



2023 Jefferson County Conservation Futures Program Property Acquisition Project and/or Operations and Maintenance Project Application

Please complete the following application in its entirety. Be sure to answer "N/A" for questions that don't apply to the project. Incomplete applications will not be accepted for consideration.
Unless directed otherwise, use as much space as needed to answer each question.
Contact program staff at 379-4498 or tpokorny@co.jefferson.wa.us with questions.

Background and Eligibility Information

1. Project Title Lower Chimacum Creek Mainstem Acquisitions

2. Conservation Futures Acquisition Request: \$47,000

Conservation Futures O&M Request: \$5,000

3. Total Conservation Futures Request: \$52,000

4. Please indicate the type of interest contemplated in the acquisition process.

☒ Warranty Deed

☒ Easement

☐ Other (Please describe below.)

In whose name will the property title be held after acquisition?

The Rehabilitation Research Institute (RRI) and Ota properties will ultimately be owned in fee by Washington Department of Fish and Wildlife. Jefferson Land Trust will hold a conservation easement on the Hanson property and may purchase a portion of the property in fee.

5. Applicant Information

Name of Applicant or Organization: Jefferson Land Trust

Contact: Sarah Spaeth

Title: Director, Conservation & Strategic Partnerships

Address: 1033 Lawrence Street, Port Townsend, WA 98368

Phone: (360) 379 -9501, ext. 101

Email: sspaeth@saveland.org

6. Sponsor Information: (if different than applicant) _____

Organization Name: _____

Contact: _____

Title: _____

Address: _____

Phone: () - , ext. Fax: () - , ext.

Email: _____

This application was approved by the sponsor's legally responsible body (e.g., board, council, etc.) on February 21, 2023.

7. Project Location

Street Address or Description of Location:

The RRI and Ota properties are located at the end of W. Price Street in Port Hadlock on the south side of the W. Price Street ROW. The Hanson property is located at the end of 8th Avenue just to the north of Irondale Road in Port Hadlock.

Driving Directions from Port Townsend:

From Port Townsend drive south on Highway 19 to Irondale Road. Turn left on Irondale Road. To reach the Hanson property, turn left onto 8th Ave and drive to the end of the street. The Hanson homesite includes the house on the right and the ADU directly to the north. Trails down to the creek are to the north.

To reach the Price Street properties, continue east on Irondale Road and turn left (north) onto 7th Ave. W Price Street is the first left hand turn off 7th Ave.

Section: 34

Township: 30 N

Range: 1W

Assessor's Parcel Number(s):

RRI - 961 805 605

Ota - 961 805 606

Hanson - 001 344 004 and 961 806 102

Please differentiate current and proposed ownership of each APN and indicate if the parcel is to be acquired with CF funds or used as match.

Rehabilitation Research Institute (RRI) - proposed ownership is WDFW or Jefferson Land Trust

Ota - same as above

Hanson - Conservation easement or a combination of conservation easement and fee ownership by Jefferson Land Trust

CF Funds may be a portion of the acquisition funds for each of the above properties, matched by Salmon Recovery Funding Board funds.

Please list the assessed values for each property or APN, as applicable.

RRI - \$20,100

Ota - \$1,200

Hanson - \$499,288

8. Existing Conditions

New Site: Yes No ☒ Number of Parcels: 4

Addition to Existing Site: ☒ Yes No _____

Acres to Be Acquired: 3.14

Total Project Acreage (if different): approximately 150 acres (in the lower reaches of Chimacum Creek)

Current Zoning: RR 1:5, though they are located in the Tri-area Urban Growth Area

Any current covenants, easements or restrictions on land use: None

Current Use: Existing Structures/Facilities: The RRI and Ota properties are vacant land. The Hanson property has residential structures on one of the two parcels, and the other parcel that contains Chimacum Creek habitat is vacant.

Waterfront (*name of body of water*): Chimacum Creek Mainstem

Shoreline (*linear feet*): ~ 1000 ft of Chimacum Creek

Owner Tidelands/Shorelands: N/A

9. Current Property Owner ☒ is ☒ is not a willing seller. Ota and Hanson are willing. The RRI landowner may be willing to sell depending on the appraised value of the property.

Project Description

10. In 1,000 words or less, provide a summary description of the project, the match, overarching goal, and three top objectives. For each objective, identify the metric(s) that will be measured to determine if the objective is being achieved and the timeframe for meeting the identified metric. Include information about the physical characteristics of the site that is proposed for acquisition with Conservation Futures Program funds including: vegetation, topography, surrounding land use, and relationship to parks, trails, and open space. Describe the use planned for the site, any development plans after acquisition (including passive development), characteristics of the site which demonstrate that it is well-suited to the proposed use, and plans for any structures currently on the site. If applicable, describe how the site project relates to a larger conservation program (please identify), and whether the project has a plan, schedule and funding dedicated to its completion. Please also list any important milestones for the project or critical dates, e.g. grant deadlines. List the dates and explain their importance. Please attach a spreadsheet of the budget.

Jefferson Land Trust and Washington Department of Fish & Wildlife (WDFW) are seeking to protect and restore 3.14 acres of at-risk Chimacum Creek mainstem, instream, and forested riparian habitat located in the Irondale neighborhood of Port Hadlock. The lower mainstem of Chimacum Creek has been a conservation priority of many partners for over 30 years in the effort to restore the Endangered Species Act-listed Hood Canal Summer chum population that was extirpated in the 1980s after a road failure caused suffocating sediment loads to Chimacum Creek. Chimacum Creek provides habitat for the Summer chum as well as threatened Puget Sound Winter Steelhead, plus Federal Candidate coho and pink salmon. All salmonid species listed will benefit from clean water, shaded riparian corridor, and a reduction in fine sediment deposits.

Jefferson Land Trust is applying for funds for the protection of three properties – Research Rehabilitation Institute (“RRI” .23 acres), Ota (.11 acres) and Hanson (2.8 acres). The properties are within the same stretch of Chimacum Creek and offer a stellar opportunity to fill in some necessary protection gaps in this watershed. Conservation entities such as WDFW, Jefferson County, and Jefferson Land Trust have already permanently protected upwards of 150 acres within the lower two miles of Chimacum Creek. Two of the properties (RRI and

Ota) in this grant include steep slopes that have been subject to erosive conditions which harm the spawning instream habitat. After acquisition, these slopes will be enhanced and stabilized by the North Olympic Salmon Coalition with conifer and shrub underplanting and removal of invasive species that are impacting forest health. The third property (Hanson) extends across Chimacum Creek and will be protected by a conservation easement to protect over 600ft of instream habitat. The overall goal of the project is to protect these three properties that are currently located in an urban growth area and restore them to eliminate the risk that the current management is posing to the recovering Summer chum salmon spawning population.

The landowners of these parcels are willing to work with the Land Trust and WDFW for permanent protection. Under this CFF grant, project partners are applying for funding to protect the RRI and Ota properties which include at-risk Chimacum Creek mainstem and forested riparian habitat which is in need of protection from the surrounding neighborhood uses. Over the years, the 0.23-acre parcel (RRI) has seen a continuous succession of short-term owners who have attempted to develop it residentially. The current owner of this parcel is actively marketing the property as developable, despite the steep slope and proximity to Chimacum Creek. Previous residential use of the RRI property created a harmful depression of the slope above Chimacum Creek, which is identified as the most heavily used spawning grounds for the threatened Hood Canal Summer chum and migrating threatened winter steelhead and other salmonids of the watershed. Major clean-up of neighborhood dumping on the part of the County and State Environmental Protection Agency (EPA) over the last couple years has improved conditions, but it is still threatened. Surface water draining across the steep slopes (covered in noxious weeds) is still causing erosion, delivering fine sediments to Chimacum Creek. The 0.11-acre parcel (Ota) which is adjacent to the RRI property, exhibits similar characteristics of steep slopes above spawning grounds. The landowner is willing to donate the property to the Land Trust or WDFW as a grant match.

The 2.8-acre property (Hanson) has been a priority for Jefferson Land Trust for several years. Under recent new ownership, the Land Trust has a renewed opportunity to protect this parcel that has approximately 600ft of Chimacum Creek spawning habitat immediately downstream of the previously described RRI and Ota parcels. The current owner would like to protect his parcel with a conservation easement. The Land Trust has broached the idea of purchasing the northern portion of the parcel (north of Chimacum Creek) in fee-simple to incorporate it into our management of our existing adjacent S-Curve Nature Preserve; the southern portion could stay in private ownership and be protected with a conservation easement. The landowner is considering this option but is as yet undecided. With either an easement or combination easement/fee-simple acquisition, this stretch of the creek provides equal benefit to spawning Summer chum as described above.

