

St. Croix River Crossing Project – Implementation of Mitigation Activities

This form is to be used to document completion of certain St. Croix River Crossing Project mitigation actions for which 1) Wisconsin Department of Natural Resources (WisDNR) has responsibility to implement or 2) WisDNR must concur with actions proposed by others. This includes all activities described in the Project's Growth Management Mitigation Memorandum of Understanding (MOU) (all) or item 9b in the Riverway Mitigation MOU.

Action (*list name of MOU and activity #*):

Growth Management MOU Activity B. Local Government Planning/Zoning Support

Applicant (*name, governmental unit, address, contact person phone number and email address*):

St. Croix County, Community Development, 1101 Carmichael Road, Hudson, WI 54016
Ellen Denzer, Community Development Director, ellen.denzer@co.saint-croix.wi.us 715-386-4673

Application (*attach separate pages if needed; describe proposal, how it meets applicable MOU objective, expected environmental benefits/products, cost, location, schedule, post-completion management/maintenance, etc.; provide justification if proposal varies from MOU language*):

An Economic Impact Analysis including population projections is proposed by the University of Wisconsin-Extension Center for Community and Economic Development. The attached "Scope of Services" further highlights the components necessary to better understand, plan, and manage how the St. Croix River Crossing Project will impact the region's economy, tax base, and provision of governmental services. Total project cost is \$91,850. Total Growth Management MOU funding request is for \$23,910 which includes a 20% contingency if needed. Project Budget is enclosed as well.

Consultation with other parties (*for Riverway MOU item 9b only*):

WisDNR Stewardship Grant eligibility (*preliminary screening by Community Assistance staff*): Yes ___ No ___

MnSHPO _____ (date) Response:

WisSHPO _____ (date) Response:

Indian Tribes* _____ (date) Response:

(* - WisDNR can provide a list of Indian Tribes to contact)

Advisory Team Review (*list date considered, Advisory Team findings/recommendations*):

WisDNR Concurrence (*for release of funds by St. Croix County*)

Approve as proposed: _____ (date)

Approve with conditions: _____ (date) Conditions (*include any reporting requirements for Applicant*):

Denied: _____ (date) Suggested revisions (*guidance for possible Applicant re-submittal*):

Implementation Tracking Log (*for funded projects*)

Funds received by Applicant _____ (date):

Progress on implementation (*this should be a brief, running summary coinciding with Applicant reporting requirements*):

Mitigation Action Completed

Action completed (*WisDNR determination*): _____ (date)

Final report submitted by WisDNR to MnDOT, WisDOT and FHWA: _____ (date)

Agreement No.: SC0001

Amount: \$23,910

Local Government Planning/Zoning Support
St. Croix River Crossing Project
MOU For the Implementation of Growth Management Mitigation Items,
Section IIIB.2.a.

Between

State of Wisconsin, Department of Natural Resources,
and

St. Croix County Community Development Department

- I. GENERAL INFORMATION:
Grantee/Project Sponsor: St. Croix Community Development Department
Project Partners: Town of St. Joseph, UW River Falls
Project Title: St. Croix River Crossing Impact Study
Period Covered by This Agreement: April 2014 – December 2014
- II. AGREEMENT RECIPIENT: St. Croix Community Development Department
- III. AUTHORITY: This agreement between the State of Wisconsin Department of Natural Resources (hereinafter referred to as WDNR) and St. Croix County Community Development Department (hereinafter referred to as County) is hereby entered into pursuant to Wis. Stat. s. 29.037
- IV. PURPOSE: The purpose of this agreement is to facilitate the WDNR to review and concur with the project identified above, and authorize St. Croix County to expend funds in accord with the St. Croix River Crossing Project MOU for the Implementation of Growth Management Mitigation items: Local Government Planning/Zoning Support MOU.
- V. BACKGROUND: The St. Croix Crossing project involves the construction of a new bridge across the St. Croix River in St. Croix County, Wisconsin. The Supplemental Final EIS (SFEIS) prepared for the project includes a section on bridge mitigation items. Included in this mitigation package is \$750,000 designated for St. Croix County to hire or contract for project staff and consultant services to assist in revising and/or developing local comprehensive plans, neighborhood plans, ordinances and other planning tools that will result in natural resource enhancement, pollution prevention, protection for historic properties or other environmental protection. Once mitigation funds became available the Growth Management Advisory Team (GMAT) requested project proposals to decide how to allocate the \$750,000. One of the approved proposals is to secure funding for an Economic Impact Analysis, identified under the St. Croix River Crossing Impact Study, Scope of Services. This is an agreement between the WDNR and the County on how the mitigation dollars will be spent on this project.

VI. SCOPE: The WDNR is approving the County expenditure of \$23,910 to fund a portion of the cost of the St. Croix River Crossing Impact Study over the project timeline identified within the scope of services. A release of funds in the amount of \$23,910 held by the County for Growth Management purposes is approved for this project. Additional funding for this project includes \$5000 from the Town of St. Joseph funding agreement SJC002, and up to \$30,000 under University of Wisconsin, River Falls funding agreement RF0001.

