Heagle Park Floodplain Restoration Project
Applicant: Wood River Land Trust
Staff Report to LAB on Pre-Application

To: Levy Advisory Board (LAB) and Tom Bergin
From: Wendy Pabich, LWWP Program Coordinator
Date: May 1, 2023

Project Summary

The riparian area along the Big Wood River and Hailey Greenway is a valued resource that provides recreational access, habitat for wildlife, and room for natural floodplain processes. Within the Hailey Greenway, the river has been impaired by channelization, dredging, and development encroaching into the floodplain.

The Wood River Land Trust ("WRLT" or "Applicant") requests $245,000 (or ~77%) of total project costs of $319,535 from the LWWP for habitat enhancement and bank stabilization in the area running south of Heagle Park along the east bank, the side channel running along Della Mountain, and downstream through the Cove Canal diversion and into the Colorado Gulch Preserve. A total of 3 acres will be restored. The Applicant suggests the Project "will provide needed protection to the City of Hailey pump station" and increase flood conveyance throughout the project reach. The Project aligns with a recommendation in the Hailey Greenway Master Plan, developed by the City of Hailey and WRLT, to address causes of fluvial instability through "stream stabilization and restoration from Heagle Park to Colorado Gulch."

The principal elements of the project are to notch and open the side channel along Della Mountain, install log jams along the east bank, regrade and plant the floodplain bench, and install various log structures to benefit hydraulic pathways and fish habitat.

Project benefits include:

- Return area to natural elevation and increase floodplain connectivity
- Bank stabilization using natural materials
- Protection of the City of Hailey pump station
- Enhance fish and wildlife habitat
- Increase flood conveyance through the reach
- Evaluate if proposed conditions will alleviate flooding in Della View Neighborhood

WRLT will commit 100+ hours of staff time to develop and complete the project. The Applicant has also secured funds or paid for the conceptual design, a digital surface elevation model, and final design costs (~ $71,235).

Alignment with LWWP Goals
Of the eight Primary Conservation Goals set out in BCC Resolution 2008-71 and the LWWP Program Guide, this project appears to address the following two goals:

- Protect water quality, rivers and streams, riparian corridors, flood plains, wetlands and water rights.
- Conserve, restore, or maintain and otherwise provide for proper stewardship of lands and waters.

Minimum Criteria for LWWP Funding

All criteria must be met at Full Application stage.

1) Blaine County location? *Yes.*
2) Serves 1+ primary Levy goals of protecting land, water, or wildlife? *Yes.*
3) Landowner committed lands for the project? *A significant portion of the project is on lands owned by the City of Hailey. It is unclear why the city is not a partner nor contributing funding to the Project. (See Questions and Concerns below for further discussion.)*
4) Qualified entity willing to take responsibility for the completion, maintenance, and enforcement of the project? *The WRLT is responsible for project completion. It is unclear who will be responsible for undertaking and funding ongoing maintenance.*
5) Matching funds being sought? *Proposed matching funds are likely insufficient.*
6) Lasting conversation value sought? *As is common with restoration projects, this question requires LAB discussion. Relevant issues include the degree to which lasting conservation is possible, how it will be managed for, what guarantees will be in place, etc.*

Timing and Permits
The project will require a Stream Alteration Permit (Joint Permit) from the Army Corps of Engineers and Idaho Department of Water Resources, a Stream Alteration Permit from Blaine County, and a Floodplain Conditional Use Permit from the City of Hailey. The Applicant did not provide proposed permit nor project schedules.

Questions and Concerns

- LWWP funds are available for implementation of conservation projects but not for project planning, design, and engineering costs. Attachment #4 of the LWWP Program Guide (attached) outlines Eligible and Ineligible Costs. The total budget for this project needs to be revised to reflect only those costs related to project implementation, or $245,000. The approved project budget for the Colorado Gulch River Restoration Project, also submitted by WRLT and funded by LWWP, serves as an example of an

implementation budget. See attached Exhibit B. Colorado Gulch River Restoration Project Budget.

- LWWP is committed to maximizing public benefit through matching funds and may prioritize projects with higher levels of match. Past funded Applicants have provided matching contributions ranging from 35% to 88% of total project costs. After ineligible costs are removed, proposed matching funds ($3,300) for this project amount to a 1.3% match of total project costs ($245,000). The LAB should consider requiring a more suitable match.