The County Shoreline Master Plan identifies this area as both 'priority aquatic', and 'shoreline residential', and County Critical Areas designates it as a "Fish & Wildlife Conservation Area" and Landslide Hazard Area, but it is zoned Rural Residential and lies within an Urban Growth Area. County regulations do not require management for habitat values and Jefferson County has a 'reasonable use exemption' that assumes that each parcel has a residential right, so County regulations may not assure protection from some sort of development. Future development of any kind would significantly threaten the stability of the steep slopes immediately above the Summer chum spawning grounds where countless volunteer hours and tax payer contributions have led to the reintroduction and subsequent recovery of these endangered fish in Chimacum Creek. In addition, restoration actions including replanting and fencing will not be possible until we have control of the parcels.

Top objectives:

1. Secure CFF funding to match the State Salmon Recovery funding Board grant – summer/autumn 2023
Success is measured by Jefferson County Commissioners approving the project funding.

2. Purchase the fee-simple interest of the RRI and Ota properties and the conservation easement on the Hanson property. Late 2023–25. Success is measured by reaching mutually agreeable purchase prices and terms.
3. After protection, fence the properties, remove noxious weeds, construct bank stabilization, and plant diverse conifers and native understory shrubs while partnering with North Olympic Salmon Coalition. 2024-2029. Success looks like restoration monitoring demonstrates a reduction in sedimentation rates in Chimacum Creek.

Our overarching goal is to permanently preserve these Chimacum Creek parcels and replant the riparian habitat with native species to control erosion and siltation in the prime Summer chum spawning area. Protecting these properties in fee-simple and conservation easement will ensure that the identified problem of landowner and neighborhood dumping will not continue.

Jefferson Land Trust and WDFW are both willing permanent landowners. Jefferson Land Trust is applying for acquisition funds, and WDFW staff is undergoing its internal process of accepting real estate. If WDFW agrees to own the RRI and Ota properties (as it is expected to), it will be the long-term owner. If the properties are not accepted by WDFW, Jefferson Land Trust will be the long-term owner. Both entities are experienced in owning and managing instream and riparian properties in the lower Chimacum Creek watershed.

11. Estimate costs below, including the estimated or appraised value of the propert(ies) or property right(s) to be acquired, even if Conservation Futures funds will only cover a portion of the total project cost. In the case of projects involving multiple acquisitions, please break out appraisals and estimated acquisition costs by parcel. Estimated or Appraised Value of Propert(ies) to be Acquired:

Total Estimated Acquisition-related Cost (*see Conservation Futures Manual for eligible costs*): \$47,000

Total Operation and Maintenance Cost: \$5,000

Total Project Cost: \$52,000

Basis for Estimates (include information about how the property value(s) was determined, anticipated acquisition-related costs, general description of operation and maintenance work to be performed, task list with itemized budget, and anticipated schedule for completion of work):

Lower Chimacum Creek Project related costs	Timeline	Est. Cost	CFF Request	Match
Property and CE acquisition	2023 - 2025	\$150,000	\$47,000	\$103,000
Land acquisition related costs, i.e. appraisal, survey, Baseline document, Stewardship Plans, closing costs	Late 2023 - 2025	\$47,750	\$0	\$47,750
Project management, admin and legal fees	ongoing	\$10,000	\$0	\$10,000
O&M	ongoing	\$10,000	\$5,000	\$5,000

Total		\$217,750	\$52,000 (24%)	\$165,750 (76%)
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The estimate for the value of the properties and easement acquisition is based on our knowledge of recent appraised value of other properties and easements compared with the current Jefferson County fair market value assessment of properties. Jefferson Land Trust completes multiple acquisition projects each year which helps provide us experienced estimates for project management and other administrative costs that will be needed for this project.

O & M only go to question #15:

Scored Questions

1. To what degree does the project leverage contributions for acquisition from groups, agencies or individuals?

1 a. Sponsor or other organizations **X** will ___ will not contribute to acquisition of proposed site and/or operation and maintenance activities.

1 b. If applicable, please describe below how contributions from groups or agencies will reduce the need to use Conservation Futures program funds.

Jefferson Land Trust and Washington Department of Fish and Wildlife have co-sponsored a grant application to the state Salmon Recovery Funding Board for protection and restoration of the RRI, Ota and Hanson properties. The CFF funding request represents a small portion of the overall estimated funding needed for this project. Furthermore, the North Olympic Salmon Coalition (NOSC) will be managing restoration efforts including noxious weed removal and replanting of the riparian area and steep slopes located immediately above the important summer chum spawning grounds. This restoration will further enhance the acquisition included in this CFF grant, and NOSC is providing funding toward this future restoration effort.

1 c. Matching Fund Estimate	Acquisition	O&M	%
Conservation Futures Funds Requested	\$47,000	\$5,000	24 %
Matching Funds/Resources*	\$160,750	\$5,000	76%
Total Project Acquisition Cost	\$207,750	\$10,000	100%

** If a prior acquisition is being proposed as match, please describe and provide documentation of value, location, date of acquisition and other information that would directly link the match to the property being considered for acquisition.*

1 d. Source of matching funds/resources	Amount of contribution	Contribution approved?	If not, when?	Contribution available now?	If not, when?
<u>Salmon Recovery Funding</u>	<u>\$165,750</u>	Yes X No	<u>Sept. 2023</u>	Yes X No	_____
_____	\$ _____	Yes No	_____	Yes No	_____

NOTE: Matching funds are strongly recommended and a higher rating will be assigned to those projects that guarantee additional resources for acquisition. Donation of property or a property right will be considered as a matching resource. Donation of resources for on-going maintenance or stewardship ("in-kind" contributions) are not eligible as a match.

2. To what degree does the project sponsor commit to provide long-term stewardship for the proposed project?

2 a. Sponsoring agency **X** is ___ is not prepared to provide long-term stewardship (easement monitoring, maintenance, up-keep, etc.) for the proposed project.

2 b. Describe any existing programs or future plans for stewardship of the property, including the nature and extent of the commitment of resources to carry out the stewardship plan.

Noxious weed removal and replanting efforts on all three properties, as mentioned above, will be conducted by NOSC which will monitor their success over an approximate 5-year timeline. The RRI and Ota properties are adjacent to the Price Street right-of-way (ROW) and neighbors encroach on the properties in the ROW with private vehicles, other materials, and regular trash dumping down the riparian slopes. The County continues to communicate with neighbors about the encroachment after conducting a survey to define the ROW boundaries and has conducted numerous clean-up efforts. WDFW and the Land Trust expect to secure the Price Street boundaries with ecology blocks (already installed on the RRI boundary) and fencing to deter continued future encroachments.

4. To what degree has the project sponsor demonstrated effective long-term stewardship of a similar project?

Jefferson Land Trust has managed many acquisition projects since its inception in 1989. We have been awarded numerous Conservation Futures grants and other public grants for acquisition of important salmon habitat, working lands and open space. We have demonstrated effective and dependable long-term stewardship on salmon habitat nature preserves such as Snow Creek Forest, Duckabush Riparian Forest, Duckabush Oxbow and Wetlands Preserve, and Chimacum Creek Nature Preserve.

3 a. Describe the sponsoring agency's previous or on-going stewardship experience.

Jefferson Land Trust, Jefferson County and WDFW already own and manage many properties in the lower mainstem area of Chimacum Creek. Land Trust staff, volunteers and contractors conduct stewardship activities including noxious weed removal, replanting, forest health activities, and trail maintenance on nearby properties. Similarly, Dept. of Fish and Wildlife (one of the potential long-term owners) owns adjacent property and other connected properties downstream to the mouth of Chimacum Creek and is experienced in managing important salmonid habitat properties.

In total, the Land Trust holds title to over 864 acres of preserves, including other salmon habitat preserves located on Donovan Creek, Snow Creek, Big Quilcene and Duckabush Rivers. We also rely on partner organizations like the North Olympic Salmon Coalition, the Jefferson County Conservation District and the Hood Canal Salmon Enhancement Group to conduct major restoration activities to improve salmon habitat.

3 b. Has the project sponsor and/or applicant been involved in other projects previously approved for Conservation Futures funding?