In return the County shall complete the projects, in coordination with Town of St. Joseph and UW River Falls, as described in the St. Croix River Impact Study, scope of services proposal, and submit reports to WDNR upon completion of the objectives as outlined in the proposal.

VII. PERIOD OF PERFORMANCE: This agreement shall remain in effect until December 31, 2014. The WDNR and the County may jointly and periodically evaluate this agreement and, if mutually agreed, will amend the agreement as necessary. Any modifications to this agreement shall become effective upon approval by both parties.

VIII. PARTY REPRESENTATIVES: The representatives of the parties who shall serve as project coordinators and principal contacts for the purposes of this agreement are as follows:

County: Ellen Denzer, Director
St. Croix Community Development
1101 Carmichael Road
Hudson, WI 54016

WDNR: Dan Baumann, P.E., Regional Director
1300 West Clairemont Avenue
Eau Claire, WI 54701

IX. SPECIAL PROVISIONS:

A. The County agrees that information gathered as a result of the projects will be readily available, as needed, to other entities in St. Croix County operating within the context of the Soil and Water Modeling and Monitoring MOU associated within the St. Croix Crossing SFEIS.

B. The County agrees that failure on its part to abide by the project contract and its stipulations could require a repayment of the mitigation funds.

C. This agreement does not impose any obligation, financial or otherwise, upon the WDNR in regards to the subsequent operation and/or maintenance of any facilities developed in this project.

X. LIABILITY: The County recognizes and understands that it may be responsible for the consequences of its own acts, errors, or omissions and those of its employees, agents, boards,

commissions, agencies, officers and representatives, including providing its own defense. To the extent authorized by law, the WDNR shall be responsible for the consequences of its own acts, errors, or omissions and those of its employees, agents, contractors, officers, and representatives and shall be responsible for any losses, claims and liabilities which are attributable to such acts, errors or omissions. It is not the intent of the parties to impose liability beyond that imposed by Wisconsin Statutes. This clause applies only to actions of each party pursuant to this agreement, and does not apply to actions or events that occur outside the scope of this agreement.

By signature the County and the WDNR hereby accept all terms and conditions of this agreement without exception, deletion or alteration.

IN WITNESS WHEREOF, the parties hereto have caused this agreement to be executed as of the date therein written.

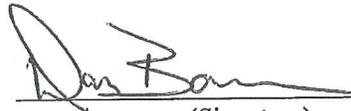
County

WDNR



(Signature)

Patrick Thompson
Administrator



(Signature)

Dan Baumann, P.E.
Regional Director

6-10-14

(Date)

6-16-14

(Date)

State of Wisconsin
DEPARTMENT OF NATURAL RESOURCES
1300 W. Clairemont Ave.
Eau Claire WI 54701

Scott Walker, Governor
Cathy Stepp, Secretary
Telephone 608-266-2621
Toll Free 1-888-936-7463
TTY Access via relay - 711



June 10, 2014

St. Croix County Community Development
Attention: Ellen Denzer
1101 Carmichael Road
Hudson WI 54016

Subject: Release of Growth Management Funds – SC0001

Dear Ms. Ellen Denzer:

During the meeting of the Growth Management Advisory Team (GMAT) on December 17, 2013, the St. Croix County submitted a request for \$23,910.00 for a St. Croix River Crossing Impact Study under MOU section IIIB2a. The GMAT members unanimously recommended funding for this plan.

Upon review, the Wisconsin Department of Natural Resources (WDNR) is approving the requested release of Growth Management funds held by St. Croix County. St. Croix County is approved to use \$23,910.00 of the \$750,000.00 in Growth Management Funds allocated to them, for the purpose outlined in the St. Croix River Crossing Impact Study proposal.

For tracking purposes, please forward to the WDNR verification of the release of these funds.

Respectfully,

A handwritten signature in black ink that reads 'Dan Baumann'.

Dan Baumann, P.E., WDNR WCR Director

St. Croix River Crossing Project – Implementation of Mitigation Activities

This form is to be used to document completion of certain St. Croix River Crossing Project mitigation actions for which 1) Wisconsin Department of Natural Resources (WisDNR) has responsibility to implement or 2) WisDNR must concur with actions proposed by others. This includes all activities described in the Project's Growth Management Mitigation Memorandum of Understanding (MOU) (all) or item 9b in the Riverway Mitigation MOU.

