="checkbox"/> Agriculture	<input type="checkbox"/> Orchards	<input type="checkbox"/> Railroads and Railroad Spurs
<input type="checkbox"/> Suspected Former Landfills	<input checked="" type="checkbox"/> Other – Explain: <u>Auto repair</u>			

C. To the best of your knowledge does the property have evidence of the following?

Yes	No	
<input type="checkbox"/>	<input checked="" type="checkbox"/>	Has the site been used for the storage or warehousing of commercial or industrial materials?
<input type="checkbox"/>	<input checked="" type="checkbox"/>	Are there areas with a history or likelihood of underground storage tanks?
<input type="checkbox"/>	<input checked="" type="checkbox"/>	Are there monitoring wells on site?
<input type="checkbox"/>	<input checked="" type="checkbox"/>	Is there any history of contamination on the property?
<input type="checkbox"/>	<input checked="" type="checkbox"/>	Is there any history of contamination on any adjacent properties?

If you checked any boxes in Sections 3A or 3B above, or answered yes to any question in Section 3C, the property may require a Phase I or further investigation/inspection. Talk to your regional grant specialist listed in the application form.

4. Site Investigation DocumentationHas a Phase I or Phase II Site Investigation been completed on the property? ☐ Yes ☒ No

If yes, attach a copy of the conclusions.

5. Certification

I hereby certify that I have inspected the property and contacted the current owner regarding environmental contamination. The information provided is a full disclosure of my findings and is true and complete to the best of my knowledge.

Printed Name of Preparer

David C. Fowler

Title

Senior Project Manager, MMSD

Signature of Preparer



Date Signed

3/14/14

If you are submitting this form as a condition of a Nonpoint Targeted Runoff Management or Nonpoint Urban Storm Water-Construction grant, please also indicate the following:

Printed Name of Authorized Representative

Title

Signature of Authorized Representative

Date Signed

Leave Blank – DNR Use Only**6. Search of DNR Records**

- A. Does the property appear on the most recent version of the Bureau of Remediation and Redevelopment Tracking System (BRRTS)?

☐ Yes☐ No

If Yes, Site Name: _____ BRRTS Activity #: _____

- B. Does the property appear on the most recent version of the DNR Registry of Waste Disposal Sites in Wisconsin?

☐ Yes☐ No

If Yes, Site Name: _____

- C. Does the property appear on the most recent version of the Solid and Hazardous Waste Information Management System (SHWIMS)?

☐ Yes☐ No

If Yes, Site Name: _____

7. Conclusions☐ Based on the information available in DNR's Regional files at this time, no additional investigation recommended.☐ Further Investigation Needed; Consult with Region R&R Program for Recommendation

Printed Name of DNR Reviewer

Title

Signature of DNR Reviewer

Date Signed

**MUNICIPAL FLOOD CONTROL GRANT PROGRAM
APPLICATION SUBMITTAL FORMAT FOR:
Project Description and Property Management Plan**

All grant applications for the Municipal Flood Control Grant Program must include a project description and property management plan that describes the benefits and natural values of the project and explains how those values will be maintained over time. Decisions regarding project funding are based, in part, on information in this document. It should also serve as a long-range planning tool for the project grantee.

The following points need to be addressed in your project description and property management plan. If some of the issues are not applicable, please indicate they are not and explain why. Some sections may require more detail than others, depending on the type of project.

1. Primary goals of the project:

Provide a concise statement explaining the benefits of the project and why the site should be a flood control project:

The property and structures on the property in question experienced flooding in 2008 and 2010. This project is designed to reduce flood risk for one commercial property with structures along the North Branch Oak Creek through the acquisition of the property and removal of all structures. There is not a structural solution to remove this structure from the 1% probability flood plain. The District has completed the purchase of residential and commercial structures along other watercourses in Milwaukee County and has determined that this is the only viable option to promote flood risk reduction, and promote public safety for this property.