___ No, neither the sponsor nor applicant has been involved in a project previously approved for Conservation Futures funds.

☒ Yes, the sponsor and/or applicant for this project has been involved in a project previously approved for Conservation Futures funds. Please provide details:

Jefferson Land Trust has worked with many willing landowners and has sponsored 37 CFF applications over the years since Jefferson County approved collection of the conservation futures property tax and developed the program in 2003. These projects are found in almost all areas of East Jefferson County and range from fee simple acquisition of nature preserves that are held by Jefferson Land Trust, or by other entities such as the City of Port Townsend, Jefferson County or the Jamestown S'Klallam Tribe, to permanent conservation easements held by Jefferson Land Trust on privately-owned properties.

4. To what degree is the acquisition feasible?

- 4 a. Property ☒ can ___ cannot feasibly be acquired in a timely fashion with available resources.
- 4 b. Necessary commitments and agreements ___ are ☒ are not in place.
- 4 c. All parties ___ are ☒ are not in agreement on the cost of acquisition.

If "not" to any of the above, please explain below.

An assumption of this project is that all the landowners will be satisfied with the appraised value of their properties or conservation easement. They have all signed Landowner Acknowledgment Forms. Ota has indicated a willingness to donate their property and Hanson is amenable to working with us through the appraisal process, but the owner of RRI is currently advertising the property for above the expected fair market value. His willingness to accept the appraised value is an external condition that we cannot predict at this point.

5. To what degree is the project a part of an adopted open space, conservation, or resource preservation program or plan that was open to public review and comment, or identified in a community conservation effort that provided opportunities for public input?

The proposed acquisition

☒ is specifically identified in an adopted open space, conservation, or resource preservation program or plan, or community conservation effort, that is publicly available. *Please describe below, including this project's importance to the plan. Please also reference the website of the plan if available or include the plan with this application.*

___ complements an adopted open space or conservation plan, but is not specifically identified. *Please describe below, and describe how the proposed acquisition is consistent with the plan.*

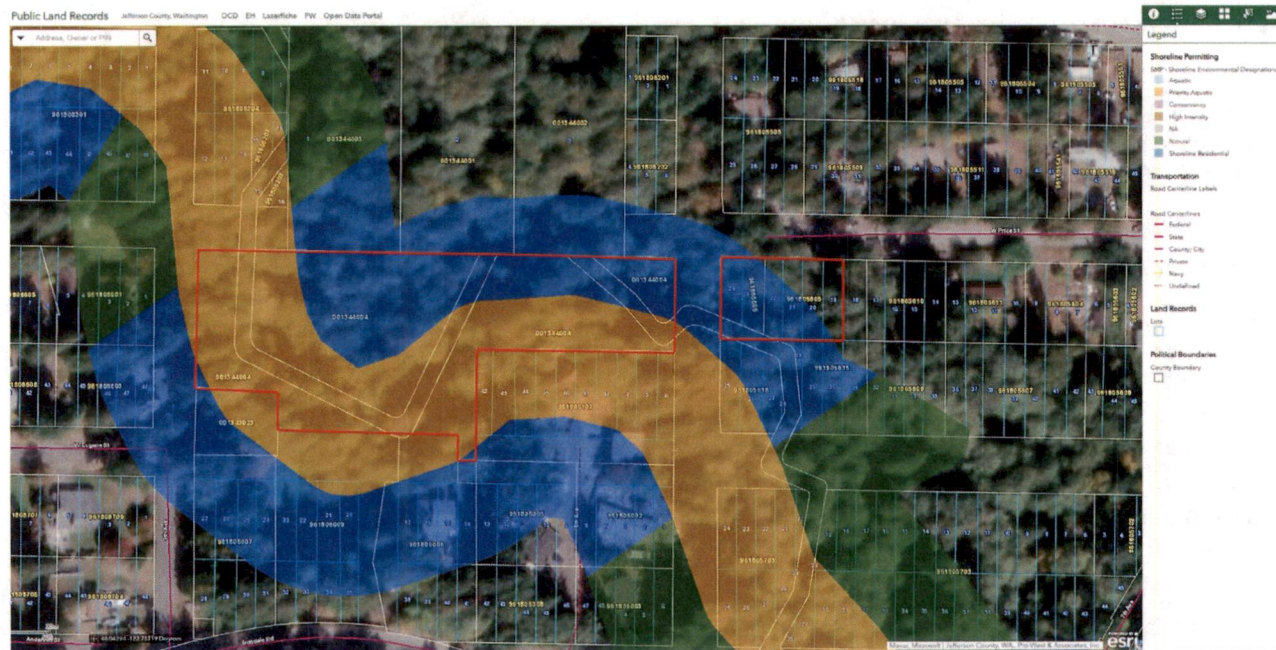
___ is a stand-alone project.

Salmon recovery funding priorities at the state level and specific salmon habitat actions by watershed are guided by the Hood Canal Coordinating Council's *Hood Canal Salmon Recovery Program, 2023 Priorities and Immediate Needs*. ([HCCC SRP priorities and immediate needs for 2023](#)). Priorities and immediate needs and other potential related actions for Chimacum Creek are identified as "protection of highly functioning habitat" and "protect riparian" habitat.

This acquisition is consistent with WDFW Conservation Principles Policy 5004 of "managing, protecting, and restoring ecosystems"; it supports the "Foundational Work to preserve and restore habitat and species". WDFW's North Olympic Wildlife Area Management Plan states that "The primary management Concerns"; for this area include "Protect and restore riparian buffer habitat"; where "Habitat restoration/enhancement is a fundamental priority for stewardship"; Strategy 3.1.1.2 of this Plan is to "Continue acquisition of parcels for

conservation with existing grant funds” and 3.1.1.3 is to “Continue seeking grants for acquisition/conservation/restoration”.

The Shoreline Master Plan (SMP) Policies in the Jefferson County Comprehensive Plan include: “protect flood hazard areas from development and uses that compromise the flow, storage, and buffering of flood water, normal channel functions, and fish and wildlife habitat”, “protect and enhance fish and wildlife habitat”; and “protect existing wetland area and functions, while encouraging wetland enhancement and restoration”. The SMP designates this stretch of Chimacum Creek as Priority Aquatic.



Additionally, Jefferson Land Trust’s [100-Year Conservation Plan](#) for Jefferson County, prepared with the input of many community members, also specifically identifies the Chimacum Creek corridor as a priority area.

6. To what degree does the project conserve opportunities which are otherwise lost or threatened?

- 6 a. The proposed acquisition site **X** does ___ does not provide a conservation or preservation opportunity which would otherwise be lost or threatened.
- 6 b. If applicable, please carefully describe the nature and immediacy of the opportunity or threat, and any unique qualities about the site.

Project partners are very eager to acquire the Price Street RRI and Ota properties - this area has been of particular concern to Jefferson County, NOSC, WDFW and the Land Trust for several years. Most recently in 2022, Jefferson County and the EPA conducted major cleanup and removal of the derelict structure as well as regrading of the Price St ROW to reduce surface water run-off to the creek. The property has been through tax foreclosure several times, and the current landowner is actively marketing the property for sale as developable despite the small size, steep slope, and proximity to the creek. The threat of further sloughing of the slope above the spawning grounds is imminent and the slopes are in need of clean-up, stabilization and replanting as soon as possible. The concern is great that if it sells again to a private party, the restoration efforts will be delayed. Securing the parcels will also allow the project partners to fence the RRI and Ota boundaries from further encroachment and dumping.

The opportunity to purchase a conservation easement on the neighboring Hanson property is a recent development, and if we are successful in protecting this property it will build on the Chimacum Creek protected habitat corridor and allow for partners to conduct enhancement activities including noxious weed removal and native plantings. We want to work with this private landowner now while they are willing to permanently protect their property.

7. Are the conservation values of the project commensurate with or greater than the amount of CF funds requested, and will both the timeframes for meeting project objectives and associated metrics demonstrate achievement of the conservation objectives?

Yes, Jefferson Land Trust is only requesting 24% of the total project cost from Conservation Futures, which means that the value of the project is much greater than the amount of funds requested from the County. However, \$52,000 is still a significant and important value to the project and therefore necessary for the success of this protection and enhancement project.

7 a. Summarize the project's conservation values and how the CF funds requested support these values.