Action (list name of MOU and activity #):

Growth Management MOU Activity B. Local Government Planning/Zoning Support

Applicant (name, governmental unit, address, contact person phone number and email address):

University of Wisconsin-River Falls, 410 S. 3rd Street, River Falls, WI 54022
Blake Fry, Special Assistant to the Chancellor, blake.fry@uwrf.edu, 715-425-3711

Application (attach separate pages if needed; describe proposal, how it meets applicable MOU objective, expected environmental benefits/products, cost, location, schedule, post-completion management/maintenance, etc.; provide justification if proposal varies from MOU language):

An Economic Impact Analysis including population projections is proposed by the University of Wisconsin-Extension Center for Community and Economic Development. The Economic Impact Analysis will provide up-to-date estimates of the population and economic growth the St. Croix River Crossing Project will create. It will also identify best practices for protecting historic, natural, and historic resources in the midst of such growth. This information will in turn be shared with local governments serving communities in the St. Croix River watershed that will experience population and economic growth as a result of the St. Croix River Crossing Project. Total project cost is **\$91,850**. Total Growth Management MOU funding request is for **\$23,910** which includes a 20% contingency if needed. Project Budget is enclosed as well. The scope of services and project budget submitted by St. Croix County pertain to this request as well.

Consultation with other parties (for Riverway MOU item 9b only):

WisDNR Stewardship Grant eligibility (preliminary screening by Community Assistance staff): Yes ___ No ___

MnSHPO _____ (date) Response:

WisSHPO _____ (date) Response:

Indian Tribes* _____ (date) Response:

(* - WisDNR can provide a list of Indian Tribes to contact)

Advisory Team Review (list date considered, Advisory Team findings/recommendations):

WisDNR Concurrence (for release of funds by St. Croix County)

Approve as proposed: _____ (date)

Approve with conditions: _____ (date) Conditions (include any reporting requirements for Applicant):

Denied: _____ (date) Suggested revisions (guidance for possible Applicant re-submittal):

Implementation Tracking Log (for funded projects)

Funds received by Applicant _____ (date):

Progress on implementation (this should be a brief, running summary coinciding with Applicant reporting requirements):

Mitigation Action Completed

Agreement No.: RF0001

Amount: \$20,000

Local Government Planning/Zoning Support
St. Croix River Crossing Project
MOU For the Implementation of Growth Management Mitigation Items,
Section IIIB.2.b.

Between

State of Wisconsin, Department of Natural Resources,

and

University of Wisconsin, River Falls

- I. GENERAL INFORMATION:
Grantee/Project Sponsor: University of Wisconsin, River Falls
Project Partners: Town of St. Joseph, St. Croix County Community Development
Project Title: St. Croix River Crossing Impact Study
Period Covered by This Agreement: April 2014 – December 2014
- II. AGREEMENT RECIPIENT: University of Wisconsin, River Falls
- III. AUTHORITY: This agreement between the State of Wisconsin Department of Natural Resources (hereinafter referred to as WDNR) and University of Wisconsin, River Falls (hereinafter referred to as UWRF) is hereby entered into pursuant to Wis. Stat. s. 29.037
- IV. PURPOSE: The purpose of this agreement is to facilitate the WDNR to review and concur with the project identified above, and authorize UWRF to expend funds in accord with the St. Croix River Crossing Project MOU for the Implementation of Growth Management Mitigation items: Local Government Planning/Zoning Support MOU.
- V. BACKGROUND: The St. Croix Crossing project involves the construction of a new bridge across the St. Croix River in St. Croix County, Wisconsin. The Supplemental Final EIS (SFEIS) prepared for the project includes a section on bridge mitigation items. Included in this mitigation package is \$50,000 designated for UWRF to help establish and implement natural resources and historic properties protection. The grant will supplement local government financial support for the WWIC. The purpose of the WWIC is to provide long term collaborative forums for. Once mitigation funds became available the Growth Management Advisory Team (GMAT) requested project proposals to decide how to allocate the \$50,000. One of the approved proposals is to secure funding for an Economic Impact Analysis, identified under the St. Croix River Crossing Impact Study, Scope of Services. This is an agreement between the WDNR and UWRF on how the mitigation dollars will be spent on this project.

VI. SCOPE: The WDNR is approving the County expenditure of up to \$20,000 to fund a portion of the cost of the St. Croix River Crossing Impact Study over the project timeline identified within the scope of services. A release of funds in the amount not to exceed \$20,000 held by UWRF for Growth Management purposes is approved for this project. Additional funding for this project includes \$5000 from the Town of St. Joseph funding agreement SJC002, and \$23,910 under St. Croix County funding agreement SC0001.

In return, UWRF shall complete the project, in coordination with Town of St. Joseph and St. Croix County, as described in the St. Croix River Impact Study, scope of services proposal, and submit reports to WDNR upon completion of the objectives as outlined in the proposal.

VII. PERIOD OF PERFORMANCE: This agreement shall remain in effect until December 31, 2014. The WDNR and the County may jointly and periodically evaluate this agreement and, if mutually agreed, will amend the agreement as necessary. Any modifications to this agreement shall become effective upon approval by both parties.

