



## County Administrator

Keith Berndt

### MEMO

TO: Flood Sales Tax Committee  
Ken Pawluk  
Rick Steen  
Mike Montplaisir  
Rodger Olson

FROM: Keith Berndt  
Cass County Administrator

DATE: April 14, 2015

SUBJECT: Flood Sales Tax Project Requests for 2015

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The Flood Sales Tax Committee will meet again on Monday, April 20, 2015, at 1:00 PM. There are two project requests to consider:

**Harwood Levy Improvements and Acquisitions:** This project was tabled during the April 6, 2015, meeting to allow additional information to be provided regarding the project and its relationship to the FM Diversion. The applicant's engineer will provide additional information that I believe provides answers to the questions posed during the meeting. I also believe the proposed project is an appropriate project for funding. Therefore, I recommend approval.

**Casselton Industrial Park Flood Improvements:** We received this application earlier, but I neglected to get it on the agenda for the April 6<sup>th</sup> meeting. Therefore, I recommend we consider it on April 20<sup>th</sup>. I would also recommend approval of the Casselton project.

Box 2806  
211 Ninth Street South  
Fargo, North Dakota 58108

701-241-5720  
Fax 701-297-6020  
[www.casscountynd.gov](http://www.casscountynd.gov)  
[berndtk@casscountynd.gov](mailto:berndtk@casscountynd.gov)

**FLOOD SALES TAX COMMITTEE  
AGENDA FOR APRIL 20, 2015**

Cass County Commission Room

1:00 PM

1. Call to Order
2. Approve minutes from previous meeting
3. Review of Harwood Levy Improvements and Acquisitions project
4. Review of Casselton Industrial Park Flood Improvements project
5. Other business
6. Adjournment

cc: Local Media

**FLOOD SALES TAX COMMITTEE  
APRIL 6, 2015—1:00 PM**

**1. MEETING TO ORDER**

Commissioner Ken Pawluk called a meeting of the Flood Sales Tax Committee to order on Monday, April 6, 2015, at 1:00 PM in the Commission Room, Cass County Courthouse, with the following present: County Administrator Keith Berndt; County Auditor Michael Montplaisir; Joint Water Resource District Representative Rodger Olson; County Commissioner Ken Pawluk; and County Commissioner Rick Steen.

Also present were County Commissioner Mary Scherling; County Engineer Jason Benson; Brandon Oye and Mike Opat, Moore Engineering; Tyler Odegaard and Darrin Schreiner, Normanna Township; Kevin Mayer, City of Casselton Public Works; Bill Rohrich, City of Harwood; and Stan Hanson, Houston Engineering.

**2. MINUTES APPROVED**

*MOTION, passed*

**Mr. Olson moved and Mr. Montplaisir seconded to approve the meeting minutes from May 5, 2014, as presented. Motion carried.**

**3. FLOOD SALES TAX FUND UPDATE**

Mr. Montplaisir reviewed the Cass County sales tax activity. There is over \$2.2 million in the fund available to be used for county projects.

**4. STATUS OF PREVIOUSLY APPROVED PROJECTS**

Mr. Berndt said any projects listed as being paid in full have been completed.

Mr. Mayer said the Casselton Levee Repairs project has been completed and the City Auditor is working on completing the reimbursement request.

Mr. Opat reviewed several previously approved projects. An additional allotment was requested for the Pontiac Township project, which is almost complete. Bids for the Upper Maple River Dam project were higher than anticipated, but funding from the State Water Commission may be available to offset some of the cost. The Lake Bertha Flood Water Detention project is still in the preliminary phase. Detention Project Development projects will be discussed in further detail during the review and selection of projects to be funded in 2015.

Mr. Oye said the Mapleton Levee Recertification is close to being complete. The majority of the project was completed last year and the remaining portions will be wrapped up over the next few months.

**5. REVIEW AND SELECTION OF PROJECTS TO BE FUNDED IN 2015**

Ms. Scherling asked for an overview of the criteria required for a project to be approved for flood sales tax dollars.

Mr. Berndt said discussion points outlining the prioritization of projects were

created when the first Flood Sales Tax Committee meeting was held in 2011. The discussion points were as follows: population benefited by the project; distribution of funds by location; disbursement percentage determined by the number of people benefited; cost effectiveness of the project; permanency of the project; effect of the diversion on the project; does the project have long-term merit (ex: 10 years); and other sources of funding.

Mr. Pawluk said funds have been solely dedicated to flood protection and have not been used for road projects.

Normanna Township Slide Repair and Road Move

Mr. Odegaard reviewed the Normanna Township Slide Repair and Road Move project. The project's intent is to move and reconstruct a 1,300 foot stretch of 167<sup>th</sup> Avenue in Normanna Township. The road is part of the river bank and serves as a levee, but the river bank and road are now falling into the river. The project was not eligible for FEMA funds after the floods of 2009 and 2010 as the river had not yet eroded into the road bed. The Cass County Highway Department has completed a plan and cost estimate for the project, which has been scaled back for affordability. The township is requesting 50%, or \$40,500, of the \$81,000 project cost from the Flood Sales Tax Committee.

Mr. Pawluk asked if the project will solve the problem. Mr. Benson said it would solve the problem and is the most cost effective solution.

Mr. Pawluk asked if the project would be eligible for funds from the State Water Commission. Mr. Olson said it would not.

Mr. Pawluk said he believes the project is on the line between being a road project and being an eligible flood protection project, but he will support it.

***MOTION, passed***

**Mr. Steen moved and Mr. Berndt seconded to approve the Normanna Township Slide Repair and Road Move project in the amount of \$40,500. Discussion: Mr. Olson asked how much the cost of the project has been reduced. Mr. Odegaard said the cost of the project went from \$125,000 to \$81,000 after the plan changed to move the road curve closer to the bank. On roll call vote, the motion carried unanimously.**

Upper Maple River Detention Study Phase II, Rush River Detention Study Phase II, and Swan Creek Detention Study Phase II

Mr. Opat reviewed the three Detention Study Phase II projects requests from the Cass County Joint Water Resource District. The requests are for a redirection of the Detention Project Development funds approved in 2014. The scope of work for the project has changed and the Cass County Joint Water Resource District would like to get formal approval from this committee. Project development teams will identify and prioritize problems in each watershed. The request is to redirect \$143,325 approved for 2014 Detention Project Development to the three projects. Each project is requesting \$45,500, for a total of \$136,500. The remaining \$6,825 initially approved would go back to the Flood Sales Tax Fund.