This project increases the acreage within a protected ecological corridor that is decades in the making. The protection corridor has been established to improve the salmon recovery potential of this important reach of Chimacum Creek, and the additions of these properties will increase the permanent riparian forest structure that supports the aquatic habitat conditions necessary for these keystone species to continue to recover and thrive here. Through the protection and restoration of these properties, the riparian forest will create increased shade and bank stabilization functions, which will become increasingly important as the summers become hotter and drier, and the winters become warmer and wetter. The properties and the corridor are also topographically complex, on a small scale, which supports the microhabitat variability within them that can offer refugia to moving and adapting species over time, such as herbaceous plants, small mammals, insects, and amphibians.

Given the high conservation values, the anticipated support from the state and importance of the project to the health of the lower Chimacum Creek habitat for endangered and threatened salmonid species, the CFF request is minimal compared to the importance of the project.

7b. Summarize how the project's conservation values are related to the project's specific objectives.

The project's objectives described in the Project Description above relate to the conservation values by ensuring that Jefferson Land Trust and WDFW conduct the appropriate due diligence to ensure permanent protection, allowing for restoration and enhancement opportunities. Permanent protection of the RRI and Ota properties through fee simple acquisition will give project partners site control to conduct restoration actions that are critical to prevent further degradation from unstable slopes and neighbor encroachment and will allow for enhancement of the habitat values onsite. Purchase of a conservation easement (or easement and partial fee acquisition) on the Hanson property will ensure that the mature forested habitat on this 2-acre property will be permanently protected and that project partners have access to conduct noxious weed removal and other habitat enhancement activities.

8. To what degree does the project preserve habitat for flora and fauna other than habitat for anadromous fish species?

8 a. **X** provides habitat for State of Washington Priority Habitat specific to the project and/or State or Federal (NOAA and USFWS) Candidate, Endangered, Threatened or Sensitive species (provide list and references).

If affirmative in any of the above, please describe and list the Priority Habitat(s) and Threatened, Endangered, or Sensitive species below, and cite or provide documentation of species' use.¹

WDFW classifies the land here as 'Freshwater Forested/Shrub Wetland Habitat' and 'North Pacific Lowland Riparian Forest and Shrubland' Priority Habitats [WDFW 2022 PHS List: "Priority habitats are habitat types or elements with unique or significant value to a diverse assemblage of species."] and Habitats of Greatest Conservation Need [WDFW State Wildlife Action Plan, Chapter 4]. Furthermore, Freshwater Forested/Shrub Wetland Habitat is a State Ecological System of Concern, a State Habitat of Greatest Conservation Need, and classified by DNR's Natural Heritage Program as S2: "Imperiled. At high risk of extirpation in Washington due to restricted range, few occurrences, steep declines, severe threats, or other factors." [DNR NHP Ecological Systems of Washington State].

The Hood Canal Summer Chum spawning here are a Federal Threatened and State Candidate Species, the Puget Sound Steelhead are a Federal Threatened Species, bald eagles seen here are a Federal Species of Concern and a State Sensitive Species [all from WDFW State Wildlife Action Plan, Chapter 3].

8 b. **X** provides habitat for a variety of native flora or fauna species.

Intact and connected habitat with varied topography supports diverse species. The naturally regenerated mature second-growth forest includes Douglas fir, western red cedar, red alder, big leaf maple, willow, grand fir, salmonberry, salal, ferns, and others. Bird species seen here include great blue heron, belted kingfisher, raven, crow, a variety of small songbirds, and evidence of pileated woodpecker. We have not had the resources to do formal inventories of vertebrates and invertebrates.

8 c. **X** contributes to an existing or future wildlife corridor or migration route.

This project will form a significant addition to the protection of the Chimacum Creek riparian corridor that connects the marine waters of Port Townsend Bay to the upland headwaters of the east and west Creek forks in Center and Beaver Valleys, facilitating species movement and resiliency now and into the future as we experience climate change. Jefferson Land Trust has already protected 2,575 acres in the Chimacum Creek watershed.

8 d. Does the current owner participate in conservation programs that enhance wildlife habitat? If so, please provide details.

None of the current landowners are currently involved in conservation programs to enhance wildlife or salmon habitat. Conservation project partners are eager to gain site control of the RRI and Ota properties to ensure that future degradation will be prevented. The Hanson property owner is eager to work with project partners to remove noxious weeds and conduct additional habitat enhancement activities.

Current landowners of the RRI and Ota properties are not implementing practices that protect the conservation values of the property. Current regulations have not succeeded in protecting these parcels from degradation. In the 1980s, previous owners of the RRI property had placed a manufactured home at the top of the bluff and abandoned it along with a considerable amount of solid waste. A broken waterline servicing the home caused serious erosion of the steep slope above the spawning grounds. This lack of participation in conservation programs further proves the need for conservation ownership.

9. To what degree does the project protect habitat for anadromous fish species?

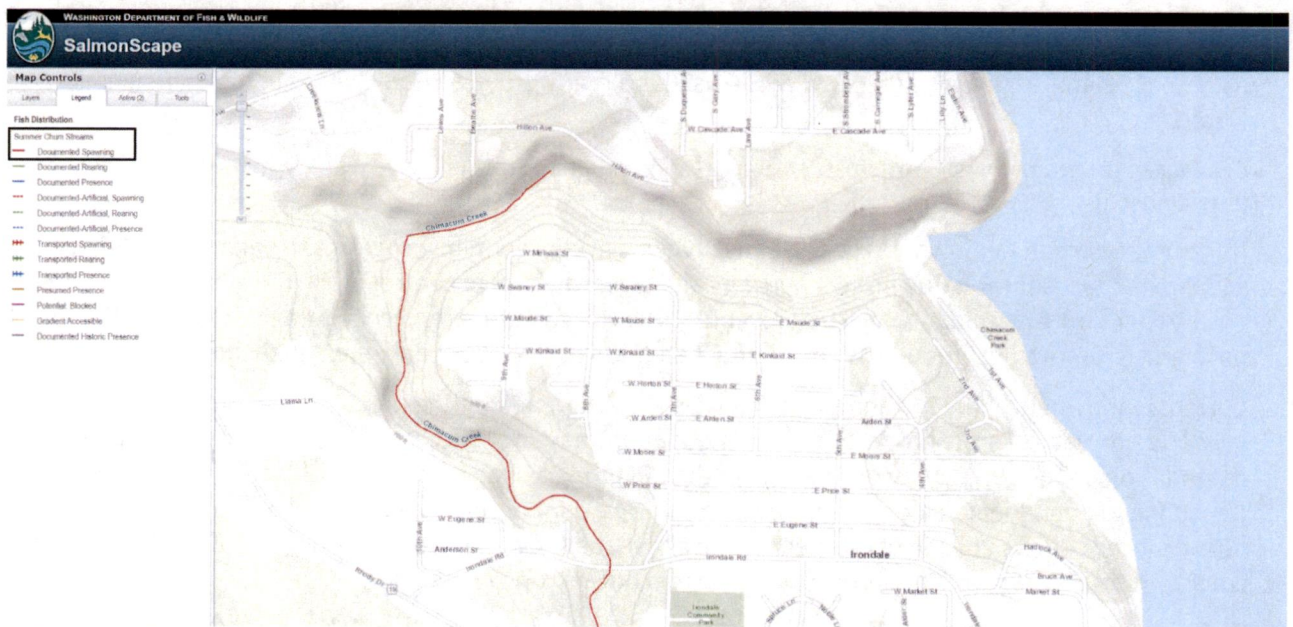
9 a. Describe to what degree the project protects habitat for anadromous fish species (for example: marine shorelines, stream or river corridors including meander zones, and riparian buffers). Please provide documentation and maps that demonstrate the location, quality and extent of the existing buffer and adjoining habitat.

Anadromous fish runs on Chimacum Creek have historically included Hood Canal Summer Chum, Puget Sound Winter Steelhead, and Puget Sound Coho, Fall Chum, East Strait of Juan de Fuca Coastal Cutthroat, and Pink Salmon. Resident fish runs also include abundant cutthroat and rainbow trout. Salmon runs in this watershed are greatly diminished from historic levels. Major limiting factors include low dissolved oxygen and

elevated temperatures associated with the lack of forested riparian cover, heavy siltation of spawning and rearing gravels in the mainstem and tributaries, and loss of channel complexity and structure, particularly the loss of large woody debris that forms pool habitat.