VIII. PARTY REPRESENTATIVES: The representatives of the parties who shall serve as project coordinators and principal contacts for the purposes of this agreement are as follows:

UWRF: Blake Fry, Ed.D
Special Assistant to the Chancellor
University of Wisconsin River Falls
410 S 3rd Street
River Falls, WI 54022

WDNR: Dan Baumann, P.E., Regional Director
1300 West Clairemont Avenue
Eau Claire, WI 54701

IX. SPECIAL PROVISIONS:

- A. UWRF agrees that information gathered as a result of the projects will be readily available, as needed, to other entities in St. Croix County operating within the context of the Soil and Water Modeling and Monitoring MOU associated within the St. Croix Crossing SFEIS.
- B. UWRF agrees that failure on its part to abide by the project contract and its stipulations could require a repayment of the mitigation funds.
- C. This agreement does not impose any obligation, financial or otherwise, upon the WDNR in regards to the subsequent operation and/or maintenance of any facilities developed in this project.

X. LIABILITY: UWRF recognizes and understands that it may be responsible for the consequences of its own acts, errors, or omissions and those of its employees, agents, boards, commissions, agencies, officers and representatives, including providing its own defense. To the extent authorized by law, the WDNR shall be responsible for the consequences of its own

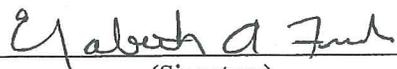
acts, errors, or omissions and those of its employees, agents, contractors, officers, and representatives and shall be responsible for any losses, claims and liabilities which are attributable to such acts, errors or omissions. It is not the intent of the parties to impose liability beyond that imposed by Wisconsin Statutes. This clause applies only to actions of each party pursuant to this agreement, and does not apply to actions or events that occur outside the scope of this agreement.

By signature UWRF and the WDNR hereby accept all terms and conditions of this agreement without exception, deletion or alteration.

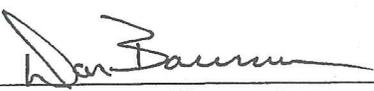
IN WITNESS WHEREOF, the parties hereto have caused this agreement to be executed as of the date therein written.

UWRF

WDNR



(Signature)



(Signature)

Elizabeth Frueh
Assistant Chancellor, Business Finance

Dan Baumann, P.E.
Regional Director

4/23/14

(Date)

6/27/14

(Date)

St. Croix River Crossing Impact Study

Scope of Services

Over the past several decades, the impact of the St. Croix River Crossing Project has been assessed from a variety of perspectives. While a number of studies consider environmental and land use impacts, less information is available on economic and fiscal effects that could be faced by communities along the Highway 64 Corridor and in the broader region. Furthermore, existing economic and fiscal impact studies are largely based on figures produced in the early 2000s that do not recognize more recent changes to the regional and national economies. Consequently, the following scope of services is proposed to better understand how the St. Croix River Crossing Project could impact the region's economy, tax base and provision of governmental services.

Study Components

Projecting specific impacts of the St. Croix River Crossing Project on a given community is a challenging, if not unrealistic task. Growth is expected to occur in St. Croix County regardless of the River Crossing Project and it is difficult to determine precisely how the new bridge will affect or geographically distribute this growth. However, estimating the bridge's impacts and potential outcomes in the broader region is more feasible. This regional impact information, in combination with other tools and research, provides an important foundation for municipalities to use in developing their own community and economic development strategies. The proposed study is divided into four components:

1. **Review of Existing Studies and Academic Literature** – Existing studies specific to the St. Croix River Crossing Project will be useful in assessing local impacts. However, additional insights could be gained through a review of other academic and applied research related to transportation infrastructure improvements. Specific topics to be reviewed include assessing the impacts of transportation infrastructure on:
 - Regional economic growth and freight movement;
 - Regional population growth;
 - Commuting networks; and
 - Effective strategies for mitigating the impact on natural, cultural, and historic resources.
2. **Comparable Community Research** – A number of communities around the Midwest have faced somewhat similar infrastructure projects. Several areas have already been identified (such as the 370 Corridor in St. Louis, MO) and will be assessed in terms of how bridge projects may have impacted population and economic growth in their respective regions. These communities will also be contacted to determine whether they have implemented specific strategies to leverage or respond to these impacts.
3. **Regional Economic Positioning and Impact Analysis** – The St. Croix River Crossing Project has the potential to influence a number of industry sectors in both positive and negative manners. Specific examples of *potential* impacts include altered traffic volumes through commercial centers; changes to freight movement; shifting demand for housing and retail services; changes to

the regional labor shed; and attention from industrial site selectors. To better understand these potential changes, the regional economic positioning and impact analysis has three goals:

- *Determine the future demand for consumer goods and services in the region* - The demand for new goods and services will be based on projected population growth, demographics, and current commercial conditions;
- *Identify opportunities and challenges related to the development of commercial and industrial sectors* - An assessment of the region's industry structure will be used to identify strengths and gaps in the region that might provide future opportunities along the Highway 64 Corridor. The analysis will also consider how the St. Croix River Crossing Project might be leveraged as a competitive strength of the region;
- *Model how the bridge might impact regional commuting networks* - Using commuting pattern data, potential origin and destination analyses will be conducted to determine how the bridge might influence travel times between residential and employment centers. The regional commuting analysis relies on GIS network modeling. Using detailed origin-destination points from the U.S. Census Bureau's LEHD Origin Destination Employment Statistics (LODES) dataset, a series of network models will be run that consider travel times between each potential pair of worker origins (residences) and worker destinations (employers). Origin and destination pairs will be considered on each side of the Wisconsin-Minnesota border to look at commuters traveling in both directions. The travel times (or friction) between each origin-destination pair will be run using current estimates based on the existing lift-bridge. These current travel times will be compared against future projections that consider the ability of commuters to use the new bridge upon its completion. The changes in travel time for each origin-destination pair will be assessed according to existing research on how commuters weigh travel times as a factor in deciding where to live or work.

4. **Cost of Community Services Analysis Assessment Tool** – While many stakeholders expect that the St. Croix River Crossing Project will generate new residential and commercial opportunities; this projected growth can also create costs for local governments. For example, new residents or businesses may place additional demand on protective services, school districts, or physical infrastructure. Depending on a given community's existing capacity to manage new growth, this additional demand may spur one-time or recurring costs for labor, maintenance, equipment or structures. Accordingly, the cost of community services analysis will provide municipalities with spreadsheets and software that assess the fiscal impacts of new development. Specifically, the software and spreadsheets allow communities to compare tax revenues and demand for services generated by new development. The tools are designed to be used on an "as-needed" basis and can be customized according to local fiscal conditions and capacities. The costs of community services tools are designed to help communities along the Highway 64 corridor assess the fiscal impacts of population growth. The tools are a series of formulas and macros that are run in Excel spreadsheets. Based on data provided by local officials, the tools can estimate the new revenues generated by additional residents or new developments. However, the tools also consider these revenues against the demand for community services (police, fire, schools, roads, etc.) generated by these new residents. The tools use a marginal costing approach for community services. The marginal costing approach considers the excess or deficient capacities in a community's various services. For instance, local revenues generated by new residents are weighed against how much current capacity might exist in a community's school system or at its sewage treatment plant. Using these figures, a community can then estimate how a new development or additional residents might impact these capacities. Consequently, a community can use these tools to determine how revenues might be allocated in terms of meeting current and future needs.

Separate tools are provided for individual categories of community services including police and fire protection, schools, roads, sewer and water, and other basic infrastructure. Ultimately, the cost analyses rely on two factors: 1) the accuracy of the population projections generated as part of the broader project and 2) the ability of individual communities to provide appropriate data on their infrastructure capacities, costs and revenue structures. As there is some variability and unknowns in both of these factors, the tools also can be used on an as-needed basis. That is, communities can use these tools to generate cost of community analyses for new developments once the specifics are known. Furthermore, if communities are unable to provide local capacity figures, then more basic estimates derived from per capita expense and revenue data can be run. However, this approach is less accurate due to the uneven capacities typically associated with community infrastructure and services.

5. **Town of St. Joseph Challenges** – The social and economic impacts of a regional project such as this extend beyond the political boundaries of the specific town in which it sits. Yet, just as the footprint of this bridge is literally impacting the land that falls within this town, so will some of the most immediate development impacts lie. While we know of no reputable development impact models that can assess the residential, commercial, industrial, municipal and other development impacts on the area that makes up the Town of St. Joseph, the study team will hold special meetings with town officials to discuss these implications and direct resources to the town as available. This will include having developers and planners with specific expertise in similar developments provide town officials with informed insights about the most likely impacts and how to manage them.

Use of Population Projections

Portions of the analysis will rely on population projections for the region. As the accuracy of population projections for small geographic areas can be problematic, it is suggested that the study provide figures from multiple sources. These sources could include estimates from researchers or consulting firms in the Twin Cities metro area (to be determined by the Technical Advisory Committee); estimates from other comparable projects; and projections from the UW- Madison Applied Population Laboratory. Providing more than one option allows stakeholders to consider multiple growth perspectives. Ultimately, both the region and municipalities along the Highway 64 Corridor will be able to use those projections that provide the greatest comfort level.

Advisory Committee

To better guide the study, the formation of a local advisory committee is proposed. The committee would be responsible for providing feedback on study components. The Committee will meet four times during the project timeline. Ideally, the advisory committee's composition will be made up of stakeholders from the region. A potential committee might include:

- St. Croix County Community Development Director;
- St. Croix County Supervisor and Community Development Committee Chair;
- UW-River Falls Special Assistant to the Chancellor;
- UW-River Falls College of Business and Economics Assistant Professor;
- St. Croix Economic Development Corporation Executive Director;
- West Central Wisconsin Regional Planning Commission Executive Director;
- Town of St. Joseph Chair;
- Town of St. Joseph Plan Commission Chair;
- City of New Richmond Administrator;
- City of New Richmond Community Development Director;

- Somerset School District Information Technology Director;
- Somerset Village Trustee;
- New Richmond School District Administrator;
- School Board Representative;
- Hospital Representative;
- Realtor Representative;
- Industry Representative;
- Small Businesses (Chamber) Representative;
- St. Croix County UW-Extension Educator.