**MOTION, passed**

**Mr. Berndt moved and Mr. Steen seconded to approve the redirection of \$143,325 from the 2014 Detention Project Development project to the Upper Maple River Detention Study Phase II project, the Rush River Detention Study Phase II project, and the Swan Creek Detention Study Phase II project in the amounts of \$45,500 each, for a total of \$136,500. The remaining \$6,825 from the approved 2014 project will go back into the Flood Sales Tax Fund. On roll call vote, the motion carried unanimously.**

Harwood Levee Improvements and Home Acquisitions

Mr. Hanson reviewed the Harwood Levee Improvements and Home Acquisitions project request. Mr. Hanson said the City of Harwood recently completed a Capital Improvements plan that identified projects to improve flood control measures throughout the city. Harwood will benefit greatly from the diversion, but there are still areas where tail water may back up and cause flooding issues.

There are three areas of improvement included in the request. Area 1 includes purchasing two properties and collapsing an area of sewer. The project estimate is \$724,500. Area 2 involves purchasing and demolishing a property between the river and the Harwood Water Treatment facility and constructing a new levee that connects to existing flood protection. The project estimate is \$353,750. Area 3 involves purchasing a property easement to realign the ditch of Cass County Highway 81 to protect a sanitary sewer manhole that frequently becomes inundated with floodwater. The project estimate is \$35,620.

The total cost of the three projects is \$1,113,870. The City of Harwood is requesting a 50% cost share, for a total request amount of \$556,935.

Mr. Hanson said the city plans to move forward with all three projects, and if the county is able to assist with some of the costs the assessments for residents will be reduced significantly.

Mr. Pawluk said the three projects warrant more discussion. Mr. Berndt agreed, and suggested meeting again in two weeks.

Mr. Oye said a request was also submitted by the City of Casselton, but it does not appear on the list of requests discussed at today's meeting. Mr. Berndt said this request will also be discussed at the next meeting.

**6. NEXT MEETING**

The next meeting will be held on Monday, April 20, 2015.

**7. ADJOURNMENT*****MOTION, passed***

**On motion by Mr. Berndt, seconded by Mr. Olson, and all voting in favor, the meeting was adjourned at 2:04 PM.**

Updated 4/13/15

Previously Approved County Sales Tax Projects

Project	Total Approved	Paid	Left to Pay
Round Hill Project	\$ 350,696.00	\$ 350,696.00	\$ -
City of Oxbow Diking	\$ 105,284.29	\$ 105,284.29	\$ -
2012 City of Argusville Diking	\$ 168,925.00	\$ 168,925.00	\$ -
2012 Maple-Steele WRD Study	\$ 20,562.00	\$ 20,562.00	\$ -
2012 City of Mapleton - Lift Station	\$ 52,500.00	\$ 52,500.00	\$ -
2013 Pontiac Township - Project No 73	\$ 448,000.00	\$ 448,000.00	\$ -
2013 City of Argusville - Levee improvement	\$ 23,874.73	\$ 23,874.73	\$ -
2013 City of Casselton - Levee Repairs	\$ 23,750.00	\$ -	\$ 23,750.00
2013 Maple-Steele - Dam Project	\$ 17,500.00	\$ -	\$ 17,500.00
2014 City of Mapleton Levee Recertification 2012-1	\$ 543,324.58	\$ 336,300.76	\$ 207,023.82
2014 Pontiac township Project no 73 additional	\$ 52,000.00	\$ -	\$ 52,000.00
2014 Upper Maple River Dam	\$ 706,000.00	\$ -	\$ 706,000.00
2014 Lake Bertha Flood Water Detention	\$ 242,500.00	\$ -	\$ 242,500.00
2014 Detention project Development	<del>\$ 143,325.00</del>	Replaced by 3 study projects in 2015	
Total	\$ 2,898,241.60	\$ 1,506,142.78	\$ 1,248,773.82

2015 County Sales Tax Project Funding Requests

Project	Total Project Cost	County Funds Requested	March 6, 2015 Committee Action
Normanna Township Slide Repair and Road Move	\$ 81,000.00	\$ 72,900.00	Recommended \$40,500 in County Funding
Upper Maple River Detention Study Phase II	\$ 91,000.00	\$ 45,500.00	Approved previously in 2014
Rush River Detention Study Phase II	\$ 91,000.00	\$ 45,500.00	Approved previously in 2014
Swan Creek Detention Study Phase II	\$ 91,000.00	\$ 45,500.00	Approved previously in 2014
Harwood Levee Improvements and Home Acquisitions	\$ 1,113,870.00	\$ 556,935.00	Tabled to April 20, 2015
Casselton Industrial Park Improvements	\$ 2,620,000.00	\$ 1,310,000.00	Not considered during meeting on April 6 due to an oversight. Consider on 4/20.
Total 2015 Requests	\$ 4,087,870.00	\$ 2,076,335.00	



HoustonEngineering Inc.

Fargo Office

701.237.5065

701.237.5101

1401 21st Avenue North Fargo ND 58102

RECEIVED

FEB 20 2015

CASS COUNTY COMMISSION

February 20, 2015

Cass County  
Keith Berndt  
PO Box 2806  
Fargo, ND 58105

**Subject: Flood Risk Funding Assistance  
2015 Flood Control Improvements  
Harwood, North Dakota  
H.E. Project No. 3104\_159**

We are pleased to enclose herein a request for funding assistance from the Cass County sales tax for improved flood controls measures.

The City of Harwood has identified potential flood risk reduction projects through the City's Capital Improvement Plan. The City is seeking funding assistance to help offset City cost for land purchase, and construction of the flood control measures.

If you should have any questions please feel free to give me a call at 701.237.5065.

Thank you.

Sincerely,

HOUSTON ENGINEERING, INC.

A handwritten signature in black ink that reads "Stan Hanson".