Permanent protection and restoration of the RRI and Ota properties through fee simple acquisition will increase the riparian habitat quality and ultimately reduce the potential for slope instability, sedimentation problems and water quality in this reach of Chimacum Creek. The slope stability above Price St. is currently weak, and it is extremely important to replant soon to prevent any sloughing of sediment into the spawning grounds. Protecting these parcels and the Hanson property will increase acreage within an ecological corridor that is decades in the making. The protection corridor has been established to improve the salmon recovery potential of this important reach of Chimacum Creek, and the additions of these properties will increase the permanent riparian forest structure that supports the aquatic habitat conditions necessary for these keystone species to continue to recover and thrive here. Through the protection and restoration of these properties, the riparian forest will create increased shade and bank stabilization functions, which will become increasingly important as the summers become hotter and drier, and the winters become warmer and wetter. The properties and the corridor are also topographically complex, on a small scale, which supports the microhabitat variability within them that can offer refugia to moving and adapting species over time, such as herbaceous plants, small mammals, insects, and amphibians.

The sponsor's plans for restoration and enhancement will help to address many of the current threats to this anadromous fish habitat by protecting the riparian corridor and increasing native tree species which will eventually add to channel complexity and structure.



WDFW Priority Habitat Species mapping tool

and habitat values, which will increase the project area's ability to rebound after climate stressors and impacts. The addition of these properties into the protected habitat corridor will also provide permanent continuity for the biota that rely on the riparian and aquatic conditions of this lower reach of the watershed. Wildlife species need space to move to adapt to the changing climate conditions, and increasing the protected area and continuity will improve the overall movement possibilities within this important corridor.

12. What area does the project serve?

12 a. Describe how the proposed acquisition benefits primarily a local area ☒ broad county area including the area served, the nature of the benefit, the jurisdictions involved, and the populations served.

The proposed acquisition benefits a broad County area and Washington State priorities by protecting critical habitat for endangered salmon species of this area, including the summer chum salmon, fall chum, coho, steelhead and trout, as well other wildlife species like kingfisher, osprey, great blue heron, pileated woodpecker, and bald eagles.

12 b. Is the project located in an area that is under-represented by CF funded Projects? *Areas that Conservation Futures has not been able to support to date include, Toandos Peninsula, Dosewallips Valley, Bolton Peninsula, and the West End.*

No

13. To what degree will the acquisition provide educational opportunities, interpretive opportunities, and/or serve as a general community resource that does not reduce the conservation value(s) of the project?

13 a. Describe the educational or interpretive opportunities that exist for providing public access, educational or interpretive displays (signage, kiosks, etc.) on the proposed site, including any plans to provide those improvements and any plans for public accessibility that will not reduce the conservation value(s) of the project.²

Streamside sections of the RRI and Ota properties are accessible through the adjacent WDFW property which is already open to the public, and there is potential for placement of interpretive displays on the Price St ROW or on the WDFW land. Project partners are planning to fence the upland portions of these two parcels to prevent degradation of the conservation values. Public access is not being proposed for the Hanson's private property if the primary protection mechanism is a conservation easement. If we can acquire the portion of the Hanson property on the north side of Chimacum Creek in fee simple, that area would be accessible through the Land Trust's S-Curve Nature Preserve.

The Land Trust and NOSC provide annual education programs focused on salmon to first, second and seventh grade school kids from Port Townsend and Chimacum Districts on Jefferson Land Trust's nearby Illahee Preserve. The Illahee Preserve has a trail system that accommodates the students without compromising the conservation values of the habitat.

14. To what degree does the project preserve historic or culturally significant resources³?

14 a. The proposed acquisition includes historic or culturally significant resources⁴ and is registered with the National Register of Historic Places, or an equivalent program.

² The words "education" and "interpretation" are interpreted broadly by the CF Committee.

³ Cultural resources means archeological and historic sites and artifacts, and traditional religious ceremonial and social uses and activities of affected Indian Tribes and mandatory protections of resources under chapters 27.44 and 27.53 RCW.

X is recognized locally has having historic or cultural resources.

X is adjacent to and provides a buffer for a historic or cultural site.

___ none of the above.

If affirmative in any of the above, please describe below, and cite or provide documentation of the historical cultural resources.

While we have not conducted a cultural resources assessment of the project area yet and are not aware of any archaeological evidence in the area specific to the project, the village site of the Chemakum Tribe was located nearby downstream at the mouth of Chimacum Creek. Salmonid species and the habitat required for healthy populations is of great importance to the local Tribes and is documented in the letter of support for this application from the Jamestown S'Klallam Tribe.

O & M Stand Alone Projects

15. Applications for Operation and Maintenance funding only to be scored on a scale of 1-100 based on information provided. Consider the CF Manual and the topics below, for example:

15 a. Please describe in detail, the reason O & M funds are needed, proposed O & M activities, and how they protect resources cited in the original acquisition project. Attach additional information such as up-to-date stewardship plan, maps, field reports, work plan, budget, timeline, etc., to support the application, if appropriate. O & M projects must address a compelling, immediate need. Specifically include whether the project has an up-to-date stewardship plan. If there is such a plan, is it being implemented and is the proposed O & M work specifically included in the plan? Also, describe any unforeseen or urgent threats to the resource conservation values of the site and whether the proposed O & M activities will mitigate those threats and/or prevent potential future threats.

Ongoing management of Nature Preserves requires careful on-the-ground care by professional and volunteer land stewards. The O&M funds support the implementation of the management plan, which, for the fee-acquisition projects this year, will be focused on the habitat and biodiversity protection and enhancement of the riparian forests and associated aquatic conditions. The O&M funds will be dedicated to annual monitoring, signage, and site restoration including trash removal, invasives control, and planting.

Protection of these properties requires regular monitoring to help prevent unauthorized use and other forms of trespass, and to help ensure the habitat and biodiversity conditions are supported. Operations and Maintenance (stewardship) of the protected properties is what helps ensure the investment is providing the benefits intended.

We have not developed a specific stewardship plan for these properties, but if awarded funds and if negotiations are successful with the landowners, we will provide the Management Plan for these properties.

Infestation of a significant amount of these properties by English ivy, holly, and bittersweet nightshade will require immediate work. The property is a popular natural area visited by neighbors, which has resulted in some trash that requires immediate clean up. New signage and regular visits will also be required to help ensure appropriate use.

Verification

16. Sponsor commitments:

16 a. Sponsors of projects that are approved for funding by the Board of County Commissioners are required to submit a brief progress report by October 30 every year for three years after the award is approved, or three years after the acquisition funds are disbursed to the applicant, whichever is later. The progress report must address any changes in the project focus or purpose, progress in obtaining matching funding, and stewardship and maintenance. Sponsors receiving O & M funds will also submit an annual report for each year that O&M funds

are expended. The Committee will use the information to develop a project "report card" that will be submitted annually to the Board of County Commissioners.

16 b. If this project is approved for funding, I understand the sponsor is required to submit progress reports for three years and for any year in which O & M funds are expended. SS Initials 3/23/23 Date

