

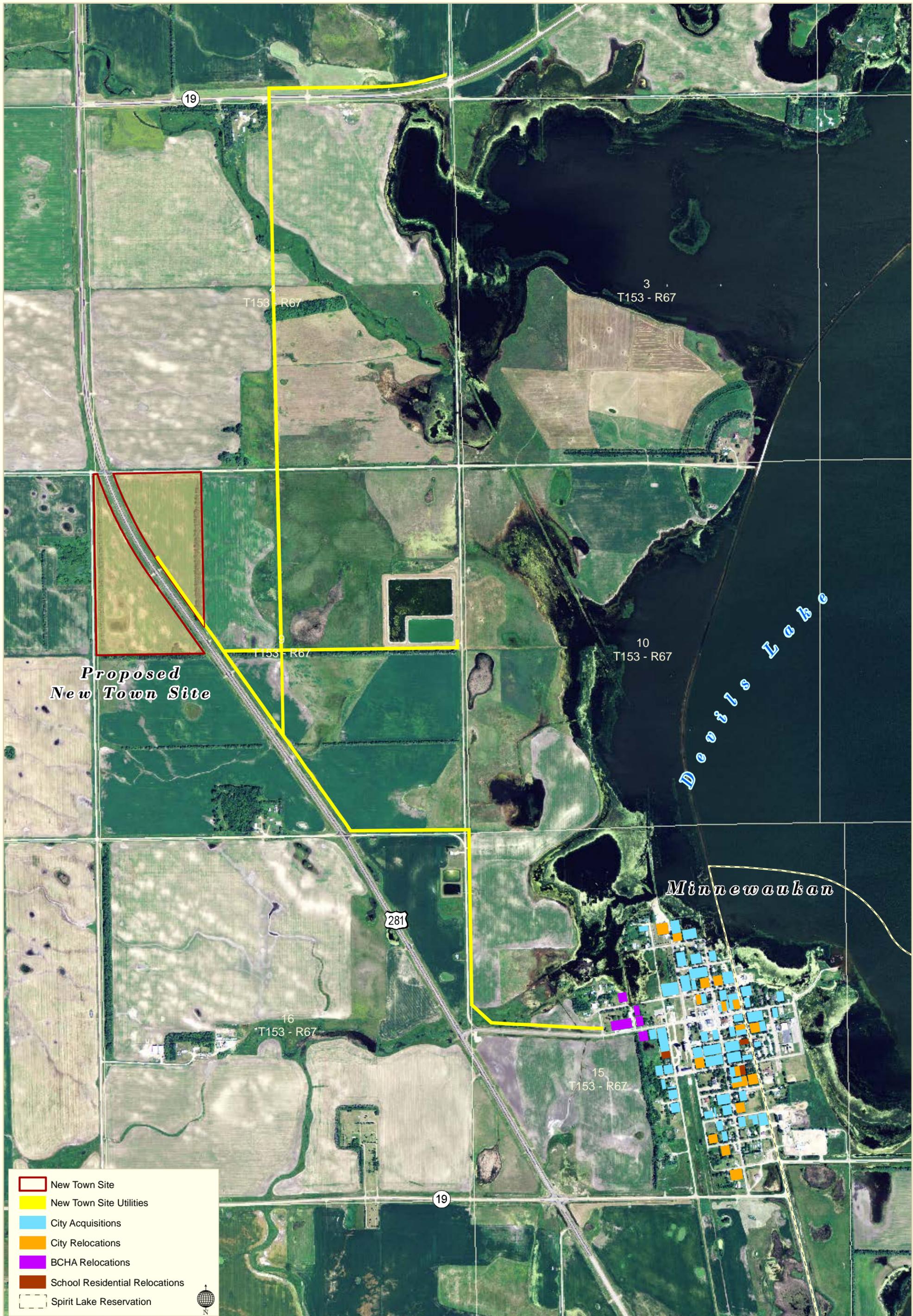
# **APPENDIX A**

## **Exhibits**

# Project Area Location Map Benson County, North Dakota



# Alternative B: Overview



# Alternative B: New Town Site

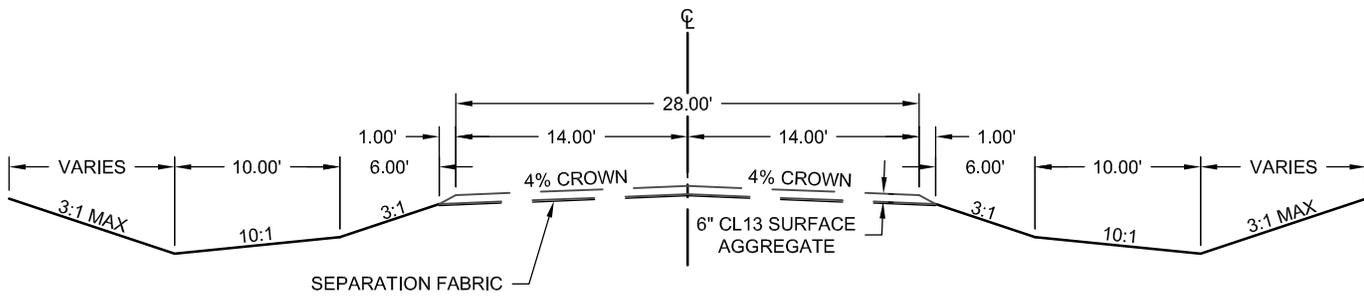


- Commercial
- Public Street
- Residential
- School
- School Housing
- Industrial Park