Stan Hanson, P.E.  
sh:sh

cc: Mayor Bill Rohrich, City of Harwood, PO Box 65, Harwood, ND 58042

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**City of Harwood**  
**2015 Flood Control Improvements**  
**Harwood, North Dakota**

**1. Project Description**

The City of Harwood's Capital Improvement Plan has identified specific projects throughout the City to improve flood control measures. The improvements identified will provide valuable flood protection for the City. The City is requesting funding assistance for the flood control measures using the Cass County sales tax. A map showing the City's Capital Improvement areas is attached as Figure 1. A description of each improvement follows:

*Area 1 Berm Improvements:*

Due to slope stability issues along the existing line of flood protection, approximately 400 feet of levee west of Oak Circle will be removed along the bank of the Sheyenne River and replaced. Two properties adjacent to the river will be purchased and its buildings will be demolished and cleared from the site. Existing utilities (sanitary sewer and water services) in those 2 properties will be disconnected and removed and a new levee will be constructed away from the river bank and along the cul de sac to connect to the existing flood protection. See Plan Sheet 1 of 3 for a layout of the improvements.

*Area 2 Berm Improvements:*

A berm is being proposed to provide flood protection for the Harwood Water Treatment facility. Property between the river and existing facility will be purchased and the buildings on site will be demolished and cleared from the site. Existing utilities in that property will be removed as a part of the demolition, and the existing ring dike to protect the house will be removed. A new levee will be constructed and offset from the Sheyenne River. The levee will connect to the existing flood protection and will tie in to the high point in the shoulder of Maple Lane. See Plan Sheet 2 of 3 for a layout of the improvements.

*Area 3 Berm Improvements:*

An existing sanitary manhole becomes inundated to rising flood waters along Highway 81 with intersection of Chapin Drive. In order to raise an existing sanitary manhole to an elevation at or above Highway 81, the existing highway ditch will be realigned and the sanitary manhole will be raised. Stormwater that flows under Chapin Dr. will continue through the proposed ditch to the southeast, and the existing ditch will be filled in to raise the grade of the area around the manhole. Property will be required to reroute the ditch. See Plan Sheet 3 of 3 for a layout of the improvements.

**2. Estimated Total Project Cost**

A specific breakdown of the opinion of probable cost is found in Appendix A. Total Estimated cost for the project (includes construction, utility relocation, and property acquisition/project easements):



Total Cost	\$ 1,113,870.00
Cost Share for Cass County (50%):	\$ 556,935.00
City of Harwood (Special Assessments 50%)	\$ 556,935.00

**3. Point of Contact:**

Stan Hanson  
Houston Engineering Inc.  
1401 21st Avenue North  
Fargo, ND 58102  
Phone 701.237.5065  
[sthanson@houstoneng.com](mailto:sthanson@houstoneng.com)

Mayor Bill Rohrich  
City of Harwood  
PO Box 65  
Harwood, ND 58042  
Phone 701.281.0314  
[cityauditor@cityofharwood.com](mailto:cityauditor@cityofharwood.com)

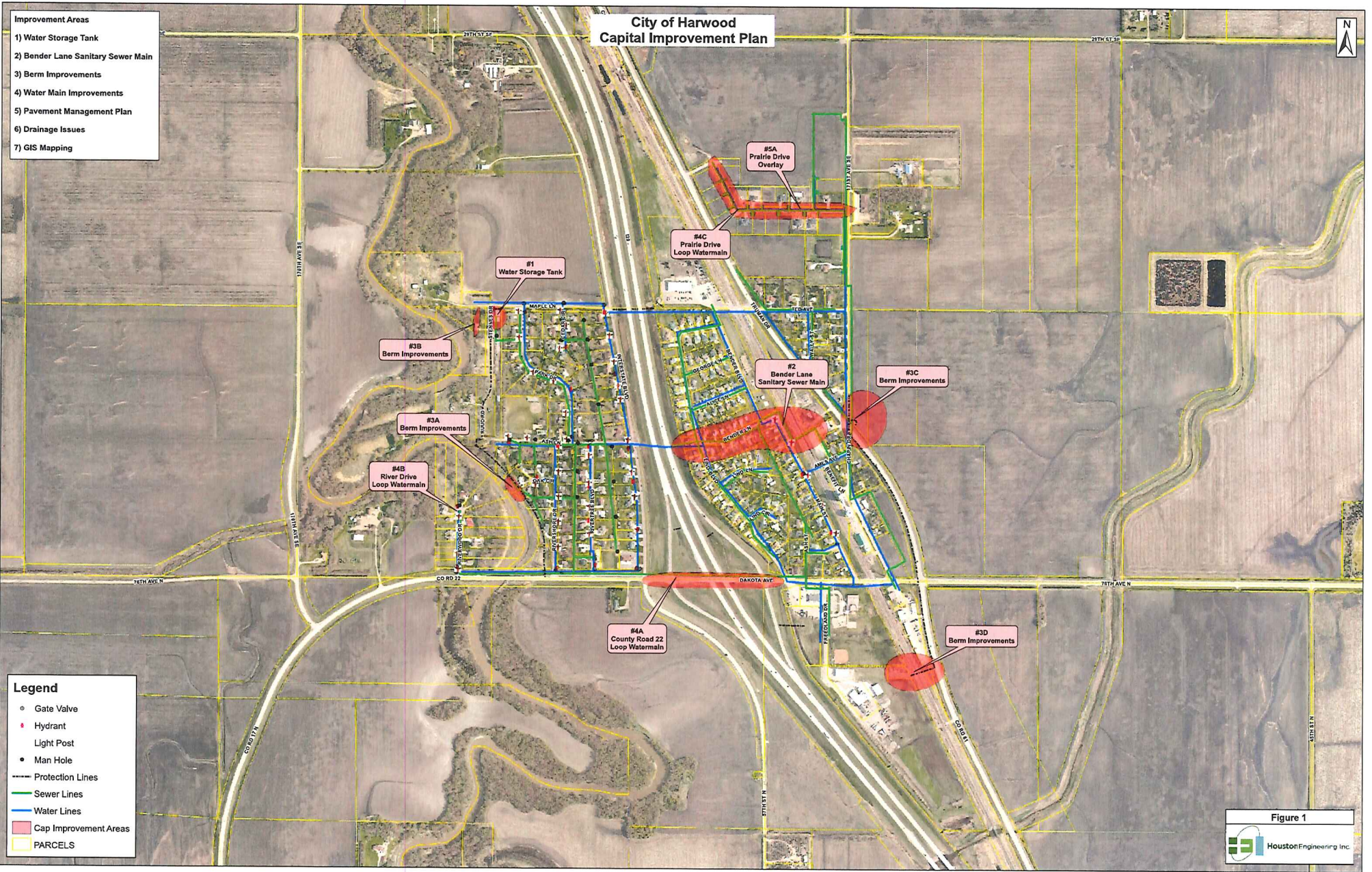
**4. Ownership and Maintenance:**

The City of Harwood will acquire the property for the improvements and will be responsible for maintenance.