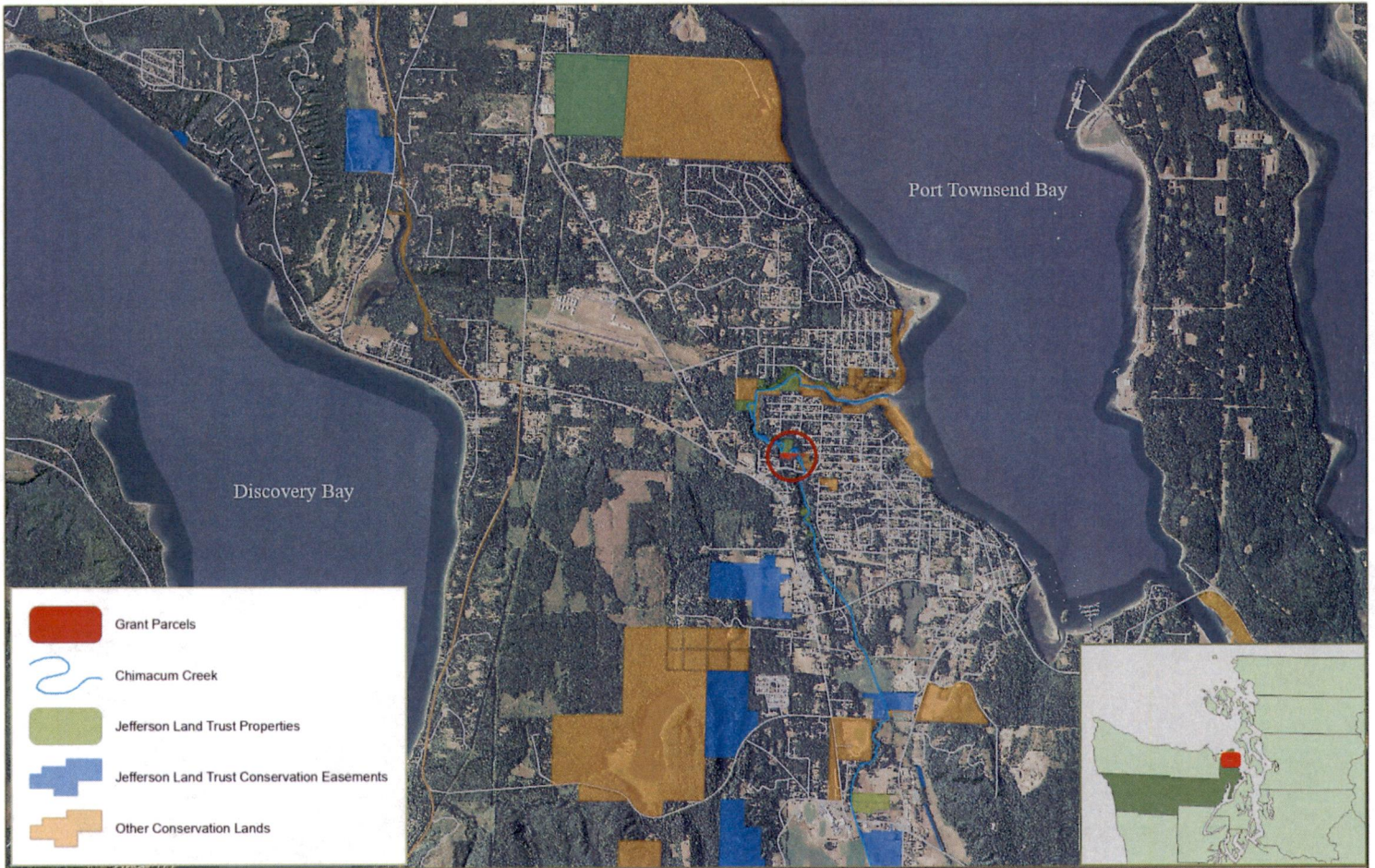
16 c. If, three years after the date funding is approved by the Board of County Commissioners, the project sponsor has not obtained the required matching funds, the Committee may request the Board of County Commissioners to nullify their approval of funds, and may require the project to re-apply.

If this project is approved for funding, I understand that we may be required to re-submit the application if the project sponsor does not obtain the necessary matching funding within three years.

SS Initials 3/23/23 Date

16 d. The applicant has reviewed all project requirements and all information in the application is accurate to the best of their knowledge. SS Initials 3/23/23 Date

16 e. The sponsor commits to providing long-term stewardship to achieve the conservation and protection goals of the project as proposed in this application or as may be modified with recommendation of the CF Committee and approval of the BoCC. SS Initials 3/23/23 Date



Lower Chimacum Creek Mainstem Watershed Locator

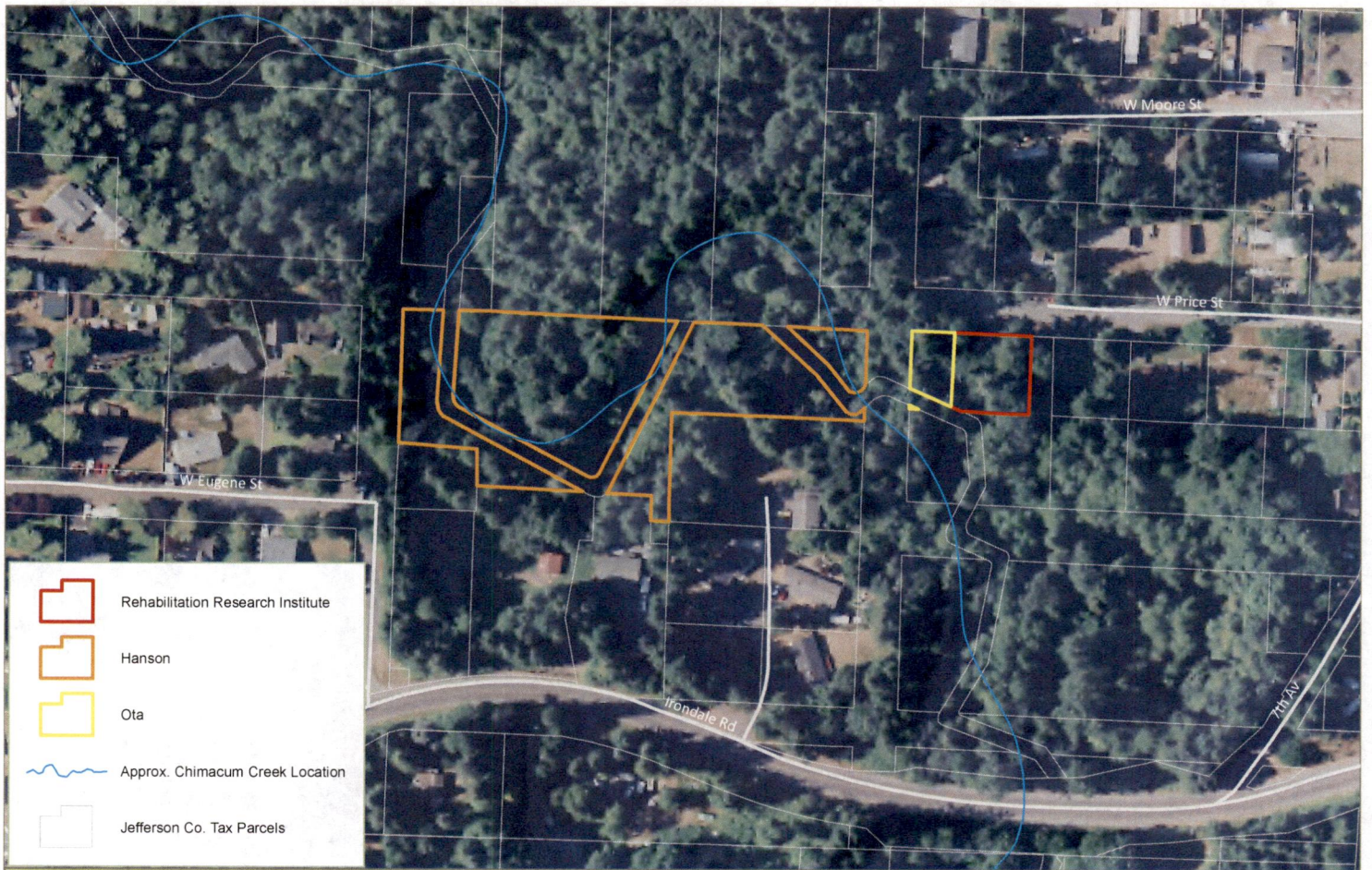
0 2,000 4,000 8,000 Feet

2021 Aerial Image (NAIP)

For informational purposes only. All data represented are from varying sources and approximate.