2. Description of the site:

Indicate the size of the project and describe the natural features of the land; provide information about natural communities, land cover, species, topography, water resources, and special features. If the project includes a number of parcels of land, indicate the number of parcels with legal description to be acquired with this grant:

The overall project has identified five properties to be at flood risk. The grant will cover the acquisition of a single commercial property with structures. After acquisition and demolition of the structures, the lot will be maintained as open space and landscaped to fit with the other suburban residential lots that surround it. The project is situated on mainly urban/suburban landscape, and landscaped parkland.

Describe existing conditions, present threats, current uses, surrounding land use, and provide a five year history of past uses for each property:

The current condition of the surrounding area is an industrial area in the City of Milwaukee. The lot is riparian to the North Branch of Oak Creek. The surrounding area has a variety of industrial uses predominantly auto salvage. There are four other industrial properties directly adjacent to the targeted property.

3. **Existing structures:**

Describe flood related damage of existing structures on each property to be acquired with this grant:

This grant application requests funding for the acquisition of one commercial structure. The structure is within the updated FEMA Federal Insurance Rate Map (FIRM) 1% probability floodplain area. The structures on this had flood damage in June 2008 and again in 2010.

Indicate in detail the flood control benefit of the removal of structures if applicable for the project for each property:

By removing the structures, MMSD will reduce the flood risk and improve public safety for this property and the owners.

Indicate in detail the flood control benefit of flood-proofing and elevation of structures if applicable for the project:

It was determined during discussion of flood management alternatives that it is not cost effective nor feasible for the structures on this one lot to be flood-proofed or elevated.

4. **Problems:**

Describe any problems such as exotic species, archeological and historic features, dumps, toxic or hazardous wastes and contamination, debris which needs to be removed, environmental intrusions such as overhead power lines, etc.:

MMSD anticipates the usual problems associated with industrial area. MMSD has acquired and removed structures in similar situations. MMSD plans to use a deconstruction/salvage process to remove all structures from the property. MMSD has an experienced project manager familiar with deconstruction under contract and will utilize a competitive bid process to obtain the services of an experienced contractor for the deconstruction.

5. **Level of support:**

Describe the level of support for the project from other affected management units and the community. Identify other groups or management units that will be involved, their relationship to the proposal and their levels of financial support:

MMSD met with the resident and the City of Milwaukee to determining a flood management alternative. MMSD has consensus to proceed from the Oak Creek Watercourse Stakeholders Southeastern Wisconsin Regional Planning Commission (SEWRPC), Wisconsin Department of Natural Resources (WDNR), Milwaukee County, the City of Milwaukee.

6. **Public access:**

Public access is required under section NR 199.10(2)(c) Wis. Adm. Code which prohibits closing the purchased property to the public except where the DNR has determined that closure is necessary to protect wild animals, plants or other natural features. Describe how the public will be able to access the site. If no public access is planned, explain why not:

After the property has been acquired and structure removed, the land will be open to the public for passive recreational uses that are not detrimental to surrounding property owners. The property directly abuts the North Branch of Oak Creek but will be surrounded on three sides by industrial properties which will limit certain uses of the land by the public.

7. **Property transactions:**

No grant may be awarded to acquire property through the "Power of Eminent Domain." Describe the procedure used to acquire property from willing seller:

MMSD pays fair market value for all properties, relocation benefits for owner-occupied properties, moving expenses for owners, and payments for legal advice for the acquisition process. MMSD will use a voluntary acquisition process.

Indicate any reversionary rights, restrictions, or covenants that exist for each property:

None are known at this time.

The property purchased with this grant shall be maintained as permanent open space use as required in section NR 199.04(7) Wis. Adm. Code. There may be no activity that adversely affects the natural flow of surface waters. Describe how this requirement will be implemented:

MMSD will deed restrict the property as open space per NR 199.04(7) and maintain the property limited passive recreational use. The property will be added to the MMSD watercourse maintenance contract for inspection and landscape maintenance.

8. **Local Match Requirement:**

The local share of the project cost may not be less than 30% of the eligible project cost. All sources of local share donation must be indicated when the grant application is submitted:

Provide all sources of local share donation:

MMSD a municipal body corporate, created and operating pursuant to Wis. Stat. §§ 200.21 through 200.65 was given taxing authority under these Statutes.