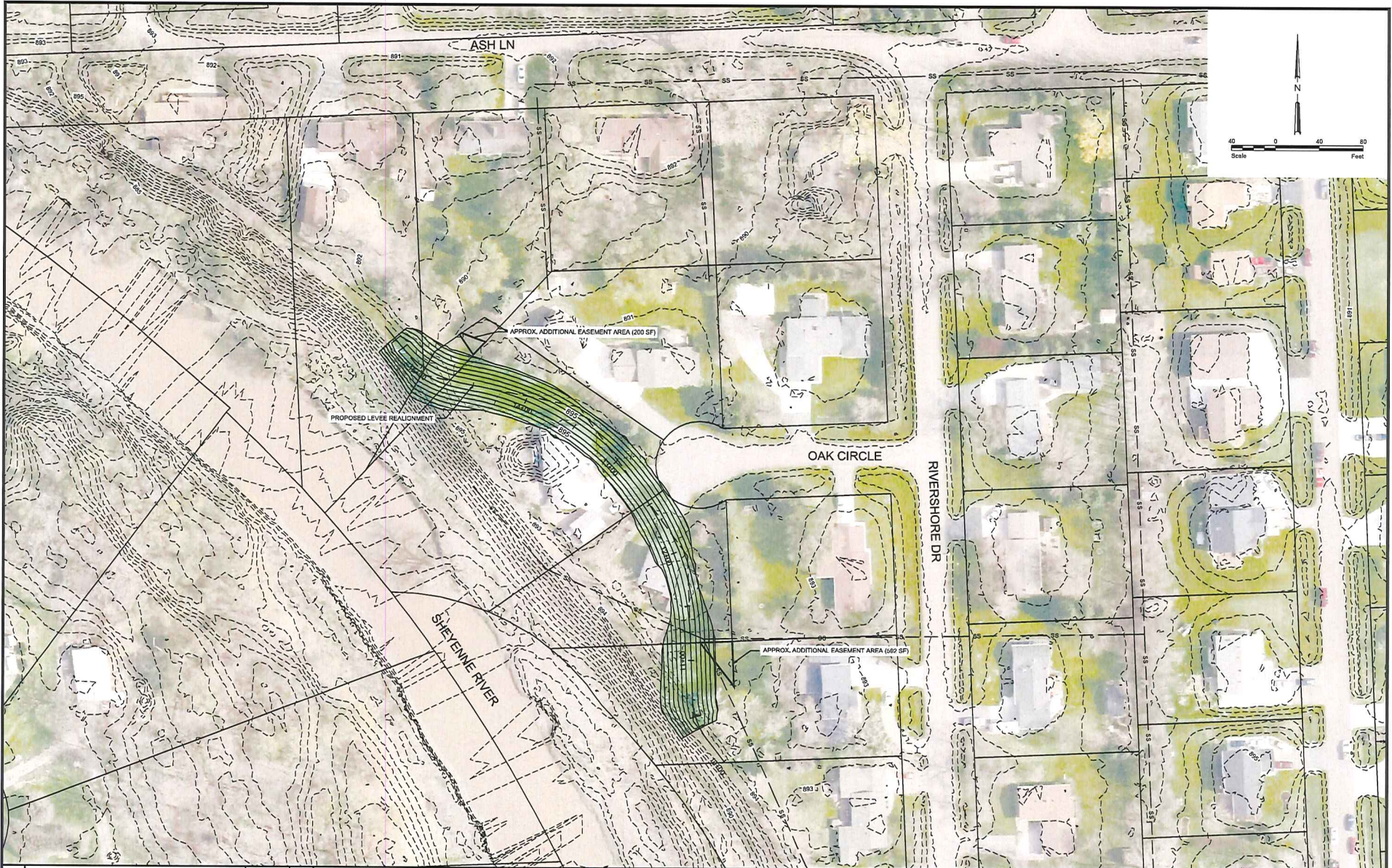
## City of Harwood Capital Improvement Plan



- Improvement Areas**
- 1) Water Storage Tank
  - 2) Bender Lane Sanitary Sewer Main
  - 3) Berm Improvements
  - 4) Water Main Improvements
  - 5) Pavement Management Plan
  - 6) Drainage Issues
  - 7) GIS Mapping