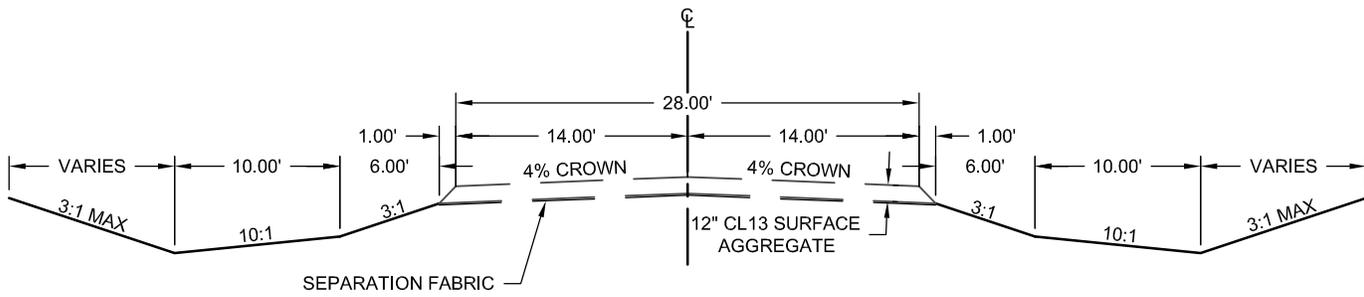


# Alternative B: New Town Site Utilities

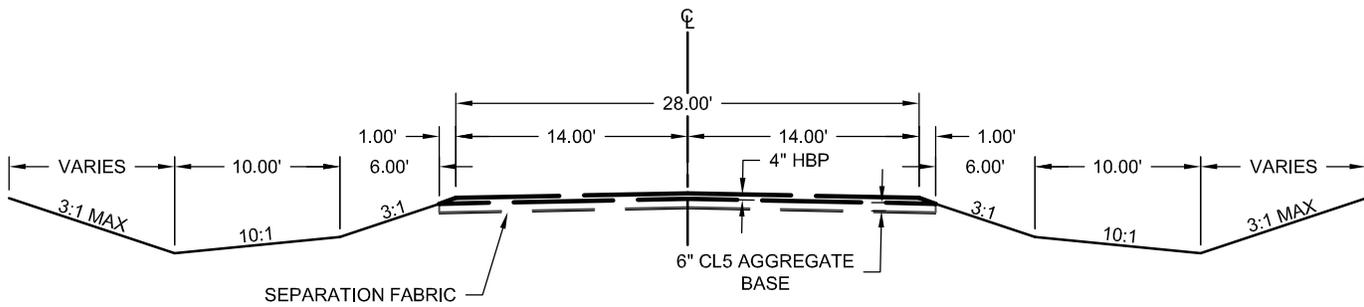




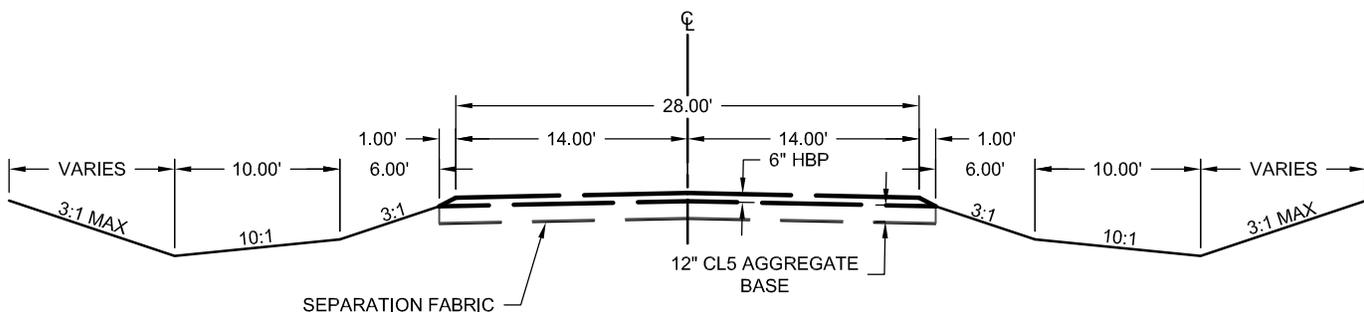
**LOCAL ROAD - GRAVEL**



**COLLECTOR ROAD - GRAVEL**

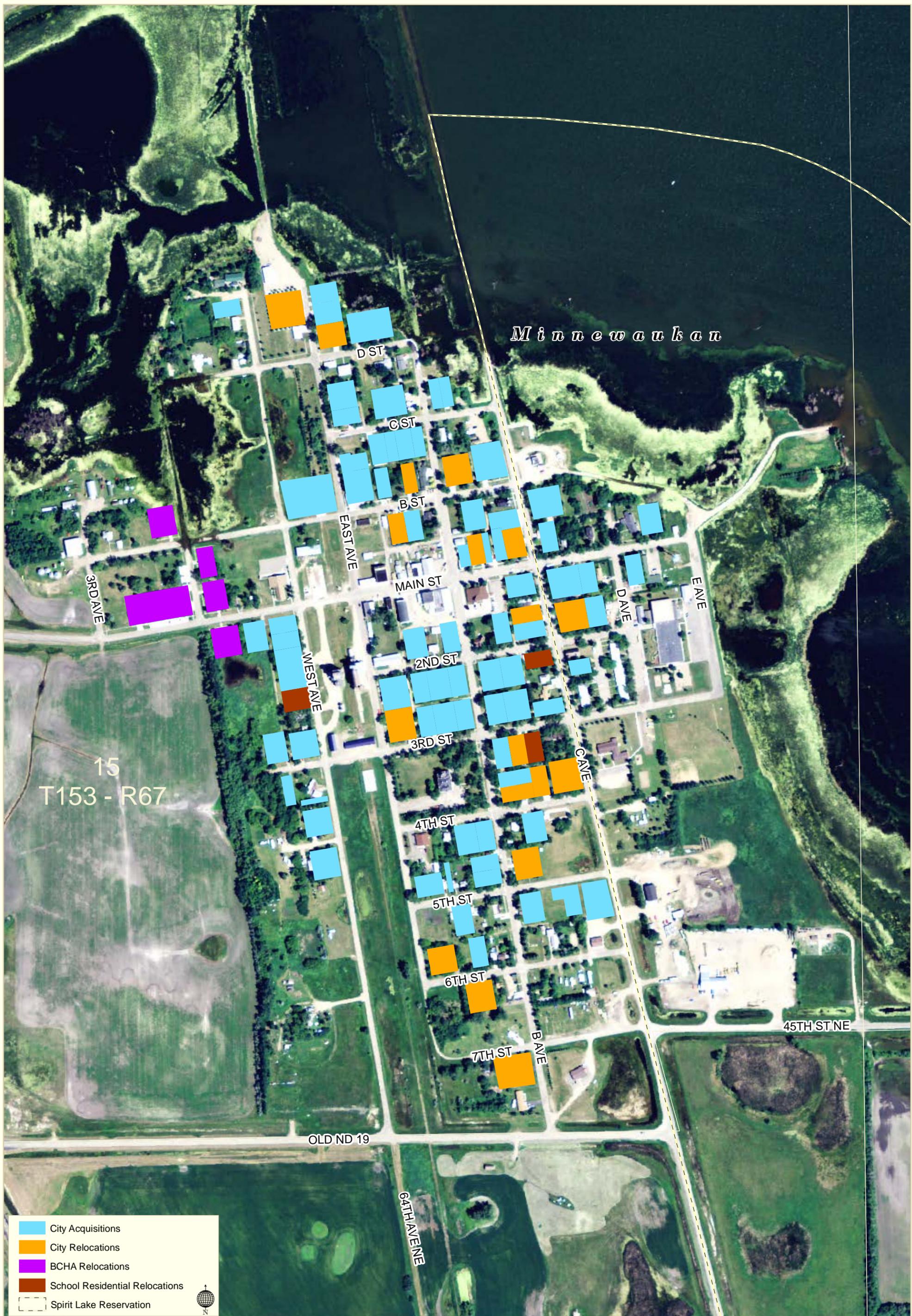