Map created in March 2023

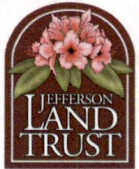


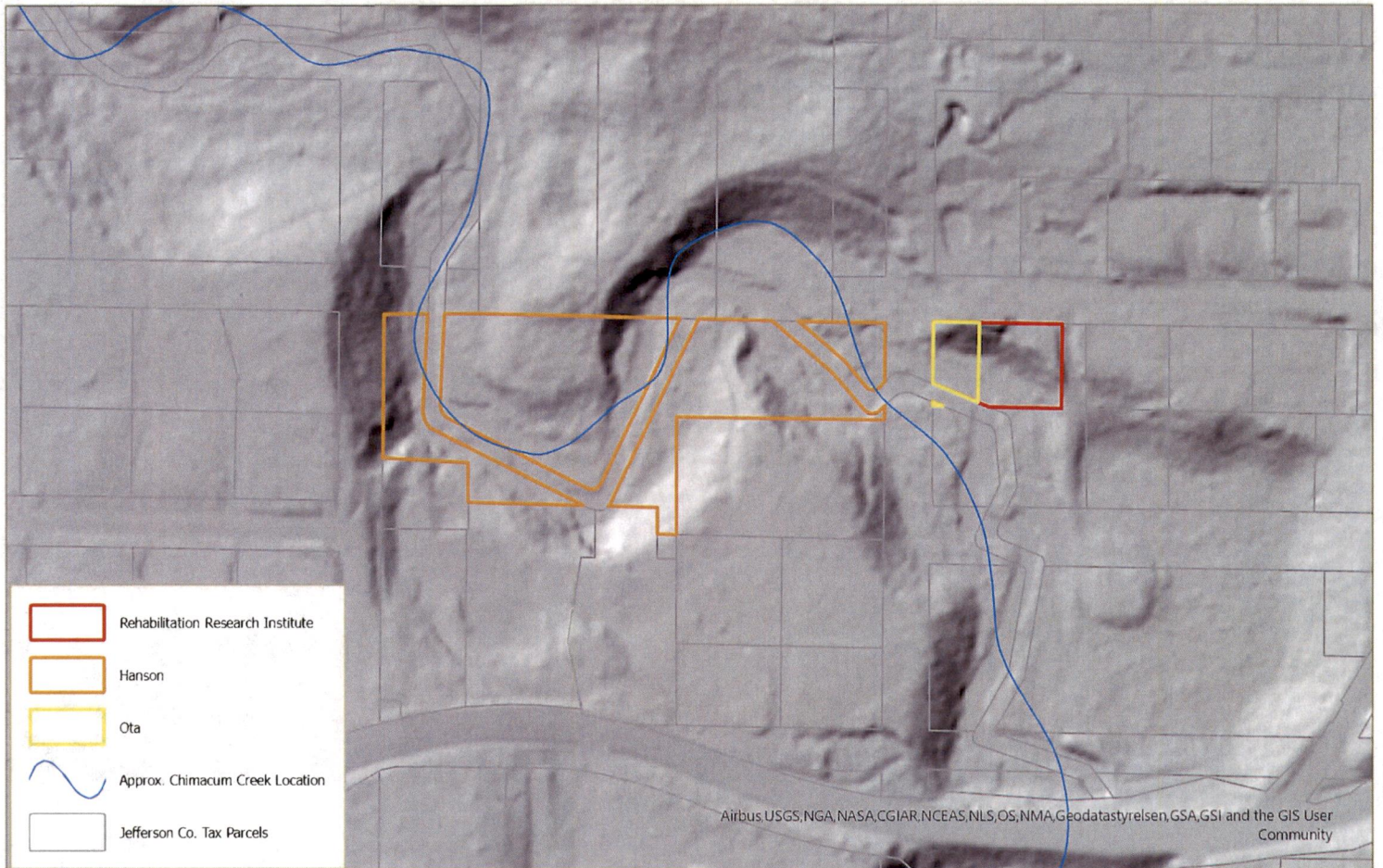


Lower Chimacum Creek Mainstem Parcel Map

0 87.5 175 350 Feet

2021 Aerial Image (NAIP)
For informational purposes only. All data represented are from varying sources and approximate.
Map created in January 2023





Lower Chimacum Creek Mainstem Hillshade Terrain

For informational purposes only. All data represented are from varying sources and approximate.
Map created in JANUARY 2023



Lower Chimacum Creek Mainstem
Application Photos



**Rehabilitation Research Insitutute and Ota parcels
(bottom of photo is Price St ROW; middle of photo is former
location of dumping and abandoned vehicles; upper photo is
Chimacum Creek)**





Representative conditions of Rehabilitation Research Institute and Ota properties. The right side of the property is the W Price St. right of way, the middle of the property is the former trailer home site and contributor to erosion to the creek, and the left/top of the photo is the riparian forest and Chimacum Creek. High amounts of noxious weeds.



Clean-up of the RRI property and the W Price St ROW conducted by Department of Ecology and Jefferson County. After cleanup, ecology blocks and No Parking and No Dumping signs were installed, which have since been removed.



Chimacum Creek along the Hanson property. Prime spawning habitat for threatened Hood Canal Summer chum salmon.



Looking downstream Chimacum Creek along the Hanson property. Prime spawning habitat for threatened Hood Canal Summer chum salmon.



JAMESTOWN S'KLALLAM TRIBE

1033 Old Blyn Highway, Sequim, WA 98382

360/683-1109

FAX 360/681-4643

January 30, 2023

Dear granting agency review team:

The Jamestown S'Klallam Tribe (Tribe) wishes to express our support for the Lower Chimacum Creek project application for funding to permanently preserve and restore critical Chimacum Creek riparian, floodplain and channel migration zone habitat for salmonid species and wildlife habitat. Chumsortium partners, including Washington Department of Fish and Wildlife, Jefferson Land Trust, North Olympic Salmon Coalition, Jamestown S'Klallam Tribe, Jefferson County Conservation District, WSU Cooperative Extension and others have a long history of habitat protection and restoration in the Lower Mainstem reach of Chimacum Creek resulting in over 150 acres of permanently protected, function habitat for spawning Summer chum salmon and other salmonids.

The Jamestown S'Klallam Tribe is sovereign Tribal Nation and signatory of the Point-No-Point Treaty. Access to natural resources such as salmon, shellfish, and cedar is a key right reserved by the Tribe in the treaty. These treaty protected natural resources have suffered great damage over the last 200 years and the Tribe works with partners across its traditional territories on protection and conservation of natural resources. We are a small Tribal government and rely on our partners to advance important projects in Jefferson County including the protection and recovery of endangered summer chum.

Since time immemorial the resources of the Salish Sea, rivers, and streams, have nourished the S'Klallam people. Chimacum Creek and its watershed is an important place for the Tribe. Over the last few decades, Tribal staff and leaders have provided technical support and leadership to Chumsortium and to the ongoing recovery of Chimacum salmon.

Permanent conservation of key habitat properties is the only way to ensure that habitat forming processes can create and maintain habitats in a changing environment. We have an opportunity to preserve several high priority properties that are currently missing pieces in the overall protection strategy in this area of the Chimacum Creek watershed. Once secured, project partners can conduct replanting efforts to stabilize steep bluffs where current conditions are a threat to the Summer chum spawning grounds and to the migration and rearing habitat for coho, steelhead and cutthroat trout.

State and local grant program funding has been critical to Chimacum Creek watershed protection and restoration successes over the last 30 years. and we hope your approval of this project expands that effort. We strongly urge you to consider and approve Jefferson Land Trust's application request.

Sincerely,

Robert L. Knapp
Environmental Planning Program Manager
Jamestown S'Klallam Tribe
1033 Old Blyn Highway, Sequim, WA 98382
Phone: 360-681-4666 Email: rknapp@jamestowntribe.org



State of Washington
Department of Fish and Wildlife

48 Devonshire Road, Montesano, Washington 98563-9618 (360) 249-4628 FAX (360) 249-1229

February 3rd, 2023

Dear Funding Review Team:

The Washington Department of Fish and Wildlife (WDFW) and Jefferson Land Trust have been working together in the development of the Lower Chimacum Creek project application for funding to permanently preserve and restore critical Chimacum Creek riparian, floodplain and channel migration zone habitat for salmonid species and wildlife habitat. Chumsortium partners, including WDFW, Jefferson Land Trust, North Olympic Salmon Coalition, Jamestown S'Klallam Tribe, Jefferson County Conservation District, WSU Cooperative Extension and others have a long history of habitat protection and restoration in the lower mainstem reach of Chimacum Creek resulting in over 150 acres of permanently protected, functional habitat for spawning summer chum salmon and other salmonids.

WDFW and Jefferson Land Trust have a longstanding relationship that has led to successful protection and restoration of much of the lower Chimacum Creek watershed. Previous collaboration in the area has helped restore the Irondale Beach area, now cherished by local community members and advocated for by the Friends of Chimacum Creek and has protected over a mile of Chimacum Creek for chum and other fish habitat. The devotion of Jefferson Land Trust to this cause has helped WDFW move forward on projects and connect with local communities. The ability for Jefferson Land Trust to acquire this property now through these funds means that we will be able to continue to work together to improve ecological integrity and provide recreational opportunities to the public in this area. WDFW is interested in becoming the long-term owner of two of these properties, which would allow much of the creek corridor to be under single continuous management and aid the land by ensuring a continuity of objectives. Eventual transfer of the parcels in question to WDFW would be contingent upon approval by our Director following our Lands 20/20 process evaluation, which includes a public review period, and ultimately by the Washington Fish and Wildlife Commission.