**Figure 1**  
Houston Engineering Inc.



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No.	Revision	Date	By

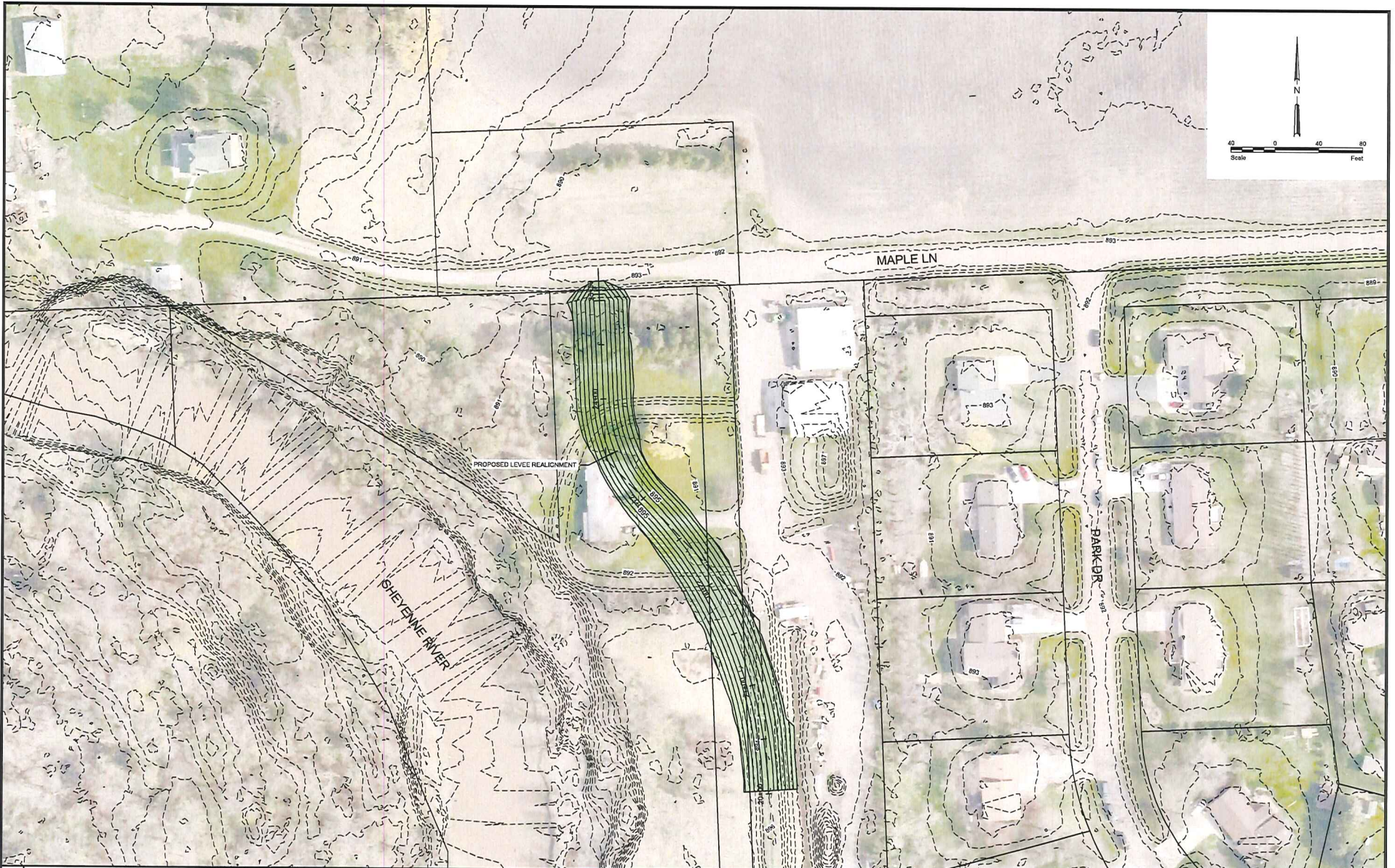


Fargo  
 Drawn by BJA  
 Date 2-18-15  
 Checked by MPL  
 Scale AS SHOWN

CITY OF HARWOOD CAPITAL IMPROVEMENTS  
 CITY OF HARWOOD  
 HARWOOD, NORTH DAKOTA

BERM IMPROVEMENTS  
 AREA 1  
 PROJECT NO. 3401-158

SHEET  
 1 of 3



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No.	Revision	Date	By

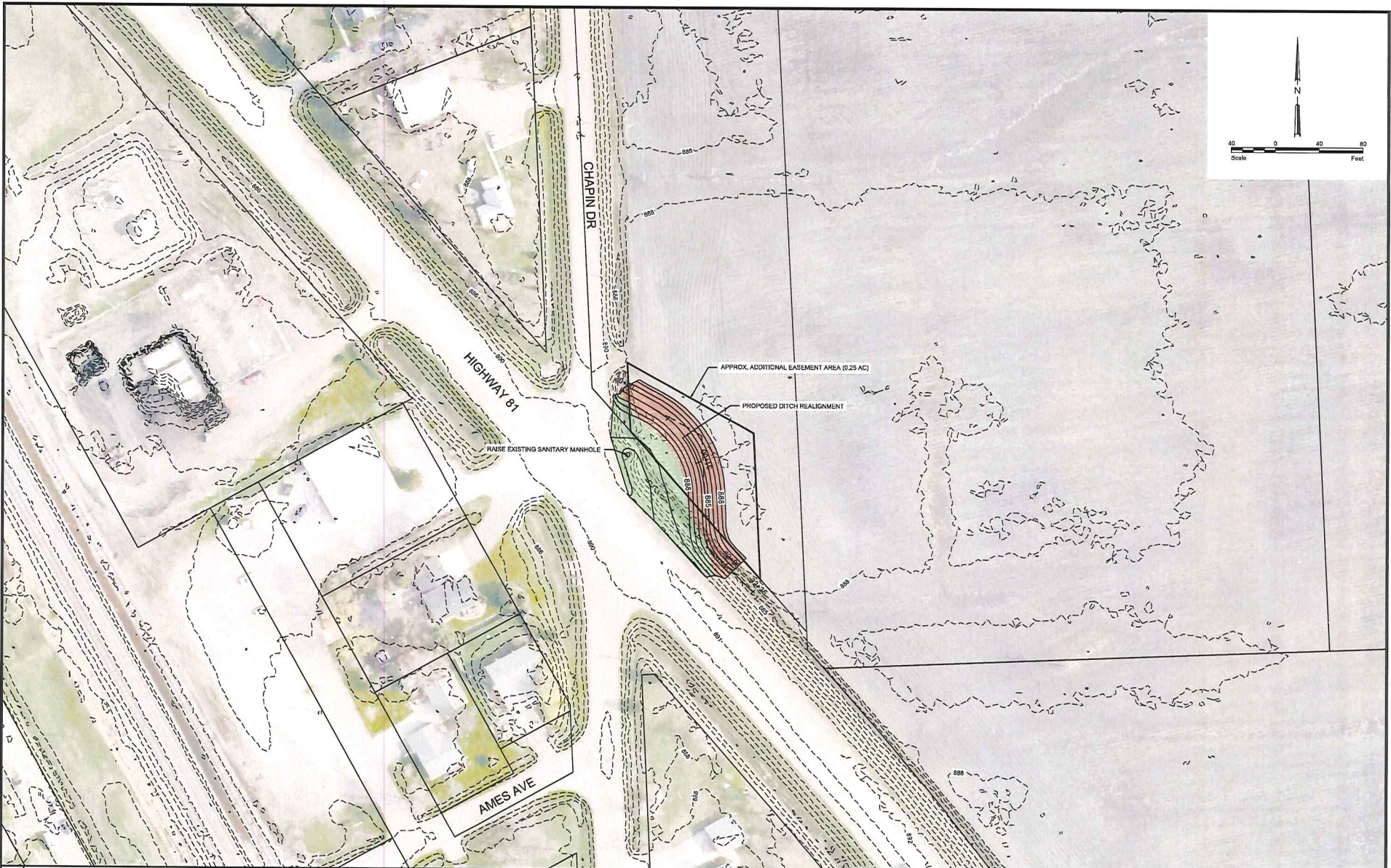


**Fargo**  
 Drawn by BJA Date 2-18-15  
 Checked by MPL Scale AS SHOWN

CITY OF HARWOOD CAPITAL IMPROVEMENTS  
 CITY OF HARWOOD  
 HARWOOD, NORTH DAKOTA

BERM IMPROVEMENTS  
 AREA 2  
 PROJECT NO. 3401-158

SHEET  
 2 of 3



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No.	Revision	Date	By



Fargo		Drawn by	Date
P: 701.237.5065		BJA	2-18-15
F: 701.237.5101		Checked by	Scale
		MPL	AS SHOWN

CITY OF HARWOOD CAPITAL IMPROVEMENTS  
 CITY OF HARWOOD  
 HARWOOD, NORTH DAKOTA

BERM IMPROVEMENTS  
 AREA 3  
 PROJECT NO. 3401-158

SHEET  
 3 of 3

**City of Harwood**  
**2015 Flood Control Improvements**  
**Opinion of Probable Cost**

<b>Area 1 Berm Improvements</b>					
<b>No.</b>	<b>Item</b>	<b>Unit</b>	<b>Quantity</b>	<b>Unit Price</b>	<b>Total Price</b>
1	Mobilization	LS	1	\$ 10,000.00	\$ 10,000.00
2	Building, Foundation & Site Demolition	EA	2	\$ 35,000.00	\$ 70,000.00
3	Clearing & Grubbing	AC	0.4	\$ 15,000.00	\$ 6,000.00
4	Common Excavation (EV)	CY	1,600	\$ 12.00	\$ 19,200.00
5	Common Borrow (CV)	CY	3,900	\$ 18.00	\$ 70,200.00
6	Salvage Topsoil	CY	750	\$ 9.00	\$ 6,750.00
7	Inspection Trench	CY	2,200	\$ 12.00	\$ 26,400.00
8	Sanitary Sewer Removal	LF	320	\$ 10.00	\$ 3,200.00
9	Seeding & Mulching	AC	1.5	\$ 2,500.00	\$ 3,750.00
10	Erosion Control	LS	1	\$ 2,500.00	\$ 2,500.00
Construction Subtotal					\$ 218,000.00
Contingencies (25%)					\$ 54,500.00
Project Easements					\$ 2,000.00
Property Acquisition					\$ 450,000.00