**LOCAL ROAD - ASPHALT**

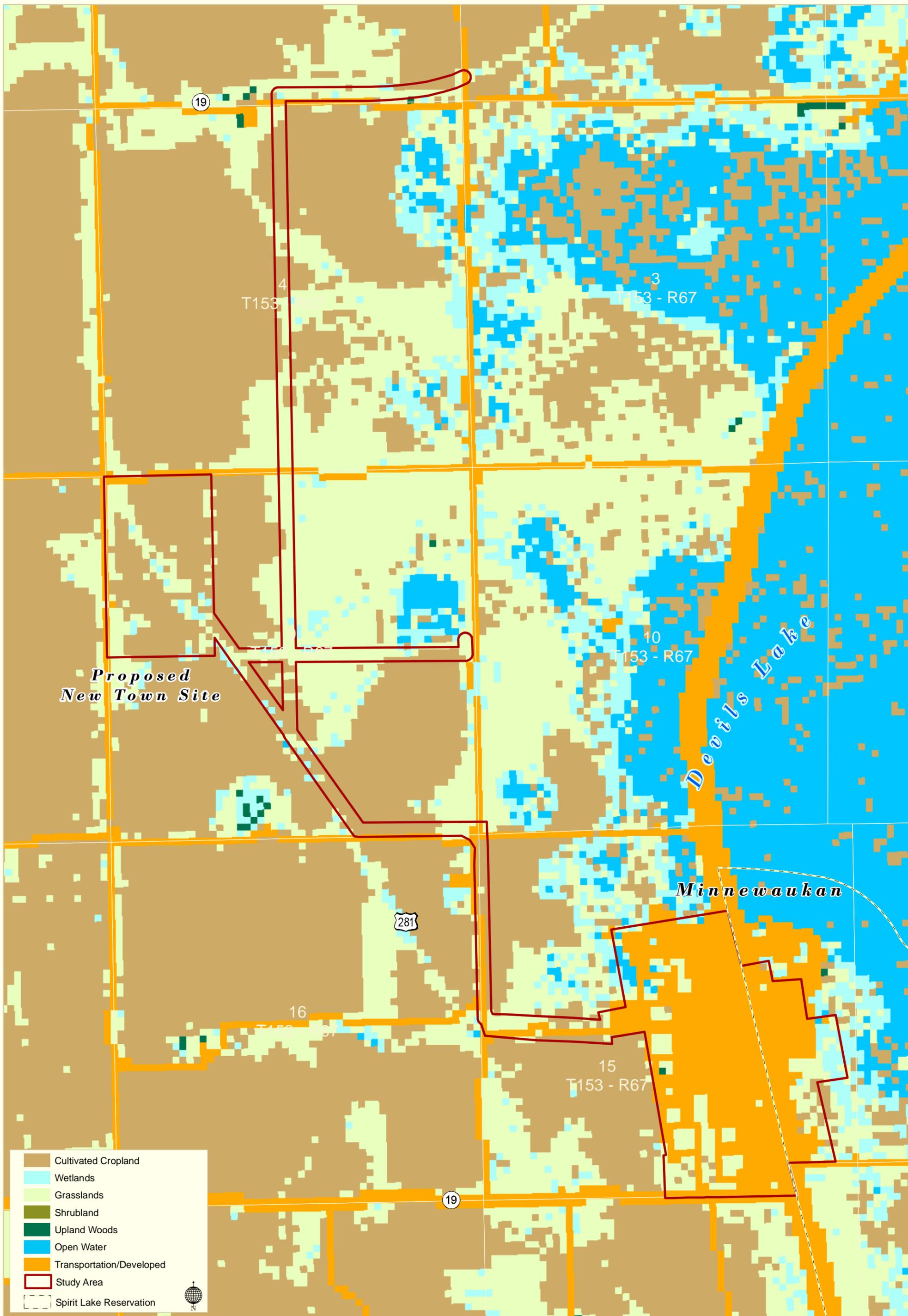


**COLLECTOR ROAD - ASPHALT**

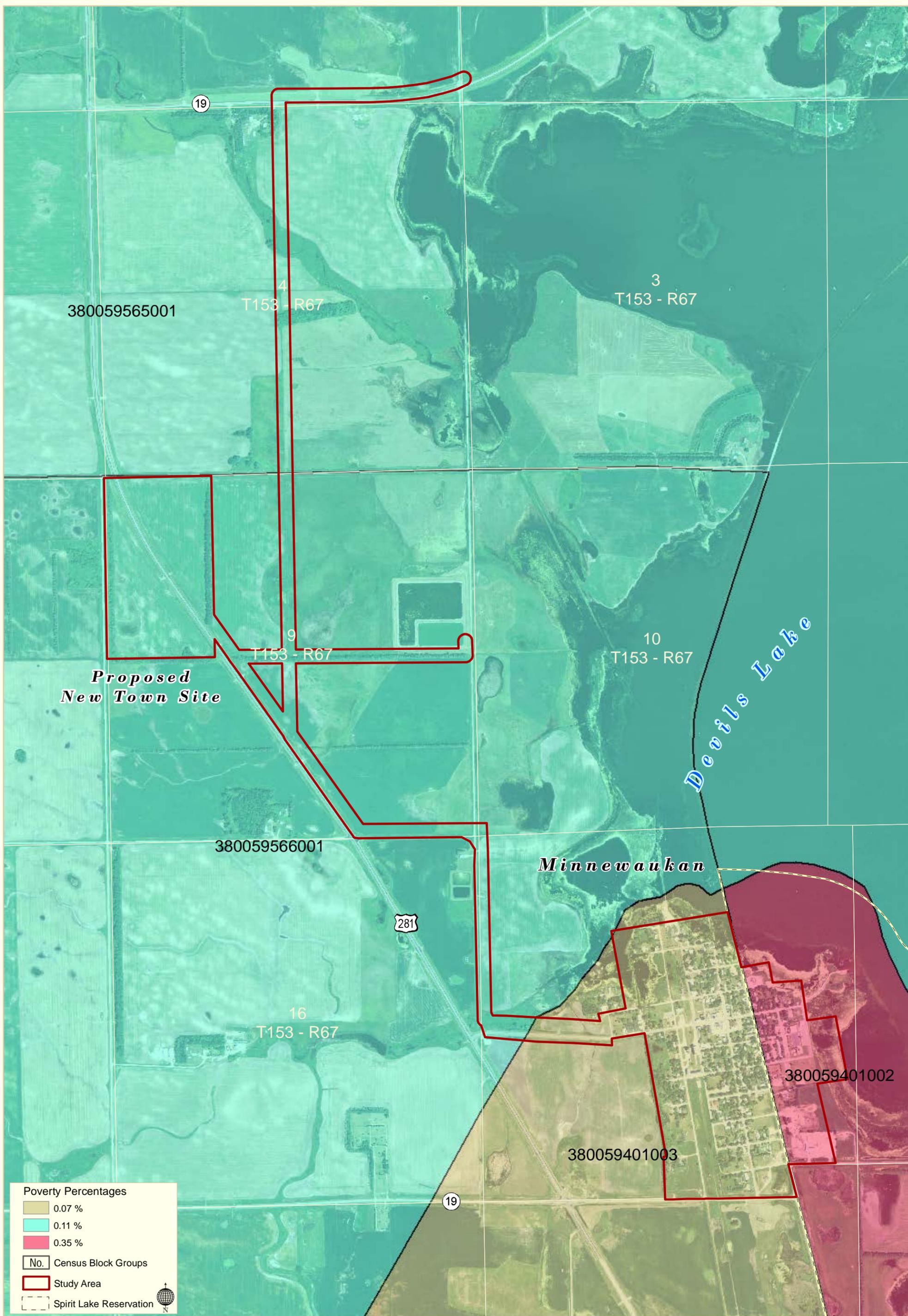
# Alternative B: Relocations and Acquisitions



# Land Use Benson County, North Dakota



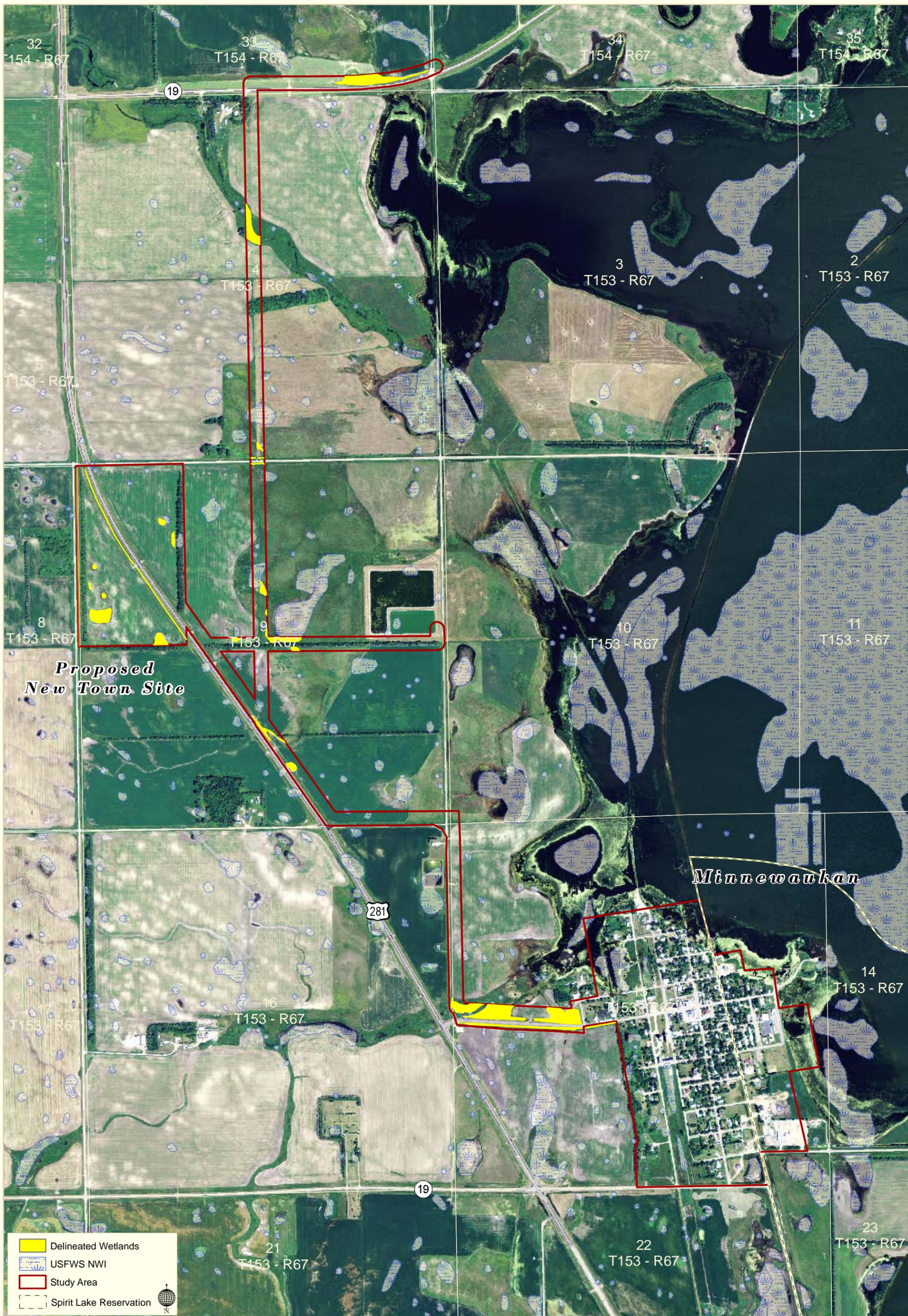
# U.S. Census Poverty Data Benson County, North Dakota