Proposed Timeline

The chart below outlines a proposed timeline for completing the St. Croix River Crossing Impact Study. The project is scheduled for April 2014 to September 2014 with individual study components delivered throughout this period.

Study Component	Apr	May	Jun	Jul	Aug	Sept
Advisory Committee Meeting	█	█	█	█	█	█
Review of Existing Studies and Literature	█	█	█	█	█	█
Comparable Community Research		█	█	█	█	█
Cost of Community Services Tools and Training		█	█	█	█	█
Regional Economic Positioning and Impact Analysis		█	█	█	█	█
Community Forum						█

**CENTER FOR COMMUNITY AND ECONOMIC DEVELOPMENT PROJECT BUDGET
ST. CROIX RIVER CROSSING ECONOMIC IMPACT STUDY**

	Total Project Budget	UW-Extension	St. Croix Co	UW-River Falls
DIRECT COSTS				
PERSONNEL				
Center Faculty/Staff	\$ 52,000.00	\$ 52,000.00	\$ -	\$ -
Greg Wise	\$ 12,000.00			
Matt Kures	\$ 40,000.00			
Center LTE/Student	\$ 24,000.00	\$ -	\$ 12,000.00	\$ 12,000.00
Lindsay Amiel				
CAPITAL EQUIPMENT (>\$5,000)				
TRAVEL	\$ 4,000.00	\$ -	\$ 2,000.00	\$ 2,000.00
SUBCONTRACTS	\$ 3,500.00	\$ -	\$ 1,750.00	\$ 1,750.00
Applied population Laboratory				
Private Demographer	\$ 1,500.00			
INDIRECT COSTS				
* SCC 20% Contingency	\$ 8,350.00	\$ -	\$ 3,985.00	\$ 4,175.00
TOTAL PROJECT BUDGET	\$ 91,850.00	\$ 52,000.00	\$ 23,910.00	\$ 19,925.00

1-Nov-13

University of Wisconsin-Extension Center for Community & Economic Development
* Addition by St. Croix County

St. Croix River Crossing Project – Implementation of Mitigation Activities

This form is to be used to document completion of certain St. Croix River Crossing Project mitigation actions for which 1) Wisconsin Department of Natural Resources (WisDNR) has responsibility to implement or 2) WisDNR must concur with actions proposed by others. This includes all activities described in the Project's Growth Management Mitigation Memorandum of Understanding (MOU) (all) or item 9b in the Riverway Mitigation MOU.

Action (list name of MOU and activity #): (Section III B 2 a)
MOU GROWTH MANAGEMENT - LOCAL GOV'T PLANNING

Applicant (name, governmental unit, address, contact person phone number and email address):
TOWN OF ST. JOSEPH

Application (attach separate pages if needed; describe proposal, how it meets applicable MOU objective, expected environmental benefits/products, cost, location, schedule, post-completion management/maintenance, etc.; provide justification if proposal varies from MOU language):

ECONOMIC IMPACT STUDY
\$5,000.- SEE ATTACHED DOCUMENTATION

Consultation with other parties (for Riverway MOU item 9b only):
WisDNR Stewardship Grant eligibility (preliminary screening by Community Assistance staff): Yes No
MnSHPO _____ (date) Response:
WisSHPO _____ (date) Response:
Indian Tribes* _____ (date) Response:

(* - WisDNR can provide a list of Indian Tribes to contact)

Advisory Team Review (list date considered, Advisory Team findings/recommendations):

WisDNR Concurrence (for release of funds by St. Croix County)
Approve as proposed: _____ (date)
Approve with conditions: _____ (date) Conditions (include any reporting requirements for Applicant):
Denied: _____ (date) Suggested revisions (guidance for possible Applicant re-submittal):

Implementation Tracking Log (for funded projects)
Funds received by Applicant _____ (date):
Progress on implementation (this should be a brief, running summary coinciding with Applicant reporting requirements):

Mitigation Action Completed
Action completed (WisDNR determination): _____ (date)
Final report submitted by WisDNR to MnDOT, WisDOT and FHWA: _____ (date)



ST. CROIX RIVER CROSSING IMPACT STUDY

Describe Proposal:

(The following was taken from UW Extension Center for Community and Economic Development letter dated November 1, 2013)

“Over the past several decades, the impact of the St. Croix River Crossing Project has been assessed from a variety of perspectives. While a number of studies consider environmental and land use impacts, less information is available on economic and fiscal effects that could be faced by communities along the Highway 64 Corridor and in the broader region. Furthermore, existing economic and fiscal impact studies are largely based on figures produced in the early 2000s that do not recognize more recent changes to the regional and national economies. Consequently, the following scope of services is proposed to better understand how the St. Croix River Crossing Project could impact the region’s economy, tax base and provision of government services.”