<b>Total Estimated Cost</b>					<b>\$ 724,500.00</b>

<b>Area 2 Berm Improvements</b>					
<b>No.</b>	<b>Item</b>	<b>Unit</b>	<b>Quantity</b>	<b>Unit Price</b>	<b>Total Price</b>
1	Mobilization	LS	1	\$ 7,500.00	\$ 7,500.00
2	Building, Foundation & Site Demolition	EA	1	\$ 35,000.00	\$ 35,000.00
3	Clearing & Grubbing	AC	0.3	\$ 15,000.00	\$ 4,500.00
4	Common Excavation (EV)	CY	1,500	\$ 12.00	\$ 18,000.00
5	Common Borrow (CV)	CY	3,900	\$ 18.00	\$ 70,200.00
6	Salvage Topsoil	CY	800	\$ 9.00	\$ 7,200.00
7	Inspection Trench	CY	2,200	\$ 12.00	\$ 26,400.00
8	Seeding & Mulching	AC	1.5	\$ 2,500.00	\$ 3,750.00
9	Erosion Control	LS	1	\$ 2,500.00	\$ 2,500.00
Construction Subtotal					\$ 175,050.00
Contingencies (25%)					\$ 43,700.00
Utility Relocation					\$ 10,000.00
Property Acquisition					\$ 125,000.00
<b>Total Estimated Cost</b>					<b>\$ 353,750.00</b>

<b>Area 3 Berm Improvements</b>					
<b>No.</b>	<b>Item</b>	<b>Unit</b>	<b>Quantity</b>	<b>Unit Price</b>	<b>Total Price</b>
1	Mobilization	LS	1	\$ 3,500.00	\$ 3,500.00
2	Raise Sanitary Manhole	LS	1	\$ 1,500.00	\$ 1,500.00
3	Common Excavation (Ditch) (EV)	CY	500	\$ 10.00	\$ 5,000.00
4	Common Borrow (Ditch) (CV)	CY	350	\$ 8.00	\$ 2,800.00
5	Salvage Topsoil	CY	230	\$ 9.00	\$ 2,070.00
6	Stormwater Sluice Gate	EA	2	\$ 2,500.00	\$ 5,000.00
7	Seeding & Mulching	AC	0.5	\$ 2,500.00	\$ 1,250.00
8	Erosion Control	LS	1	\$ 1,000.00	\$ 1,000.00
Construction Subtotal					\$ 22,120.00
Contingencies (25%)					\$ 7,000.00
Utility Relocation					\$ 5,000.00
Project Easements (\$5,000/AC)					\$ 1,500.00
<b>Total Estimated Cost</b>					<b>\$ 35,620.00</b>

**Total Cost of Improvements \$ 1,113,870.00**

# CITY OF CASSELTON

PO Box 548

Casselton, North Dakota 58012

Phone (701) 347-4861 • Fax (701) 347-4505

cassaudit@casselton.org

SHEILA K. KLEVGARD, Auditor

LEE ANDERSON, Mayor

DELVIN LOSING, City Attorney

March 13, 2015

Cass County Commission  
Box 2806  
211 9<sup>th</sup> Street South  
Fargo, ND 58102