# Water Wells & Aquifers Benson County, North Dakota

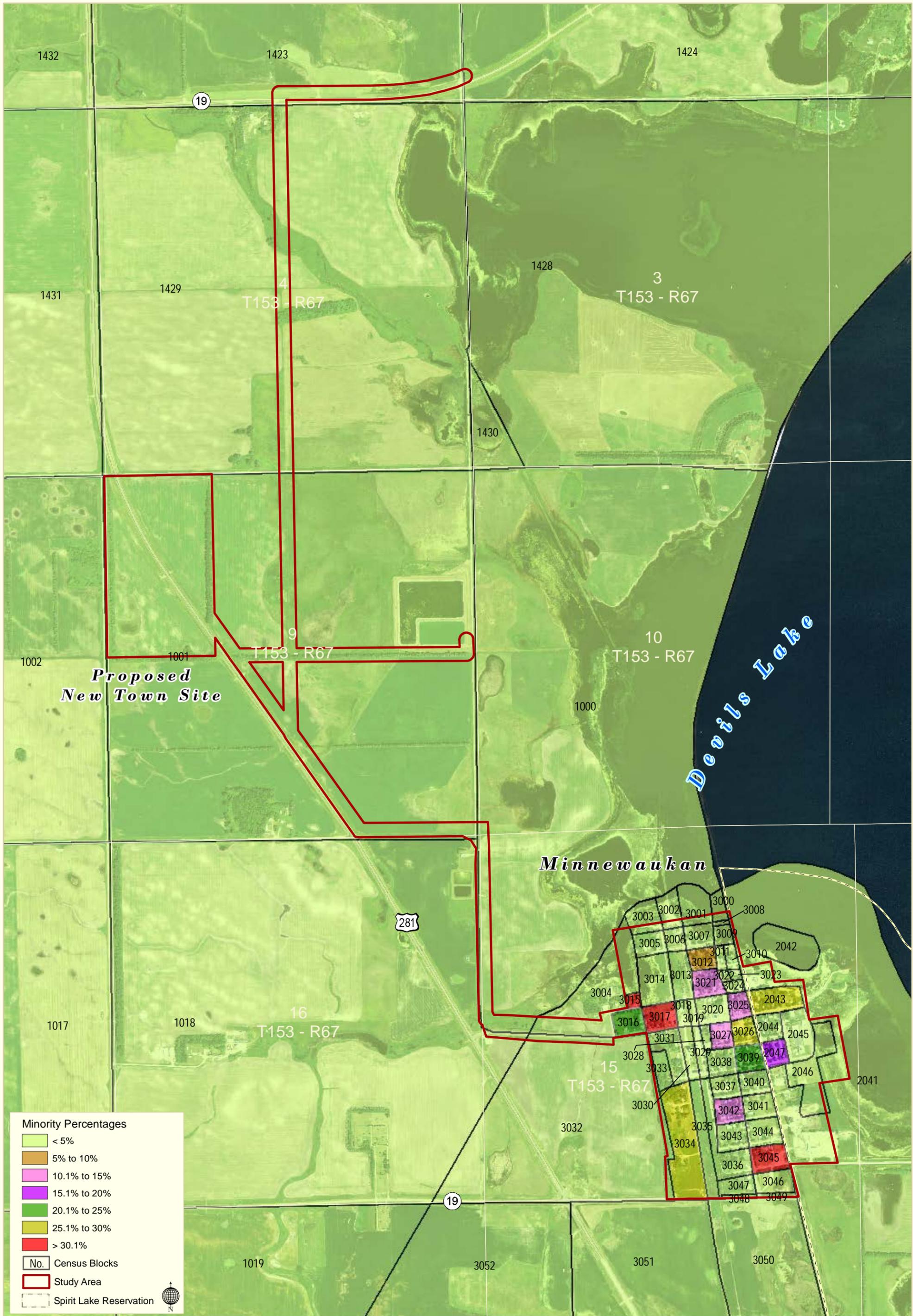


# Wetland Delineation Benson County, North Dakota





# U.S. Census Minority Data Benson County, North Dakota



**Minority Percentages**

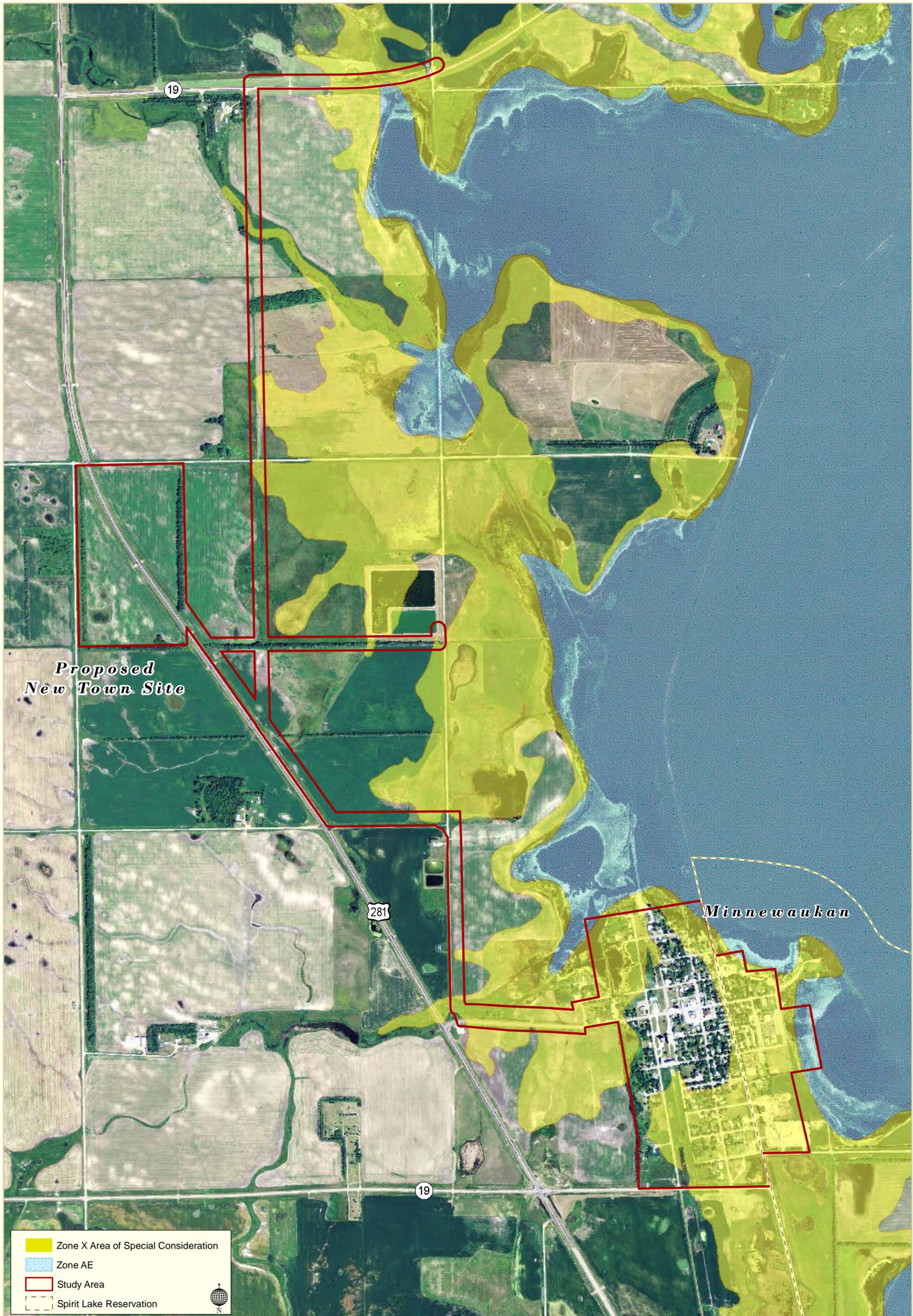
- < 5%
- 5% to 10%
- 10.1% to 15%
- 15.1% to 20%
- 20.1% to 25%
- 25.1% to 30%
- > 30.1%

No. Census Blocks

Study Area

Spirit Lake Reservation

# Floodplain Designations Benson County, North Dakota



# **APPENDIX B**

## **List of Relocations and Acquisitions**

**Proposed Relocations and Acquisitions**

Relocations			
Funding Agency	Existing Address	Year Built	Legal Description
<b>FEMA</b>	321 2 <sup>nd</sup> St	1915	Lots 19, 20, 21 & W ½ of Lot 22 BLK 3 Hegge Comstock ADD Minnewaukan City
	151 B St	1980	Lots 18 & 19 & W 1/2 of Lot 20 BLK 41 Original Minnewaukan City
	140 B St	1977	Lots 29, 30 & 31 BLK 44 Original Minnewaukan City
	111 3 <sup>rd</sup> St	1965	Lots 7, 8, 9, 10, 11 & 12 BLK 58 Original Minnewaukan City
	241 Main St	2000	Lot 8, 9, 10, 11 & 12 (Less W 50') & S 1/2 Lot 7 (Less W 50') BLK 43 Original Minnewaukan City
	221 Main St	1989	Lot 14 (Less E 5') & Lots 15 & 16 BLK 43 Original Minnewaukan City
	141 C Ave	1935	Lots 7, 8 & 9 BLK 56 Original Minnewaukan City
	220 3 <sup>rd</sup> St	1900	Lots 25, 26 & 27 BLK 70 Original Minnewaukan City
	330 B Ave S	1894	S 1/2, of Lots 16, 17, 18, 19, 20 & 21 BLK 70 Original Minnewaukan City
	450 B Ave	1961	Lots 18 & 19 & S1/2 of Lots 20, 21 & 22 BLK 71 Original Minnewaukan City, N 70' of Lots 20, 21 & 22 BLK 71 Original Minnewaukan City
	410 East Ave N	1900	Lots 9, 10, 11 & 12 & S 1/2 of Lot 8 BLK 27 Original Minnewaukan City
	121 6 <sup>th</sup> St	1930	Lots 8, 9, 10, 11 & 12 BLK 83 Original Minnewaukan City
	231 4 <sup>th</sup> St	1980	Lots 7, 8 & 9 BLK 70 Original Minnewaukan City, Lots 10, 11 & 12 BLK 70 Original Minnewaukan City
	110 6 <sup>th</sup> St	1978	Lots 28, 29, 30, 31 & 32 BLK 86 Original Minnewaukan City
	421 East Ave N	1979	Lots 22, 23, 24, 25, 26, 27 & 28 Block A Railroad ADD Minnewaukan City
	311 2 <sup>nd</sup> St	1916	Lots 13, 14, 15, 16, 17 & 18 BLK 3 Hegge Comstock ADD Minnewaukan City
	221 4 <sup>th</sup> St	1961	Lots 13, 14 & 15 BLK 70 Original Minnewaukan City
	701 B Ave	2000	15-153-67 177' x 150' IN SW4SE4 (Less.23A For STR) (BK60 pg165) 25' x 150' W of Main Lot (BK75 PG269) Out Lots Minnewaukan City
211 C Ave W	1920	Lots 1, 2 & 3 BLK 57 Original Minnewaukan City	
141 W Ave S	1976	Lots 1, 2, 3 & Vacated Portion if 2 <sup>nd</sup> St (66 X 140') BLK 59 Original Minnewaukan City	

<b>FEMA</b>	230 3 <sup>rd</sup> St	1960	Lots 28, 29 & 30 BLK 70 Original Minnewaukan City
<b>HUD</b>	120 2 <sup>nd</sup> Ave N	1970	Lots 18 Thru 26 BLK 45 Original Minnewaukan City
	130 2 <sup>nd</sup> Ave N	1970	Lots 18 Thru 26 BLK 45 Original Minnewaukan City
	120 Main St W	1970	Lots 23, 24, 25, 26, 27 & 28 BLK 54 Original Minnewaukan City
	141 Main St W	1970	Lots 18 Thru 26 BLK 45 Original Minnewaukan City
	201 Main St W	1970	All of BLK 46 Original Minnewaukan City
	201 West B St	1970	15-153-67 100X140' In SE4NW4 Outlots Minnewaukan City (Not Part of Lot X Address Location is Corner of B St N & 2nd Ave W