We have an opportunity to preserve several high priority properties that are currently missing pieces in the overall protection strategy in this area of the Chimacum Creek watershed. Once secured, project partners can conduct replanting efforts to stabilize steep bluffs where current conditions are a threat to the summer chum spawning grounds and to the migration and rearing habitat for coho, steelhead and cutthroat trout. State and local grant program funding has been critical to Chimacum Creek watershed protection and restoration successes over the last 30 years. and we hope your approval of this project expands that effort. We strongly urge you to consider and approve Jefferson Land Trust's application and funding request.

Sincerely,

Brian M. Calkins
Regional Wildlife Program Manager

cc: Katie Laushman



JEFFERSON COUNTY CONSERVATION DISTRICT

205 W. Patison Street, Port Hadlock, WA 98339 – 360-385-4105 – info@jeffersoncd.org
jeffersoncd.org

February 1, 2023

Dear Granting Agency Review Team:

Jefferson County Conservation District is writing to express our support for the Lower Chimacum Creek project application for funding to permanently preserve and restore critical Chimacum Creek riparian, floodplain and channel migration zone habitat for salmonid species and wildlife habitat.

We and our other Chumsortium partners, including Washington Department of Fish and Wildlife, Jefferson Land Trust, North Olympic Salmon Coalition, Jamestown S'Klallam Tribe, WSU Extension and others have a long history of habitat protection and restoration in the lower mainstem reach of Chimacum Creek, resulting in over 150 acres of permanently protected, functional habitat for spawning Summer chum salmon and other salmonids.

Chimacum Creek has been at the heart of conservation district water quality improvement and habitat restoration work for well over three decades, and we continue to work with our partners to try to make improvements. Should this grant application get funded, the conservation district is eager to help with riparian planting and related restoration work on these properties.

We have an opportunity to preserve several high priority properties that are currently missing pieces in the overall protection strategy in this area of the Chimacum Creek watershed. Once secured, project partners can conduct replanting efforts to stabilize steep bluffs where current conditions are a threat to the Summer chum spawning grounds and to the migration and rearing habitat for coho, steelhead and cutthroat trout.

State and local grant program funding has been critical to Chimacum Creek watershed protection and restoration successes over the last 30 years. and we hope your approval of this project expands that effort. We strongly urge you to consider and approve Jefferson Land Trust's application request.

Sincerely,

Joe E. Holtrop
District Manager



NORTH OLYMPIC SALMON COALITION

Restoring wild salmon habitat on the North Olympic Peninsula

www.nosc.org

January 2023

Dear granting agency review team:

The North Olympic Salmon Coalition (NOSC) is in full support of the Lower Chimacum Creek project application for funding to permanently preserve and restore critical Chimacum Creek riparian, floodplain and channel migration zone habitat for salmonid species and wildlife habitat. NOSC has been working with JLT in the project area for many years and looks forward to continued cooperation as more parcels are protected in this unique and important corridor of ESA listed Summer Chum habitat.

NOSC has been working hand and hand with JLT on the Price Street Property for years. If successfully acquired we will assist with invasive plant and garbage removal and restoration plantings on the property. Currently this property is a real problem in the middle of Summer Chum habitat and this grant will give us a chance to do something about that problem to the benefit of fish, wildlife and people.

This grant follows on the heels of many before it over the last 30 years. Efforts which have contributed to the rebound of Summer Chum and constantly improving habitat along the creek corridor. There is still work to be done and we encourage you to support the Jefferson Land Trust and their partners in the continued effort to preserve, protect and restore the critical habitat that is the center of this grant proposal.

Sincerely,

Kevin Long

Kevin Long

Project Manager

Landowner Acknowledgement Form¹

Project Applicant Information

Applicant Name: **Jefferson Land Trust, Washington Department of Fish and Wildlife**

Project Number/Name: **Chimacum Creek Price St**

Contact: ☐ Mr. ☐ Ms. First Name: **Sarah** Last Name: **Spaeth**

Title: **Director, Conservation & Strategic Partnerships**

Mailing Address: **1033 Lawrence St, Port Townsend, WA 98368**

E-Mail Address: **sspaeth@saveland.org**

Property Information

Address or Location: **W Price St, Port Hadlock, WA 98339**

County/Parcel Number: **961805606**

Landowner Information

Landowner Name: **Christine S. Ota** *1206 Van Ness*

Mailing Address: **P.O. Box 906, Port Townsend, Wa. 98368**

E-Mail Address: **moka@olympen.com**

1. I, **Christine S. Ota**, am the legal owner of property described in the grant application being submitted to the Recreation and Conservation Office by the project applicant.
2. I am aware that the project being proposed in the grant application is on my property.
3. If a grant is successfully awarded, I will be contacted and asked to engage in negotiations.
4. My signature does not represent authorization of project implementation.
5. If I am affiliated with the project applicant, I will recuse myself from decisions made by the project applicant to work on or purchase my property.
6. There are are not (circle one) tenants on the property. Tenants displaced as a result of this project may be eligible for relocation assistance.

Christine Ota
Landowner Signature

12-27-2022
Date

¹ "Manual 3: Acquisition Projects," Appendix H

Landowner Acknowledgement Form1

Project Applicant Information

Applicant Name: **Jefferson Land Trust, Washington Department of Fish and Wildlife**

Project Number/Name: **23-1065, ACQ, REST Lower Chimacum Creek Mainstem**

Contact: ☐ Mr. ☐ Ms. First Name: **Sarah** Last Name: **Spaeth**

Title: **Director, Conservation & Strategic Partnerships**

Mailing Address: **1033 Lawrence St, Port Townsend, WA 98368**

E-Mail Address: **sspaeth@saveland.org**

Property Information

Address or Location: **51 8th Avenue, Port Hadlock, WA 98339**

County/Parcel Number: **961805605**

Landowner Information

Landowner Name: **Eric A. Hanson**

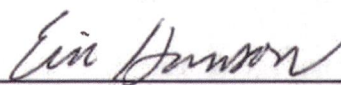
Representative: ☐ Mr. ☐ Ms. First Name: **Eric** Last Name: **Hanson**

Title: **Landowner**

Mailing Address: **51 8th Avenue, Port Hadlock, WA 98339**

E-Mail Address: **ericalan1251@gmail.com**

1. **Eric A. Hanson** is the legal owner of property described in the grant application being submitted to the Recreation and Conservation Office by the project applicant.
1. I am aware that the project being proposed in the grant application is on my property.
2. If a grant is successfully awarded, I will be contacted and asked to engage in negotiations.
3. My signature does not represent authorization of project implementation.
4. If I am affiliated with the project applicant, I will recuse myself from decisions made by the project applicant to work on or purchase my property.
5. There are ~~are not~~ (circle one) tenants on the property. Tenants displaced as a result of this project may be eligible for relocation assistance.


Landowner/Representative Signature

1/25/2023
Date

Landowner Acknowledgement Form¹

Project Applicant Information

Applicant Name: **Jefferson Land Trust, Washington Department of Fish and Wildlife**

Project Number/Name: **Chimacum Creek Price St**

Contact: ☐ Mr. ☐ Ms. First Name: **Sarah** Last Name: **Spaeth**

Title: **Director, Conservation & Strategic Partnerships**

Mailing Address: **1033 Lawrence St, Port Townsend, WA 98368**

E-Mail Address: **sspaeth@saveland.org**

Property Information

Address or Location: **111 W Price St, Port Hadlock, WA 98339**

County/Parcel Number: **961805605**

Landowner Information

Landowner Name: **Rehabilitation Research Institute**

Representative: ☒ Mr. ☐ Ms. First Name: **Kenneth** Last Name: **Carpenter**

Title: **MD**

Mailing Address: **P.O. Box 27256, Seattle, WA 98165**

E-Mail Address: **r2i2@comcast.net**

1. **Rehabilitation Research Institute** is the legal owner of property described in the grant application being submitted to the Recreation and Conservation Office by the project applicant.
2. I am aware that the project being proposed in the grant application is on my property.
3. If a grant is successfully awarded, I will be contacted and asked to engage in negotiations.
4. My signature does not represent authorization of project implementation.
5. If I am affiliated with the project applicant, I will recuse myself from decisions made by the project applicant to work on or purchase my property.
6. There are (are not (circle one)) tenants on the property. Tenants displaced as a result of this project may be eligible for relocation assistance.



Landowner/Representative Signature

12/10/22
Date

¹ "Manual 3: Acquisition Projects," Appendix H