Provide value of donated, non-professional labor equal to the prevailing federal minimum wage requirements (hourly rate X hours = cost and to be established by invoice for reimbursement):

Not applicable.

Provide value of donated equipment (not to exceed the Wisconsin DOT rates and to be established by invoice for reimbursement):

Not applicable.

Provide value of donated materials and professional services (conform to market rates and to be established by invoice for reimbursement):

Not applicable.

Indicate the 30% of the fair market value amount of the property donation for purchase: \$255,000

List any federal funding for use as the 30% local share (any other state funding is not eligible):

Not applicable.

9. **Record maintenance requirements:** The grant recipient shall maintain detailed records of grant expenditures to show that grant funds were used for purposes for which the grant was made. The grant recipient shall keep all financial records, including invoices and canceled checks or bank statements that support all project cost claimed for inspection by the DNR for 4 years after final payment. (NR 199.09(4))

Describe the record keeping methods used to account for all project funds in conformance with generally accepted accounting principles and practices in separate account to meet this requirement:

MMSD has fully staffed real estate and accounting departments. All receipts, checks, financial records, invoices, and statements associated with acquisition will be retained for a minimum of four years before going to permanent offsite storage. Records can be recalled at any time.

10. **Property management plan:**

The property acquired with this grant shall be maintained as permanent open space. Describe a plan to meet this requirement:

Describe open space uses for this property to maintain open space and flood control:

Initial maintenance for the property acquired shall be the responsibility of the structure deconstruction construction contractors and the District contracted property manager. Upon completion of all structure demolition/deconstruction and landscape construction work, property management will be the responsibility of the watercourse maintenance contractor.

Vegetative buffers shall be established and maintained along lakes, ponds, wetlands, marshes, rivers, streams, and ditches. Department best management practices shall be employed to the greatest extent possible for the project. Whenever possible, the area of the vegetative buffer shall extend at least 75 feet from each edge of the surface water or wetland. There may be no activity that adversely affects the natural flow of surface or underground waters within the area of the easement. (see NR 199.08(b)e.) Indicate your plan to meet this requirement:

Upon completion of the acquisition, the property will be maintained to fit with surrounding properties. The property will be maintained as turf grass with a naturalized riparian area along the creek bank.

Identify what ongoing maintenance activities will be needed (such as trash removal, surveillance, vehicle/visitor control, exotic species removal, controlled burning, etc.):

The project is in an urban/suburban industrial area. MMSD will maintain the property

purchased as appropriate and consistent with City of Milwaukee ordinances.

Identify who will be responsible for maintaining the property and implementing the plan:

MMSD has a watercourse maintenance contractor who will assume responsibility for maintenance work upon completion of construction. MMSD will retain ultimate responsibility.

Identify any partners who will play an active role:

MMSD is solely responsible for maintenance of the property purchased.

APPENDIX: Attach map showing property locations, boundaries, and existing conditions. This map may also be used to identify any hazardous conditions for the requirement of DNR form 1800-001 Environmental Hazards Assessment.

Print name and title of person completed by: David C. Fowler, Senior Project Manager

Signature: 

Date completed: 3/14/14

Summary of the Oak Creek Flood Management Project:

The Milwaukee Metropolitan Sewerage District will administer this grant for the City of Milwaukee. The project has the following objectives:

Primary Objectives:

- Improve public safety (minimize drowning risk)
- Reduce flood risk
- Leverage additional community objectives

Additional Objectives:

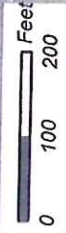
- Revitalize the river corridor to restore natural functions/aesthetics
- Create safe access and recreational opportunities
- Spur investments that stabilize/improve local business and residential community
- Create opportunities for learning and stewardship (open space and water resources)

Project Narrative:

The Oak Creek Flood Management Project being implemented by the Milwaukee Metropolitan Sewerage District (MMSD), working in partnership with the City of Milwaukee, has two primary objectives. They are to reduce the flood risk for the 1% probability flood event for Oak Creek as defined by the Southeastern Wisconsin Regional Planning Commission (SEWRPC) and to improve public safety along the Oak Creek. The project limits are at the intersection of 9th Street and College Avenue within the City of Milwaukee along the on the Oak Creek. The focus of the acquisition is on the single property at 980 West College Avenue. The map included with this submittal shows the extent of flooding from the updated floodplain maps, Flood Insurance Rate Map (FIRM), produced by SEWRPC. MMSD has currently developed a preferred flood management alternative that will require the acquisition of the at flood risk properties with structures within the Oak Creek watershed. The flood management alternatives considered for the Oak Creek Watershed were evaluated based on total project cost, impacts on flood water elevations, number of property acquisitions required, and hydrologic and hydraulic modeling. A stakeholder group consisting of the City of Milwaukee Department of City Development and Department of Public Works, SEWRPC, Milwaukee County Parks, Wisconsin Department of Natural Resources, environmental groups, and community groups selected the preferred alternative to be moved forward. The group met on a regular basis since the start of the project. The City of Milwaukee and MMSD identified the property at 980 West College Avenue as a severely flood prone property.

Through the alternative selection process, it was determined that acquisition of the property at 980 West College Avenue in the City of Milwaukee was necessary. This property was considered the most severely flood prone property and will require acquisition as elevation of the structure is impractical and will not remove the structure from the 1% probability flood plain. MMSD will acquire the property, remove all structures as part of this project, and maintain the property as open space.

MMSD has been using deconstruction methods for removing all at risk flood structures on properties it has purchased. MMSD has taken this step to be more sustainable by reducing waste to landfills and create where feasible additional jobs in targeted areas of increased unemployment within its service area. After acquisition, deconstruction will be considered if the cost differential with demolition is not excessive.