**Acquisitions**

<b>Funding Agency</b>	<b>Existing Address</b>	<b>Year Built</b>	<b>Legal Description</b>
<b>FEMA</b>	410 Main St	1890	Lots 10, 11 & 12 BLK 5 Hegge Comstock ADD Minnewaukan City
	520 B Ave	1955	Lots 1,2,3,4,5 7 6 (Less RW) BLK 84 Original Minnewaukan City , Lots 24, 25, 26,& 27 BLK 84 Original Minnewaukan City, Lots 32, 33, 34 & Lots 30 & 31 (Less S 86') BLK 84 Original Minnewaukan City
	421 Main St	1950	Lots 17, 18, 19 & 20 BLK 6 Hegge Comstock ADD Minnewaukan City (Dads)
	430 East Ave N	1900	Lots 1,2 & 3 & N 12.5' of Lot 4 BLK 27 Original Minnewaukan City
	420 East Ave N	1900	Lots 5, 6 & 7 & S 12.5' of Lot 4 & N1/2 of Lot 8 BLK 27 Original Minnewaukan City
	320 Main St	1957	Lots 4, 5 & 6 BLK 3 Hegge Comstock ADD Minnewaukan City
	321 2 <sup>nd</sup> St	1915	Lots 19, 20, 21 & W 1/2 of Lot 22 BLK 3 Hegge Comstock ADD Minnewaukan City
	441 B Ave	1920	N2 of Lots 18, 19, 20, 21, 22 & Vacated Alley BLK 72 Original Minnewaukan City
	451 B Ave	1920	S2 of Lots 18, 19, 20, 21 & 22 BLK 72 Original Minnewaukan City
	211 C St	1910	Lots 13 & 14 BLK 29 Original Minnewaukan City
	131 6 <sup>th</sup> St	1910	Lots 15, 16 & 17 BLK 83 Original Minnewaukan City
	140 5 <sup>th</sup> St	1969	Lots 30, 31 & 32 & W 1/2 of Lot 29 BLK 83 Original Minnewaukan City

<b>FEMA</b>	231 3 <sup>rd</sup> St	1951	Lot 11 & 12 & S 20' of Lot 10 BLK 57 Original Minnewaukan City
	130 4 <sup>th</sup> St	1900	Lots 26, 27, 28 & 29 BLK 72 Original Minnewaukan City
	320 B Ave	1957	N2 of Lots 16, 17, 18, 19, 20 & 21 BLK 70 Original Minnewaukan City
	110 C St	1969	Lots 30, 31 & 32 BLK 41 Original Minnewaukan City
	121 3 <sup>rd</sup> St W	1900	Lots 13, 14, 15 & 16 BLK 59 Original Minnewaukan City
	111 D St E	1966	Lots 13, 14, 15 & 16 BLK 27 Original Minnewaukan City, Lots 17 & 18 BLK 27 Original Minnewaukan City, Lots 19 & 20 BLK 27 Original Minnewaukan City
	120 C St	1925	Lots 28 & 29 BLK 41 Original Minnewaukan City
	315 West Ave N	1900	Lots 1, 2 & 3 BLK 26 Original Minnewaukan City
	330 E Ave	1900	Lots 5, 6, 7, 8 & 9 BLK 30 Original Minnewaukan City, Lots 13 & 14 BLK 30 Original Minnewaukan City
	241 B Ave N	1886	Lots 23 & 24 BLK 41 Original Minnewaukan City
	231 B St	1999	Lots 7, 8, 9, 10, 11 & 12 & S 20' of Lot 6 BLK 42 Original Minnewaukan City
	310 B Ave N	1966	Lots 15 & 16 BLK 29 Original Minnewaukan City
	121 5 <sup>th</sup> St	1980	Lots 9, 10, 11, 12, 13 & Vacated Alley (20x162.5') BLK 72 Original Minnewaukan City
	310 B St E	1920	Lots 8, 9, 10, 11, 12 & 13 BLK 2 Hegge Comstock ADD Minnewaukan City (Office)
	220 C Ave	1900	S2 of Lots 8, 9, 10 & 11 BLK 4 Hegge Comstock ADD Minnewaukan City
	111 C St	1980	Lots 10, 11 & 12 BLK 30 Original Minnewaukan City
	141 C St	1941	Lots 15, 16, 17, 18, 19 & 20 BLK 30 Original Minnewaukan City
	411 B Ave	1955	Lots 23, 24 & 25 BLK 72 Original Minnewaukan City
	130 C St	1910	Lots 25, 26 & 27 BLK 41 Original Minnewaukan City
	150 2 <sup>nd</sup> St	1931	Lots 23, 24 & 25 BLK 58 Original Minnewaukan City
140 2 <sup>nd</sup> St	1996	Lots 26, 27, 28 & 29 BLK 58 Original Minnewaukan City	
120 2 <sup>nd</sup> St E	1910	Lots 30, 31 & 32 BLK 58 Original Minnewaukan City	
150 B St	1976	Lots 26, 27 & 28 BLK 44 Original Minnewaukan City	
121 3 <sup>rd</sup> St	1900	Lots 13, 14 & 15 BLK 58 Original Minnewaukan City	
230 B St	1900	Lots 21, 22, 23 & 24 BLK 43 Original Minnewaukan City	
131 W Ave S	1971	Lots 7, 8, 9, 10, 11 & 12 BLK 54 Original Minnewaukan City	

<b>FEMA</b>	230 E Ave N	1975	Lots 4, 5, 6 & 60'x10' In SW Cor of Lot 3 BLK 41 Original Minnewaukan City
	221 3 <sup>rd</sup> St	1900	Lots 13, 14, 15 & 16 & E 1/2 of Lot 17 BLK 57 Original Minnewaukan City
	111 4 <sup>th</sup> St W	1981	Lots 8, 9, 10, 11 & 12 BLK 68 Original Minnewaukan City
	111 B St	1972	Lots 7, 8, 9, 10, 11 & 12 BLK 41 Original Minnewaukan City
	310 B Ave	1966	Lots 22, 23 & 24 BLK 70 Original Minnewaukan City
	210 B Ave	1900	Lots 21, 22, 23 & 24 BLK 57 Original Minnewaukan City
	211 Main St	1900	S 100' of Lots 17 & 18 BLK 43 Original Minnewaukan City
	131 2 <sup>nd</sup> St	1930	Lots 13, 14, 15 & 16 BLK 55 Original Minnewaukan City
	151 C Ave	1984	Lots 10, 11 & 12 BLK 56 Original Minnewaukan City
	110 Main St W	1900	Lots 29, 30, 31 & 32 BLK 54 Original Minnewaukan City
	120 3 <sup>rd</sup> St W	1900	Lots 31 & 32 BLK 68 Original Minnewaukan City
	121 W Ave S	1910	Lots 4, 5 & 6 BLK 54 Original Minnewaukan City
	131 3 <sup>rd</sup> St	1901	Lots 16, 17, 18 & 19 BLK 58 Original Minnewaukan City
	311 Main St	1920	Lot 15, 16 & 17 BLK 2 Hegge Comstock ADD Minnewaukan City
	231 Main St	1900	W 50' of Lots 7, 8, 9, 10, 11 & 12, All of Lot 13 & ADJ Vacated Alley, & E 5' of Lot 14 BLK 43 Original Minnewaukan City
	161 W Ave S	1912	Lots 8, 9, 10, 11 & 12 BLK 59 Original Minnewaukan City
	111 C Ave	1971	Lots 4, 5 & 6 & N 1/2 of Lot 7 (Less W 50' of Lot 7) BLK 43 Original Minnewaukan City
	215 E Ave N	2003	Lots 8, 9 & 10 BLK A Railroad ADD Minnewaukan City
	111 W Ave S	1900	Lots 1, 2 & 3 BLK 54 Original Minnewaukan City
	230 2 <sup>nd</sup> St	1902	Lots 25, 26, 27 & 28 BLK 57 Original Minnewaukan City
131 B St	1900	Lots 13 & 14 & W 1/2 of Lot 15 BLK 41 Original Minnewaukan City, Lots 16 & 17 & E 1/2 of Lot 15 BLK 41 Original Minnewaukan City	
211 3 <sup>rd</sup> St	1900	Lots 18, 19 & 20 & W 1/2 of Lot 17 BLK 57 Original Minnewaukan City	
220 4 <sup>th</sup> St	1958	Lots 26, 27, 28 & 29 BLK 71 Original Minnewaukan City	
220 E Ave S	1900	Lots 3, 4, 5, 6 & S1/2 of Lot 2 BLK 58 Original Minnewaukan City, Lots 1 & N 1/2 of Lot 2 BLK 58 Original Minnewaukan City	
151 3 <sup>rd</sup> St	1880	Lots 20, 21 & 22 BLK 58 Original Minnewaukan City	