RE: Flood Risk Reduction Project Request

Chairman and Commission

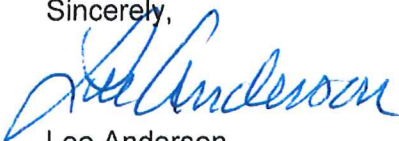
The City of Casselton has been experiencing significant flooding within our Industrial Park during large rain events or significant snow melts in the spring, as shown in the enclosed pictures. A portion of the water comes from overland flooding west of the Industrial Park, which we plan to mitigate by redirecting the drainage around the Industrial Park to the north before it enters the storm sewer system. We also plan to construct a new detention pond and lift station to handle the 100-yr event (approximately 6.34 inches in 24 hours). The current detention pond and pumping station are significantly undersized. The outlet is restricted by the drainage conveyance along the north side of Interstate Highway 94 east of Casselton. The City will be working with the NDDOT and FHWA to approve the adjusted drainage system.

We have attempted in the past to complete improvements to address the flooding issues, but the appropriate alternative would have been a significant financial burden.

The City of Casselton has been very proactive in addressing our flooding issues in the past, spending millions of dollars reconstructing the Swan Creek Diversion through town and constructing flood protection levees around the residential areas of town. We are now turning our focus to address the flooding issues within our Industrial Park and would greatly appreciate the financial assistance made available through the Flood Risk Reduction Sales Tax.

Please find enclosed the additional information requested.

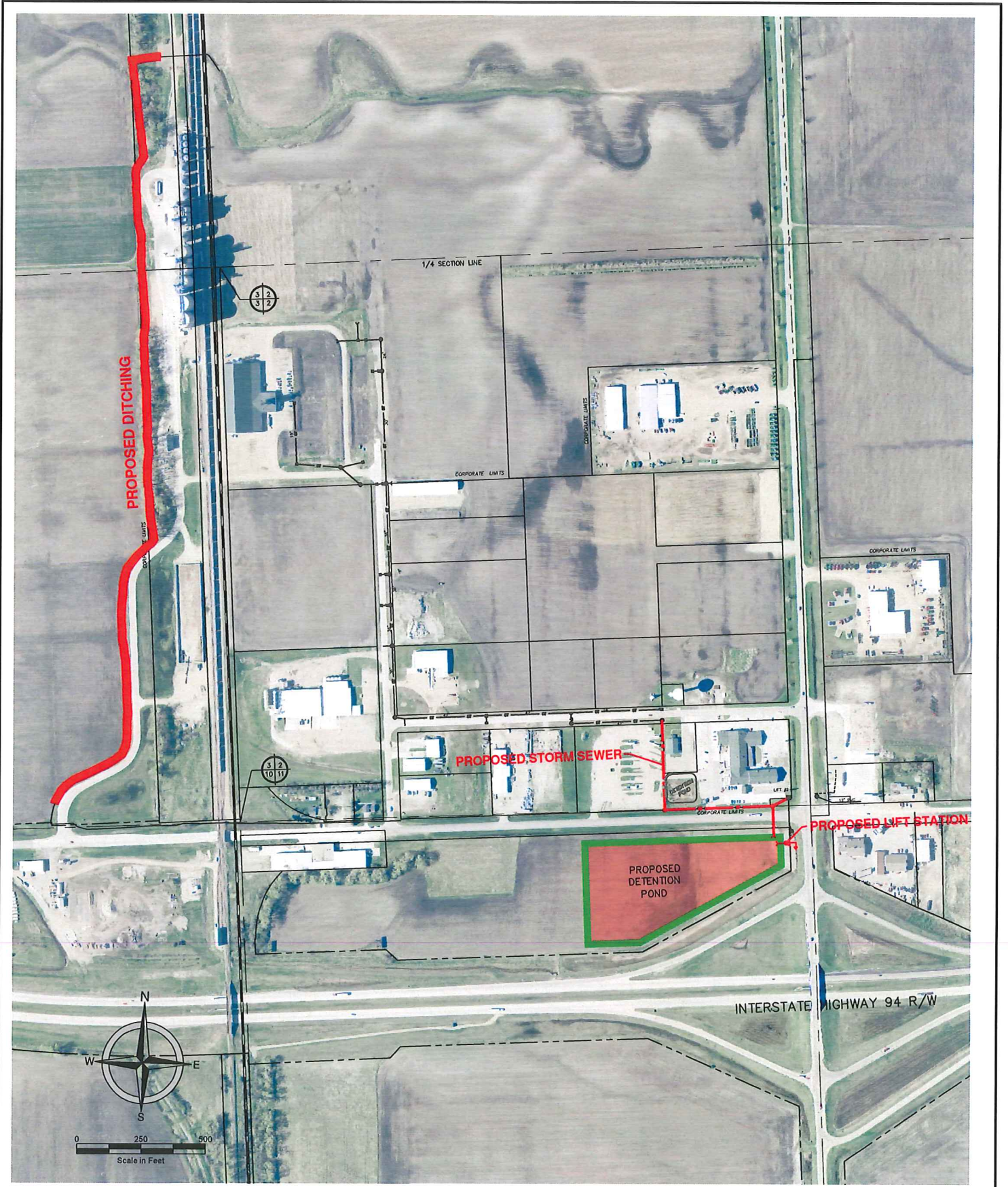
Sincerely,



Lee Anderson  
Mayor, City of Casselton

- 1) Project Description: **Industrial Park Flood Protection Improvements**
- 2) Point of Contact: Brandon Oye, Moore Engineering Inc.
- 3) Estimated Cost: \$2,620,000 (See attached Engineer's Opinion of Cost and Map)
- 4) County Funding Requested: 50%
- 5) Other Funding Sources: Clean Water State Revolving Fund (CWSRF) with Special Assessments
- 6) Who will own and maintain: City of Casselton