STUDY COMPONENTS

The study is divided into four components:

1. Review of Existing Studies and Academic Literature
 - a. Regional economic growth and freight movement
 - b. Regional population growth
 - c. Commuting networks; and
 - d. Effective strategies for mitigating the impact of natural, cultural and historic resources
2. Comparable Community Research
3. Regional Economic Positioning and Impact Analysis
 - a. Determine the future for consumer goods and services in the region
 - b. Identify opportunities and challenges related to the development of commercial and industrial sectors
 - c. Model how the bridge might impact regional commuting networks
4. Cost of Community Services Analysis Assessment Tool

The Town of St. Joseph would like a more detailed look specifically at the town as to the study components listed above. It is generally understood that the more specific a geographic region is studied the more variability and less predictive the results may be. That said, there still exists a need to see the impact of the area nearest the bridge itself.

How does this meet the applicable MOU objective:

“Parties to” the “Memorandum of Understanding recognize that to improve the protection and enhancement of the area’s unique natural, cultural and historic resources, an important connection exists between local land use decisions and the tools available to create well informed decisions. This MOU provides financial support for the development of various studies, plans, tools and activities to help address the needs of local government to improve their abilities to manage growth.”

The St. Croix River Crossing Impact Study helps the Town of St. Joseph manage the growth of potential retail and/or commercial development within the Town of St. Joseph. Specific and designated commercial/industrial zones will help manage this growth. Although the specific impacts on a given community is challenging this study may be an important foundation and/or addition to the Town’s updated Comprehensive Plan. Additionally, changing traffic patterns will definitely affect the Town’s infrastructure and subsequent fiscal and safety issues.

Local Government Planning/Zoning Support

1. **Introduction.** “St. Croix County and UW-River falls shall use monies provided under this section of the MOU to assist St. Croix County and the Town of St. Joseph to expand their capacity and effectiveness in local planning, zoning and educational programs to improve their abilities to manage growth.”
2. **Fund Allocation:** “As described in earlier sections of this MOU, St. Croix County, the Town of St. Joseph and UW-River Falls will submit proposals for advance WisDNR review and concurrence, in consultation with the TEAM, before earmarked funds may be expended. These monies shall be allocated as follows:
 - a. St. Croix County shall pay \$200,000 from the FUND to the Town of St. Joseph and retain \$750,000 from the FUND to hire or contract for project staff and consultant services to assist in revising and/or developing local comprehensive plans, neighborhood plans, ordinances and other planning tools that will result in natural resource enhancement, pollution prevention, protection of historic properties, or other environmental protection.

The Town of St. Joseph will use the UW-Extension Center for Community and Economic Development, to write the St. Croix River Crossing Impact Study.

The St. Croix River Crossing Impact Study's which is specifically pertinent to the Town of St. Joseph will be included in the Town's Comprehensive Plan.

The St. Croix River Crossing Impact Study expands the capacity and effectiveness of local planning for the Town of St. Joseph.

The St. Croix River Crossing Impact Study helps manage the growth of the commercial/industrial businesses within the town.

Agreement No.: SJC002
Amount: \$5,000

Local Government Planning/Zoning Support
St. Croix River Crossing Project
MOU For the Implementation of Growth Management Mitigation Items,
Section IIIB.2.a.

Between

State of Wisconsin, Department of Natural Resources,
St. Croix County Community Development Department

and

Town of St. Joseph, St. Croix County, Wisconsin

- I. GENERAL INFORMATION:
Grantee/Project Sponsor: Town of St. Joseph
Project Partners: St. Croix County, UW River Falls
Project Title: St. Croix River Crossing Impact Study
Period Covered by This Agreement: April 2014 – December 2014
- II. AGREEMENT RECIPIENT: Town of St. Joseph
- III. AUTHORITY: This agreement between the State of Wisconsin Department of Natural Resources (hereinafter referred to as WDNR), St. Croix County Community Development Department (hereinafter referred to as County) and the Town of St. Joseph (hereinafter referred to as Town) is hereby entered into pursuant to Wis. Stat. s. 29.037
- IV. PURPOSE: The purpose of this agreement is to facilitate the WDNR to review and concur with the project identified above, and authorize St. Croix County to expend funds in accord with the St. Croix River Crossing Project MOU for the Implementation of Growth Management Mitigation items: Local Government Planning/Zoning Support MOU that it holds for the Town.
- V. BACKGROUND: The St. Croix Crossing project involves the construction of a new bridge across the St. Croix River in St. Croix County, Wisconsin. The Supplemental Final EIS (SFEIS) prepared for the project includes a section on bridge mitigation items. Included in this mitigation package is \$200,000 to be held by St. Croix County, but designated for the Town of St. Joseph, to hire or contract for project staff and consultant services to assist in revising and/or developing local comprehensive plans, neighborhood plans, ordinances and other planning tools that will result in natural resource enhancement, pollution prevention, protection for historic properties or other environmental protection. Once mitigation funds became available the Growth Management Advisory Team (GMAT) requested project proposals to decide how to allocate the \$200,000. One of the approved proposals is to secure funding for an Economic Impact Analysis, identified under the St. Croix River Crossing Impact Study, Scope of Services.