<b>FEMA</b>	310 Main St	1900	Lots 7, 8, 9, 10, 11 & 12 BLK 3 Hegge Comstock ADD Minnewaukan City
	125 W Ave	1971	Lots 1, 2, 3, 4 & 5 BLK 68 Original Minnewaukan City, Lot 6 BLK 68 Original Minnewaukan City
	240 Main St	1897	Lots 1, 2, 3 & 4 BLK 56 Original Minnewaukan City
	110 4 <sup>th</sup> St W	1975	Lots 1, 2, 3, 4, 5 & N 1/2 of Lot 6 BLK 73 Original Minnewaukan City
	101 B Ave	1970	Lots 21, 22 & 20 (Less 7.89 x 37.61 x 6.69 x 37.32 -271 Sq Ft) BLK 55 Original Minnewaukan City (INCL 4-Plex & East 4 Garages)
	231 2 <sup>nd</sup> St	1900	Lots 13, 14 & 15 BLK 56 Original Minnewaukan City

# **APPENDIX C**

## **Farmland Conversion Impact Rating AD-1006 Form**

## Becky Rude

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**From:** Becky Rude <becky.rude@kljeng.com>  
**Sent:** Friday, August 26, 2011 9:03 AM  
**To:** 'steve.sieler@nd.usda.gov'  
**Subject:** Minnewaukan Relocation Project AD-1006 Form  
**Attachments:** Exhibits.zip; AD1006.pdf

Mr. Sieler,

Attached is an AD-1006 form for the Minnewaukan Relocation Project. KL&J solicited your agency this spring regarding multiple projects that are ongoing for improvements within the existing town of Minnewaukan and the proposed relocation of Minnewaukan to a site approximately one mile northwest of the existing town. The attached AD-1006 form is for the proposed relocation site. I am attaching two exhibits. One shows the overall study area with soil map units for multiple projects that make up the proposal to relocate Minnewaukan. The second exhibit, entitled Alternative B: New Town Site, is the project for which the attached AD-1006 form has been completed. The remainder of the projects have not had an AD-1006 form completed because they are either located within city limits or result in temporary impacts.

Due to the emergency nature of this project, if there is a way to expedite your review of the attached form, it would be greatly appreciated. If you have any questions or concerns, please call me at the number below.

Thank you for your time and cooperation,

Becky Rude  
Environmental Planner  
Kadrmass, Lee & Jackson  
800 Kensington Avenue, Suite 202  
Missoula, MT 59801  
406.207.0273

# FARMLAND CONVERSION IMPACT RATING

<b>PART I</b> <i>(To be completed by Federal Agency)</i>	Date Of Land Evaluation Request 8/26/11
Name Of Project Minnewaukan Relocation Project	Federal Agency Involved FEMA, EDA, HUD, and USACE
Proposed Land Use Residential, Commercial, and Infrastructure	County And State Benson County, ND

<b>PART II</b> <i>(To be completed by NRCS)</i>		Date Request Received By NRCS	
Does the site contain prime, unique, statewide or local important farmland? <i>(If no, the FPPA does not apply -- do not complete additional parts of this form).</i>		Yes <input type="checkbox"/>	No <input type="checkbox"/>
Major Crop(s)		Farmable Land In Govt. Jurisdiction Acres: %	Acres Irrigated Average Farm Size
Name Of Land Evaluation System Used	Name Of Local Site Assessment System	Amount Of Farmland As Defined in FPPA Acres: %	
		Date Land Evaluation Returned By NRCS	

<b>PART III</b> <i>(To be completed by Federal Agency)</i>	Alternative Site Rating			
	Site A	Site B	Site C	Site D
A. Total Acres To Be Converted Directly	80.0			
B. Total Acres To Be Converted Indirectly				
C. Total Acres In Site	80.0	0.0	0.0	0.0

<b>PART IV</b> <i>(To be completed by NRCS)</i> Land Evaluation Information				
A. Total Acres Prime And Unique Farmland				
B. Total Acres Statewide And Local Important Farmland				
C. Percentage Of Farmland In County Or Local Govt. Unit To Be Converted				
D. Percentage Of Farmland In Govt. Jurisdiction With Same Or Higher Relative Value				

<b>PART V</b> <i>(To be completed by NRCS)</i> Land Evaluation Criterion Relative Value Of Farmland To Be Converted <i>(Scale of 0 to 100 Points)</i>	0	0	0	0
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<b>PART VI</b> <i>(To be completed by Federal Agency)</i> Site Assessment Criteria <i>(These criteria are explained in 7 CFR 658.5(b))</i>	Maximum Points				
1. Area In Nonurban Use					
2. Perimeter In Nonurban Use					
3. Percent Of Site Being Farmed					
4. Protection Provided By State And Local Government					
5. Distance From Urban Builtup Area					
6. Distance To Urban Support Services					
7. Size Of Present Farm Unit Compared To Average					
8. Creation Of Nonfarmable Farmland					
9. Availability Of Farm Support Services					
10. On-Farm Investments					
11. Effects Of Conversion On Farm Support Services					
12. Compatibility With Existing Agricultural Use					
<b>TOTAL SITE ASSESSMENT POINTS</b>	160	0	0	0	0

<b>PART VII</b> <i>(To be completed by Federal Agency)</i>					
Relative Value Of Farmland <i>(From Part V)</i>	100	0	0	0	0
Total Site Assessment <i>(From Part VI above or a local site assessment)</i>	160	0	0	0	0
<b>TOTAL POINTS</b> <i>(Total of above 2 lines)</i>	260	0	0	0	0

Site Selected:	Date Of Selection	Was A Local Site Assessment Used? Yes <input type="checkbox"/> No <input type="checkbox"/>
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Reason For Selection:

# Alternative B: New Town Site



# Farmland & Soils Benson County, North Dakota



**Proposed  
New Town Site**

**Minnewaukan**

<span style="color: green;">■</span>	Prime Farmland
<span style="color: orange;">■</span>	Farmland of Statewide Importance
<span style="color: lightgreen;">■</span>	Prime Farmland If Drained
<span style="color: red; border: 1px solid red;">■</span>	Study Area



Natural Resources Conservation Service  
P.O. Box 1458  
Bismarck, ND 58502-1458

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August 30, 2011

Becky Rude  
Kadrmass, Lee & Jackson  
800 Kensington Avenue, Suite 202  
Missoula, MT 59801

RE: Minnewaukan Relocation Project

Dear Ms. Rude:

The Natural Resources Conservation Service (NRCS) has reviewed your letter dated August 26, 2011, regarding the referenced activity and acknowledges your request to determine whether your project affects farmland as defined in Sec. 658.2(a) of the Code of Federal Regulations (CFR) dealing with the Farmland Protection Policy Act (FPPA).

NRCS has a major responsibility with the Farmland Protection Policy Act (FPPA) in documenting conversion of farmland (i.e., prime, statewide, and local importance) to non-agricultural use when federal funding is used. To expedite the FPPA process, I have forwarded all information you provided to Richard Lee, Area Resource Soil Scientist, NRCS Area Office, Devils Lake, North Dakota for completion.

Sincerely,

  
JEROME M. SCHAAR  
State Soil Scientist/MO 7 Leader





Natural Resources Conservation Service  
502 Hwy 2 W, Suite 1  
Devils Lake, ND 58301

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December 06, 2011

**Becky Rude**  
**Environmental Planner**  
**Kadrmass, Lee & Jackson**  
**800 Kensington Avenue, Suite 202**  
**Missoula, MT 59801**

**Subject: Farmland Conversion Impact Rating –Minnewaukan Town Site**

**Dear Ms. Rude,**

The Form AD-1006 that you submitted to the NRCS was forwarded to me to complete as our Area Resource Soil Scientist recently retired and the position has not been filled, as yet. I am returning the completed form. I did complete Part VI and VII, as well. If you have any questions concerning the points assigned for any of the criteria, feel free to contact me. As you will see on the AD-1006, the total of site assessment points and relative value of the farmland is 161. This barely meets the minimum threshold normally requiring assessment of alternative sites. However, finding other suitable sites in proximity to the existing town of Minnewaukan with less total points is highly unlikely, so an alternative proposal will not be expected.

Please contact me if I can be of further assistance.

Sincerely,

A handwritten signature in cursive script that reads "Alan R. Gulsvig".

**Alan R. Gulsvig**  
**MLRA Soil Survey Leader**  
**Ph. (701) 662-7967, ext. 155**

U.S. Department of Agriculture

# FARMLAND CONVERSION IMPACT RATING

<b>PART I (To be completed by Federal Agency)</b>		Date Of Land Evaluation Request 8/26/11	
Name Of Project Minnewaukan Relocation Project		Federal Agency Involved FEMA, EDA, HUD, and USACE	
Proposed Land Use Residential, Commercial, and Infrastructure		County And State Benson County, ND	
<b>PART II (To be completed by NRCS)</b>		Date Request Received By NRCS 10/24/11	
Does the site contain prime, unique, statewide or local important farmland? <i>(If no, the FPPA does not apply -- do not complete additional parts of this form).</i>		Yes <input checked="" type="checkbox"/>	No <input type="checkbox"/>
		Acres Irrigated 0	Average Farm Size 1,440 ac.
Major Crop(s) Small grains, row crops	Farmable Land In Govt. Jurisdiction Acres: 597,372 % 65	Amount Of Farmland As Defined in FPPA Acres: 816,265 % 94	
Name Of Land Evaluation System Used LESA	Name Of Local Site Assessment System N/A	Date Land Evaluation Returned By NRCS 12/6/11	

<b>PART III (To be completed by Federal Agency)</b>	Alternative Site Rating			
	Site A	Site B	Site C	Site D
	80.0			
	80.0	0.0	0.0	0.0

