

**KELSO CREEK FLOOD PROTECTION CORRIDOR PROGRAM
GRANT APPLICATION
Project Cost Estimate**

Purchase Unimproved Properties

<u>Description</u>	<u>Acres</u>	<u>Cost Per Acre</u>	<u>Estimated Total Cost</u>
• Developable land behind levee	105	\$1,200	\$126,000
• 52 vacant lots in the Tract	69	\$2,795	\$192,900*
• Levee easement area	14.4	\$500	\$7,100
• Kelso Creek channel west of levee	<u>136</u>	\$500	<u>\$68,000</u>
Total of Unimproved Properties	334.4		\$394,000

Purchase Improved Properties

<u>Description</u>	<u>Parcels</u>	<u>Cost Per Residence</u>	<u>Estimated Total Cost</u>
• Purchase improved properties	86(123 acres)	\$36,400	\$3,130,000**
• Relocation assistance	10	\$5,000	<u>\$50,000</u>
Total of Improved Properties Costs			\$3,180,000

Easements and Flood Proofing

<u>Description</u>	<u>Parcels</u>	<u>Cost Per Residence</u>	<u>Estimated Total Cost</u>
• Purchase easements	46***	\$10,000	\$460,000
• Flood proofing costs	25	\$8,000	\$200,000
• Downstream Ag. Easements	158	\$875/acre	<u>\$138,000</u>
Total of Flowage Easement			\$798,000

Other Project Costs

• Habitat enhancement/restoration			\$100,000
• Demolition and cleanup costs	86 lots	\$2,000	\$172,000
• Grading to restore original contours			\$50,000
• Administration, appraisals, legal, etc.			\$250,000
• Contingency			<u>\$50,000</u>
Total of Other Costs			\$622,000

Local Cost and In-Kind Contributions

• Channel property acquisition	20 acres		\$46,000
• Prior flood proofing by residents	5 lots	\$8,000	\$40,000
• ID3 costs to develop solution			\$40,000
• Moving and other costs	43	\$2,000	<u>\$86,000</u>
Total local contributions			\$212,000

Total Estimated Project Costs			\$5,206,000
Requested Flood Protection Corridor Program Funds			\$4,994,000

*From assessed valuation

**129 improved lots in the Tract occupy 190 acres and have an assessed value of \$4,686,264.00

***Includes three farm homes downstream of the tract