This is an agreement between the WDNR, County and the Town on how the mitigation dollars will be spent on this project.

VI. SCOPE: The WDNR is approving the Town expenditure of \$5,000 to fund a portion of the cost of the St. Croix River Crossing Impact Study over the project timeline identified within the scope of services. A release of funds in the amount of \$5,000 held by the County for the Town under section III.B.2.a. is approved for this project. Additional funding for this project includes \$23,910 from St. Croix County funding agreement SC0001, and up to \$30,000 under University of Wisconsin, River Falls funding agreement RF0001.

In return the Town shall complete the project, in coordination with St. Croix County and UW River Falls, as described in the St. Croix River Impact Study, scope of services proposal, and submit reports to WDNR upon completion of the objectives as outlined in the proposal.

VII. PERIOD OF PERFORMANCE: This agreement shall remain in effect until December 31, 2014. The WDNR and the County may jointly and periodically evaluate this agreement and, if mutually agreed, will amend the agreement as necessary. Any modifications to this agreement shall become effective upon approval by both parties.

VIII. PARTY REPRESENTATIVES: The representatives of the parties who shall serve as project coordinators and principal contacts for the purposes of this agreement are as follows:

Town: Dan Gavin, Town Chairman
Town of St. Joseph

County: Ellen Denzer, Director
St. Croix Community Development
1101 Carmichael Road
Hudson, WI 54016

WDNR: Dan Baumann, P.E., Regional Director
1300 West Clairemont Avenue
Eau Claire, WI 54701

IX. SPECIAL PROVISIONS:

- A. The Town agrees that information gathered as a result of the projects will be readily available, as needed, to other entities in St. Croix County operating within the context of the Soil and Water Modeling and Monitoring MOU associated within the St. Croix Crossing SFEIS.
- B. The Town agrees that failure on its part to abide by the project contract and its stipulations could require a repayment of the mitigation funds.

C. This agreement does not impose any obligation, financial or otherwise, upon the WDNR in regards to the subsequent operation and/or maintenance of any facilities developed in this project.

X. LIABILITY: The Town recognizes and understands that it may be responsible for the consequences of its own acts, errors, or omissions and those of its employees, agents, boards, commissions, agencies, officers and representatives, including providing its own defense. To the extent authorized by law, the WDNR shall be responsible for the consequences of its own acts, errors, or omissions and those of its employees, agents, contractors, officers, and representatives and shall be responsible for any losses, claims and liabilities which are attributable to such acts, errors or omissions. It is not the intent of the parties to impose liability beyond that imposed by Wisconsin Statutes. This clause applies only to actions of each party pursuant to this agreement, and does not apply to actions or events that occur outside the scope of this agreement.

By signature the Town and the WDNR hereby accept all terms and conditions of this agreement without exception, deletion or alteration.

IN WITNESS WHEREOF, the parties hereto have caused this agreement to be executed as of the date therein written.

Town

WDNR



(Signature)



(Signature)

Dan Gavin
Town Chairman

Dan Baumann, P.E.
Regional Director

6-12-14

(Date)

6-10-14

(Date)

County



(Signature)

Patrick Thompson
Administrator

6-10-14

(Date)

State of Wisconsin
DEPARTMENT OF NATURAL RESOURCES
1300 W. Clairemont Ave.
Eau Claire WI 54701

Scott Walker, Governor
Cathy Stepp, Secretary
Telephone 608-266-2621
Toll Free 1-888-936-7463
TTY Access via relay - 711



June 23, 2014

St. Croix County Community Development
Attention: Ellen Denzer
1101 Carmichael Road
Hudson WI 54016

COPY

Subject: Release of Growth Management Funds – SJC002

Dear Ms. Ellen Denzer:

During the meeting of the Growth Management Advisory Team (GMAT) on December 17, 2013, the Town of St. Joseph submitted a request for \$5,000.00 for an Economic Impact Study under MOU section IIIB2a agreement #SJC002. The GMAT members unanimously recommended funding for this plan.

Upon review, the Wisconsin Department of Natural Resources (WDNR) is approving the requested release of Growth Management funds held by St. Croix County. St. Croix County is approved to release \$5,000.00 of the \$200,000.00 in Growth Management Funds, from account #58323, allocated to the Town of St. Joseph.

For tracking purposes, please forward to the WDNR verification of the release of these funds.

Respectfully,

Dan Baumann, P.E., WDNR WCR Director