GENERAL LAYOUT  
 HEARTLAND INDUSTRIAL PARK FLOOD PROTECTION IMPROVEMENTS  
 CASSELTON, ND

PROJECT No.	18445
DATE:	03.13.15
REVISED:	-
DRAWN BY:	BPK
CHECKED BY:	BLO



**Heartland Industrial Park Flood Improvements  
Casselton, North Dakota**

*Engineer's Preliminary Opinion of Probable Cost*

<i>ITEM</i>	<i>UNIT</i>	<i>QUANTITY</i>	<i>UNIT PRICE</i>	<i>TOTAL</i>
1. Topsoil Stripping & Replacement	CY	14,250	\$10.00	\$142,500.00
2. Pond Excavation	CY	100,000	\$7.50	\$750,000.00
3. Ditching	LF	3,900	\$30.00	\$117,000.00
4. Culvert - Remove	LF	150	\$15.00	\$2,250.00
5. CSP - 30"	LF	150	\$50.00	\$7,500.00
6. Flared End Section - 30" CSP	EA	2	\$500.00	\$1,000.00
7. RCP - Remove	LF	600	\$30.00	\$18,000.00
8. Storm Sewer - 48" RCP	LF	1,040	\$150.00	\$156,000.00
10. Flared Eng Section - 48" RCP	EA	1	\$3,000.00	\$3,000.00
11. Storm Sewer Connection	EA	2	\$750.00	\$1,500.00
12. Storm Sewer Manhole - 96"	EA	2	\$10,000.00	\$20,000.00
13. Storm Sewer Lift Station - Abandon	EA	1	\$5,000.00	\$5,000.00
14. Storm Sewer Lift Station	LS	1	\$275,000.00	\$275,000.00
15. Discharge Outlet	LS	1	\$25,000.00	\$25,000.00
17. Asphalt Patch	SY	30	\$200.00	\$6,000.00
18. Seed & Mulch	AC	12	\$3,000.00	\$36,000.00
19. Storm Water Management	LS	1	\$5,000.00	\$5,000.00
20. Traffic Control	LS	1	\$7,500.00	\$7,500.00
21. Material Testing	Invoice	1	\$7,500.00	\$7,500.00

<b>Total Construction</b>	<u>\$1,585,750.00</u>
Engineering, Legal, Admin & Contingencies	\$634,250.00
Land Acquisition	\$400,000.00
<b><i>TOTAL PROJECT</i></b>	<u><u>\$2,620,000.00</u></u>

**Funding Sources**

Local (50%)	\$1,310,000.00
Cass County Flood Sales Tax (50%)	\$1,310,000.00

**Local Financing - CWSRF**

Total Acres	173
Average Cost Per Acre	\$7,570.00
Loan Period (yrs)	30
Interest Rate	3.50%
Average Yearly Cost Per Acre	\$412.00
Average Monthly Cost Per Acre	\$34.30



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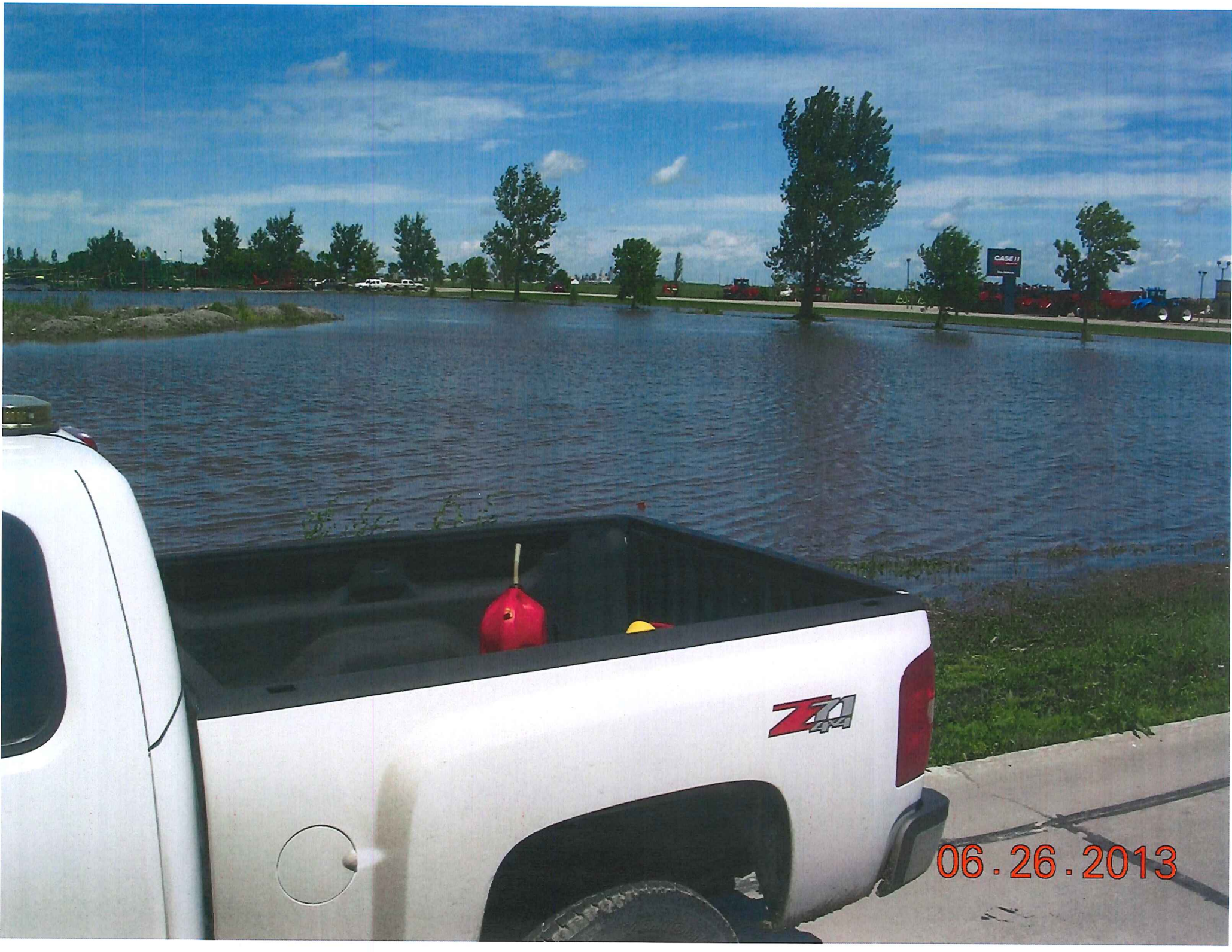
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