Legend

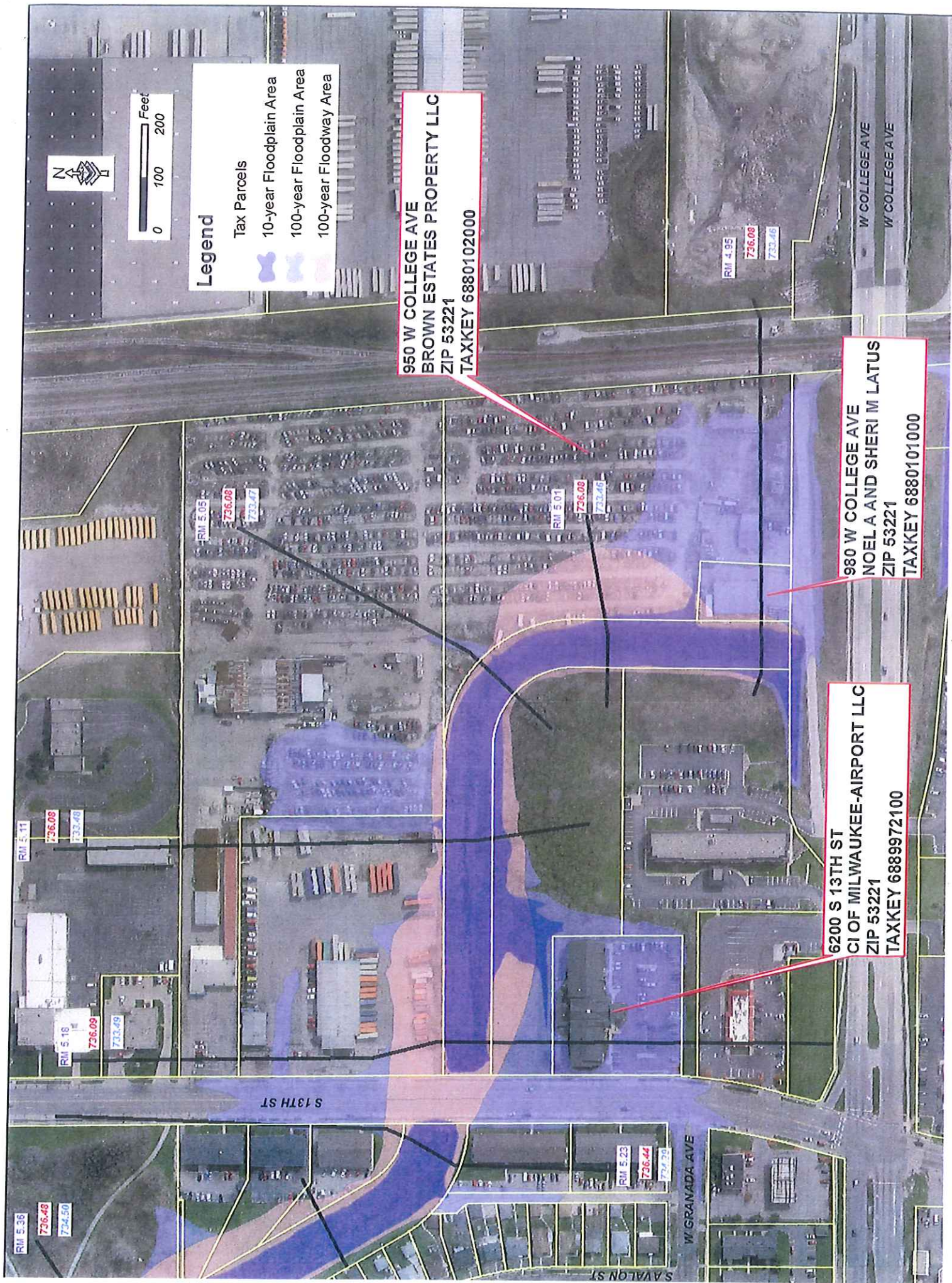
Tax Parcels

- 10-year Floodplain Area
- 100-year Floodplain Area
- 100-year Floodway Area

950 W COLLEGE AVE
BROWN ESTATES PROPERTY LLC
ZIP 53221
TAXKEY 6880102000

980 W COLLEGE AVE
NOEL A AND SHERI M LATUS
ZIP 53221
TAXKEY 6880101000

6200 S 13TH ST
CI OF MILWAUKEE-AIRPORT LLC
ZIP 53221
TAXKEY 6889972100



**MUNICIPAL FLOOD CONTROL GRANT PROGRAM
APPLICANT PROJECT SCORING SHEET**

GRANT APPLICANT NAME: City of Milwaukee

GRANT APPLICANT PROJECT NAME: Oak Creek Flood Management Project

1. Acquisition and structure removal categories: (Projects ranked 1 – 4)

Structures which, due to zoning restrictions, cannot be rebuilt or repaired: 1 structures x 500 = 500

Structures in the 100 year floodplain: 1 structures x 450 = 450

Repetitive loss or substantially damaged structures: 0 structures x 400 = 0

Other flood-damaged structures: 0 structures x 350 = 0

2. Floodproofing and flood elevation category (two-stage process: points for minimum protection (FPE) plus extra points per inch of additional protection for public or private structures in the 100 year floodplain that will remain in the 100 year floodplain): (Project 5)

Public or private flood-damaged structures: 0 structures x 100 + 1 point/inch/structure 0 = 0

3. Riparian restoration, vacant land acquisition or flowage easement, and flood control detention pond: (Project 6, 7, 8)

One point for every 100 cubic yards of flood storage preserved or created in open space:
20,000 cubic yards X 1 point/100 cubic yards = 20

4. Reduce economic losses and business interruptions: (ALL)

25 points x number of structures affected 1 = 25

5. Reduce need for emergency services: (ALL)

25 points x number of structures affected 1 = 25

6. Number of presidential flood disaster declarations in the community: (ALL)

____ Eleven or more - 25 points
____ Six to ten - 20 points
X One to five - 15 points

TOTAL POINTS = 1,035

I certify to the best of my knowledge and belief that the information above for grant application project scoring is true and correct.

Printed name and title of person completing this scoring sheet: David C. Fowler, Senior Project Manager

SIGNATURE: _____

DATE COMPLETED: _____