<b>PART IV (To be completed by NRCS) Land Evaluation Information</b>				
A. Total Acres Prime And Unique Farmland	62.0			
B. Total Acres Statewide And Local Important Farmland	17.6			
C. Percentage Of Farmland In County Or Local Govt. Unit To Be Converted	0.0			
D. Percentage Of Farmland In Govt. Jurisdiction With Same Or Higher Relative Value	33.0			

<b>PART V (To be completed by NRCS) Land Evaluation Criterion Relative Value Of Farmland To Be Converted (Scale of 0 to 100 Points)</b>	80	0	0	0
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<b>PART VI (To be completed by Federal Agency)</b>	Maximum Points				
Site Assessment Criteria <i>(These criteria are explained in 7 CFR 658.5(b))</i>					
1. Area In Nonurban Use	15				
2. Perimeter In Nonurban Use	10				
3. Percent Of Site Being Farmed	20				
4. Protection Provided By State And Local Government	0				
5. Distance From Urban Builtup Area	15				
6. Distance To Urban Support Services	10				
7. Size Of Present Farm Unit Compared To Average	5				
8. Creation Of Nonfarmable Farmland	0				
9. Availability Of Farm Support Services	5				
10. On-Farm Investments	0				
11. Effects Of Conversion On Farm Support Services	0				
12. Compatibility With Existing Agricultural Use	1				
<b>TOTAL SITE ASSESSMENT POINTS</b>	160	81	0	0	0

<b>PART VII (To be completed by Federal Agency)</b>					
Relative Value Of Farmland <i>(From Part V)</i>	100	80	0	0	0
Total Site Assessment <i>(From Part VI above or a local site assessment)</i>	160	81	0	0	0
<b>TOTAL POINTS (Total of above 2 lines)</b>	260	161	0	0	0

Site Selected:	Date Of Selection	Was A Local Site Assessment Used? Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>
Reason For Selection:		

Farmland Classification—Benson County, North Dakota  
(Minnewaukan - new town site)



99° 17' 15"



Map Scale: 1:4,170 if printed on A size (8.5" x 11") sheet.



## Farmland Classification

Farmland Classification— Summary by Map Unit — Benson County, North Dakota (ND005)				
Map unit symbol	Map unit name	Rating	Acres in AOI	Percent of AOI
F101A	Hamerly-Wyard loams, 0 to 3 percent slopes	All areas are prime farmland	21.1	26.1%
F118A	Vallers loam, saline, 0 to 1 percent slopes	Not prime farmland	0.4	0.5%
F143A	Barnes-Svea loams, 0 to 3 percent slopes	All areas are prime farmland	5.4	6.7%
F144B	Barnes-Buse loams, 3 to 6 percent slopes	Farmland of statewide importance	17.9	22.1%
F167B	Balaton-Wyard loams, 0 to 6 percent slopes	All areas are prime farmland	36.1	44.6%
<b>Totals for Area of Interest</b>			<b>81.0</b>	<b>100.0%</b>

### Description

Farmland classification identifies map units as prime farmland, farmland of statewide importance, farmland of local importance, or unique farmland. It identifies the location and extent of the soils that are best suited to food, feed, fiber, forage, and oilseed crops. NRCS policy and procedures on prime and unique farmlands are published in the "Federal Register," Vol. 43, No. 21, January 31, 1978.

### Rating Options

*Aggregation Method:* No Aggregation Necessary

*Tie-break Rule:* Lower

# **APPENDIX D**

## **Wetland Delineation Summary**

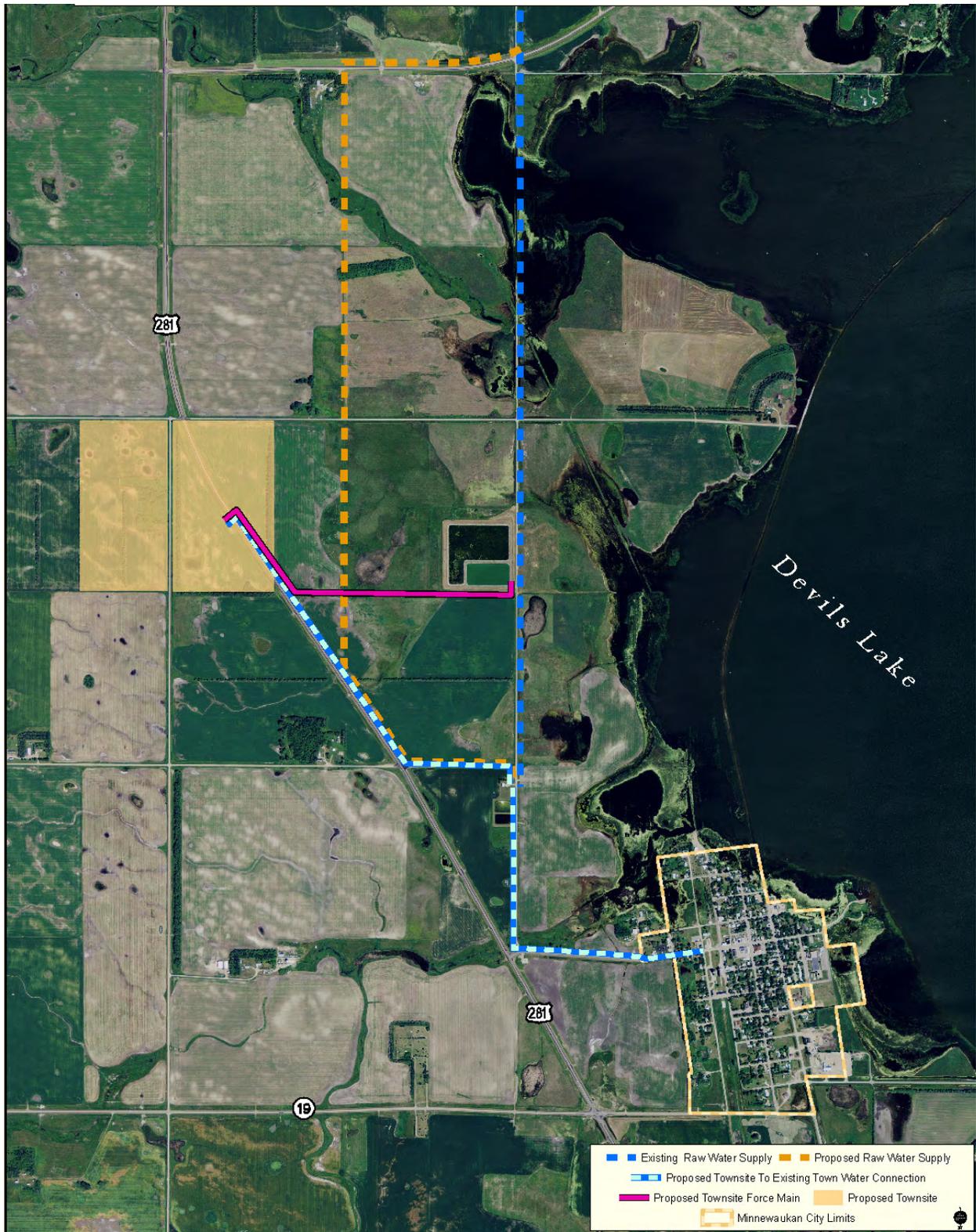
## Introduction

Kadmas, Lee & Jackson completed a field wetland delineation for the relocation of portions of the city of Minnewaukan. Rising waters in adjacent Devils Lake have caused parts of Minnewaukan to become inundated. As such, the City of Minnewaukan is proposing to construct roads, water lines, a water tower, sewage lift stations, and sewer lines in a new location. The project is located within Township 153 North, Range 67 West, Section 3, 4, 9, 10, and 15 and Township 154 North, Range 67 West, Sections 33 and 34 near the city of Minnewaukan, Benson County, North Dakota. The project would begin construction in 2011 with completion targeted for 2012. ***Please refer to Exhibit 1, Project Location Map.***

The Minnewaukan Public School has acquired a 45-acre tract located approximately one mile northwest of town along U.S. Highway 281. The school will utilize approximately 16 acres of the parcel. The City is purchasing the remaining 29 acres from the school for the town relocation. An additional 42 acres located to the east of U.S. Highway 281 are being acquired (purchase agreement established) for industrial development.

The proposed town site location will be able to utilize the existing sewage lagoons (located directly to the east) and the existing water treatment plant located between the new and existing locations. The 160-acre master plan for the new Minnewaukan town site allows space for the school, future commercial uses, governmental uses, parks, and residential development. Phase 1 for the new Minnewaukan town site will include the four Industrial lots, four commercial lots, the school property, and 38 residential lots. The infrastructure requirements for the new town site are detailed below:

- New Water Distribution System: A new water distribution system will need to be constructed to serve the school, commercial property and the residential area. Based upon Phase I, approximately 4,375 feet of 8-inch PVC watermain, 13,325 feet of 12-inch PVC watermain connecting the new and existing town, gate valves, service laterals, fire hydrants and accessories will be constructed.
- New Sewage Collection System: A new sanitary sewer collection system will be required to serve the Phase I properties. According to this plan, approximately 5,025 feet of 8-inch PVC sanitary sewer will need to be constructed along with sanitary manholes, service laterals and accessories.
- Sanitary Sewer Lift Station and Forcemain: To convey sewage from the new Minnewaukan location to the existing stabilization lagoons, a new sanitary lift station and 5,050 feet of forcemain to the lagoons will need to be constructed.
- Local and Collector Roads: To facilitate access to the school, commercial and residential areas, a rural gravel road cross section will be constructed. The road right-of-way for these roads will provide ditching for drainage.
- Regional Stormwater Pond: To accommodate stormwater runoff from the development, a regional stormwater pond will be required. The sizing of this pond will be determined during the platting process.