- It is unclear why the City of Hailey is not a partner in the project nor providing financial support. Among other considerations, the project area appears to include a large portion of a 9.26-acre lot and a much smaller portion of a 10.02-acre lot owned by the City of Hailey and the project is aimed at protecting one of two city wastewater pump stations. The pump station is imminently at risk of flooding by the Big Wood River with this spring's runoff. Water and wastewater departments routinely use revenue bonds and rate structures to cover infrastructure development and maintenance costs. In fact, a $6 million revenue bond to finance upgrades at the City's wastewater treatment plan is on the City's ballot this spring. The Heagle Park project might reasonably be funded entirely or in some part by a municipality.

- Protecting private property and municipal infrastructure is not one of the tenets of the LWWP. The LAB should weigh the extent to which some portions of this project related to benefits accruing to other interests should be more appropriately supported by other funding sources.

- In the Full Application, the LWWP will need to see complete permit and project schedules and a detailed project budget.

- LWWP requires that a qualified entity willing to take responsibility for the completion, maintenance, and enforcement of the project be involved. It is unclear who will be responsible for undertaking and funding ongoing maintenance for this Project.

- As is the case with every restoration project reviewed by the LAB, please consider: How do we best evaluate lasting conservation? To what extent is lasting conservation possible? How will it be managed? What guarantees will be in place?

Attachment #4

Eligible and Ineligible Costs for Funding

Acquisition of an interest in land or water

- Eligible:
  - Direct costs to acquire the interest, e.g., a percent of appraised value
  - Studies directly linked to a project or potential project

- Ineligible:
  - Project planning and administration
  - Transaction costs, e.g., surveys, environmental assessments, appraisals
  - Human resources, e.g., staff, consultants, attorneys
  - Travel
  - Monitoring and stewardship
  - Enforcement
  - Post-funding reports to Blaine County, e.g., annual monitoring reports
  - Notifications and approvals to/from Blaine County per the Grant Agreement

Non-acquisition projects

- Eligible:
  - Materials purchase, e.g., culvert, fencing, fish ladder, wildlife crossing structure
  - Purchase of trees and plants, except annuals
  - Actual costs of construction, e.g., shovel work, plantings
  - Actual costs of maintenance within the County-required monitoring/reporting timeframe
  - Studies directly linked to a project or potential project

- Ineligible:
  - Design and engineering costs
  - Project planning and administration
  - Permit and application fees
  - Transaction costs, e.g., appraisals, environmental assessments
  - Human resources, e.g., staff, consultants, attorneys
  - Travel
  - Supplies
  - Contingencies
  - Incidentals
  - Insurance
  - Performance bonds with County
  - Post-funding reports to Blaine County
  - Maintenance and monitoring after completion of reporting requirements to Blaine County
  - Notifications and approvals to/from Blaine County per the Grant Agreement

Exhibit B. Colorado Gulch River Restoration Project Budget

Implementation Cost Estimate
Colorado Gulch Restoration Design
Blaine County, Idaho

Friday, September 25, 2020

ITEM NUMBER	ITEM	QUANTITY	UNIT	UNIT COST	TOTAL COST
1	**MOBILIZATION**				
1a	Equipment Mobilization and Demobilization, 320 excavator, 938 loader, 10-wheeler end dump)	1	ea	$6,000	$6,000
	SUBTOTAL				**$6,000**
2	**BRIDGE SITE RECLAMATION**				
2a	Excavate, Remove, and Dispose of Bridge Approach Fill Material	419	cy	$18.50	$7,752
2d	Brush Trenches (Floodplain Treatment)	15	ea	$210	$3,150
2f	Broadcast Seeding and Site Clean-up	1	ea	$2,400	$2,400
	SUBTOTAL				**$13,302**
3	**RIVER AND FLOODPLAIN RESTORATION**				
3a	Excavate, Remove, and Dispose of Fill Material	344	cy	$18.50	$6,364
3b	Remove Rock Rip Rap	350	cy	$7.20	$2,520
3c	Purchase and Deliver Large Wood Material for Footers, Key Members, Pinning, and Racking in Log Jams	1	ea	$5,400	$5,400
3d	Install Apex Jam Structure	2	ea	$4,200	$8,400
3e	Install Bank Deflector Jam Structure	1	ea	$4,200	$4,200
3f	Willow Bundles (River Bank/Log Jam Treatment)	56	ea	$25	$1,400
3g	Broadcast Seeding and Site Clean-up	1	ea	$1,800	$1,800
	SUBTOTAL				**$30,084**
4	**CONSTRUCTION ADMINISTRATION**				
4a	Construction Staking and Supervision	1	ea	$9,877	$9,877
	SUBTOTAL				**$9,877**
	ESTIMATED PROJECT COST				**$59,263**

NOTICE:

The information contained here was prepared in September 2020 and is based on information available at that time. Actual costs to complete proposed project activities may vary depending on changing conditions, availability of materials and workforce, and the unique needs of the client at the time of project implementation