**Exhibit 1, Project Location Map**

The field wetland delineation and GPS data collection were conducted on May 23 and 24, 2011 by Shanna Braun of Kadrmass, Lee & Jackson. ***Please refer to Appendix A, Delineated Wetland Maps.***

### **Definitions and Methods**

The wetlands delineation was conducted in accordance with the 1987 USACE (United States Army Corps of Engineers) Wetland Delineation Manual and the March 2010 Regional Supplement to the [1987] Corps of Engineers Wetland Delineation Manual: Great Plains Region (Version 2.0). The routine approach for areas of less than five acres with onsite inspection was utilized, including the standard multi-parameter approach (vegetation, hydrology, and soils) for wetland identification. An area is considered to be a wetland if hydrophytic vegetation, wetland hydrology, and hydric soils are all present. Sample locations were determined using NWI (National Wetlands Inventory) maps along with sites which visually supported a hydrophytic plant community, as well as characteristics of wetland hydrology and hydric soils. Definitions and methodologies for determining each of these three parameters are summarized below:

#### **Hydrophytic Vegetation**

**Definition:** The prevalence (>50%) of dominant plant species that are adapted to life in saturated soil conditions.

**Method:** To determine if vegetation was hydrophytic, the scientific name and indicator status of dominant plant species at each wetland was recorded on USACE data sheets. Dominance refers to the spatial extent of a species that is directly observed in the field. The most abundant plant species that immediately exceeds 50 percent of the total dominance for each vegetation stratum, in addition to any other species comprising 20 percent or more of the total, are considered to be dominant species for that stratum. Where 50 percent or more of all dominant species were hydrophytic, the hydrophytic vegetation parameter was met. Relative percent cover<sup>1</sup> of dominant species within each stratum is listed on data sheets.

#### **Wetland Hydrology**

**Definition:** Inundated or saturated to the surface for a minimum of 5 percent, in consecutive days, of the growing season.

**Method:** Wetland hydrology was determined by observing the presence of primary and/or secondary indicators listed on the USACE data sheet. If one primary indicator or two secondary indicators were present, the wetland hydrology parameter was met.

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<sup>1</sup> Relative percent cover is determined by dividing the percent cover of a specific plant species by the total vegetation percent cover within the sample area.

## Hydric Soils

**Definition:** Soils that are saturated, flooded, or ponded long enough during the growing season to develop anaerobic conditions in the upper 12 inches.

**Method:** Based on the North Dakota Century Code 43-36, soils were not classified in the field. However, per the USACE 1987 Manual, hydric soils were assumed to be either present or not present in the sampling locations due to the presence or absence of a hydrophytic plant community and abrupt wetland/non-wetland boundary.

Base field maps were developed using aerial photography in combination with information from the USDA Soil Survey for Benson County, USFWS (United States Fish and Wildlife Service) NWI maps, and USGS (United States Geological Survey) topographic maps.

A wetlands delineation was conducted for a 220-acre study area. Twenty-four wetlands were identified within the study area. ***Please refer to Appendix A, Delineated Wetland Maps.*** For a visual overview of each site, ***please refer to Appendix B, Site Photos.***

Wetland boundaries at each project site were determined based on the USACE wetland delineation process through completing paired sample points as needed and investigating vegetation and hydrology parameters. The wetland boundary was surveyed using GPS data collection. It should be noted that some wetlands extended beyond the limits of the study area. Only wetland portions within the study area were delineated. Specific data for each sample point can be found on data sheets included in ***Appendix C, Data Sheets.***

## Results and Discussion

The study area is located in a part of the upper Great Plains known as the Prairie Pothole Region. As glaciers from the last ice age began to recede, millions of small depressional wetlands, known as potholes, were created. As this area has been settled by humans and associated development has progressed, it is estimated that more than half of the wetlands within the Prairie Pothole Region have been drained to accommodate agricultural practices. The study area is in a predominantly rural setting and is comprised of cropland, rangeland, and hayland.

Twenty-four wetlands totaling approximately 18.92 acres were delineated within the study area. Approximately 66% of the delineated wetlands were palustrine, emergent wetlands that are either temporarily or seasonally flooded and are consistent with wetland types typically found within the Prairie Pothole Region, with the majority of the other wetlands being artificial road ditch wetlands. ***Please refer to Table 1, Summary of Delineated Wetlands.***

Table 1 Summary of Delineated Wetlands			
Wetland Number	Cowardin Classification Type	Wetland Feature	Size (Acres)
1	PEMAx	Artificial	1.57
2	PEMAx	Artificial	2.52
3	PEMA	Natural	2.60
4	PEMA	Natural	1.20
5	PEMA	Natural	0.32
6	PEMA	Natural	0.57
7	PEMA	Natural	0.14
8	PEMA	Natural	0.88
9	PEMC	Natural	0.15
10	PEMC	Natural	0.32
11	PEMAx	Artificial	0.12
12	PEMAx	Artificial	0.08
13	PEMA	Natural	0.16
14	R2UB	Natural	1.29
15	PEMAx	Artificial	2.57
16	PEMA	Natural	0.24
17	PEMA	Natural	0.19
18	PEMAx	Artificial	1.30
19	PEMAx	Artificial	0.50
20	PEMA	Natural	0.09
21	PEMA	Natural	0.09
22	PEMA	Natural	0.10
23	PEMA	Natural	1.32
24	PEMA	Natural	0.60
<b>Delineated Wetland Total</b>			<b>18.92</b>

The sample points displayed a variety of hydrophytic vegetation and surrounding upland vegetation. ***Please refer to Table 2, Summary of Dominant Plants Observed and Indicator Status.*** Additional information regarding distribution and dominance of each species can be found on the data sheets included in ***Appendix C.***

**Table 2**  
**Summary of Dominant Plants Observed and Indicator Status**

<b>Wetland Species</b>		
<b>Scientific Name</b>	<b>Common Name</b>	<b>Region 4 Indicator Status</b>
<i>Acer negundo</i>	Boxelder	FACW-
<i>Eleocharis erythropoda</i>	Bald Spikerush	OBL
<i>Juncus balticus</i>	Baltic Rush	OBL
<i>Phalaris arundinacea</i>	Reed Canarygrass	FACW+
<i>Typha sp.</i>	Cattail	OBL
<b>Upland Species</b>		
<b>Scientific Name</b>	<b>Common Name</b>	<b>Region 4 Indicator Status</b>
<i>Bassia prostrata</i>	Kochia	--
<i>Bromus inermis</i>	Smooth Brome	--
<i>Medicago sativa</i>	Alfalfa	--
<i>Poa pratensis</i>	Kentucky Bluegrass	FACU
<i>Taraxacum officinale</i>	Dandelion	FACU

The dominant primary indicators of wetland hydrology were the presence of surface water and saturation at the surface.

### **Conclusion**

Approximately 18.92 acres of delineated wetlands were identified within the study area. Final determination over jurisdictional wetlands within the study area is the decision of the USACE. All necessary permits shall be acquired in the event that the delineated wetlands within the study area are determined to be jurisdictional by the referenced agency and will be affected by the proposed project.

## References

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- Cowardin ET AL. 1979, Classification of Wetlands and Deepwater Habitats of the U.S. as modified for National Wetland Inventory Mapping Convention <<http://www.fws.gov/nwi/MapCodesLegend.pdf>>.
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- Reed, P.B. 1988. National List of Plant Species that Occur in Wetlands: National Summary. U.S. Fish and Wildlife Service Biological Report 88(24).
- United States Department of Agriculture Natural Resources Conservation Service. Plants Database. Accessed June 6, 2011. < <http://plants.usda.gov/index.html>>.
- Van Bruggen, Theodore. 1992. Wildflowers, Grasses & Other Plants of the Northern Plains and Black Hills: University of South Dakota, Biology Department. 112pp.
- Wetland Training Institute, Inc. 1995. Wetland Delineation Lecture Notes based on the 1987 U.S. Army Corps of Engineers Wetland Delineation Manual and Technical Report Y-87-1, Glenwood NM. WTI 02-1 164pp.

## Delineator's Credentials

- Education: University of Minnesota – MS Water Resources Science (in progress)  
North Dakota State University – BS Natural Resources Management
- Professional Membership: Minnesota Wetland Professionals Association  
National Association of Environmental Professionals
- Training: University of Minnesota – Hydrology and Watershed Management  
University of Minnesota – Hydrology and Water Quality Field Methods  
Lorman Educational Services – Administration and Enforcement of the [Minnesota] Wetlands  
Minnesota Wetland Delineator Certification Program – Difficult to Delineate Wetlands  
Wetland Training Institute – Basic Wetland Delineation and Field Practicum (*training based in part on the U.S. Army Corps of Engineers Wetland Delineation Manual Technical Report Y-87-1 (1987 Manual), as provided for in training materials developed in conjunction with Section 307(e) of the Water Resources Development Act of 1990 for the Wetland Delineator Certification Program*)  
Wetland Training Institute – Vegetation Establishment for Constructed Wetlands