

<b>1. Type of Project (check one):</b>	<input checked="" type="checkbox"/> Coastal Land Acquisition <input type="checkbox"/> Coastal Wetland Protection and Habitat Restoration <input type="checkbox"/> Nonpoint Source Pollution Control <input type="checkbox"/> Coastal Resources and Community Planning <input type="checkbox"/> Great Lakes Education <input type="checkbox"/> Public Access and Historic Preservation
<b>2. Project Title:</b> Michigan Shores Land Acquisition	
<b>3. Organization applying:</b> Village of Cleveland, Wisconsin	<b>5. Primary County where project is located:</b> Manitowoc
<b>4. Contact Person and Address:</b> Stacy Grunwald PO Box 87 Cleveland, WI 53015 <b>Phone:</b> (920) 693-8181 <b>Fax:</b> (920) 693-3695 <b>Email:</b> clerktreasurer@powercom.net	<b>6. Other Counties where project is located:</b>
	<b>7. Congressional District #:</b> 06
	<b>8. State Senate District #:</b> 09
	<b>9. State Assembly District #:</b> 25
<b>10. Total Project Cost:</b> \$535,000	
<b>11. WCMP Share:</b> \$214,000	<b>13. WCMP Percent:</b> 40%
<b>12. Applicant Share:</b> \$321,000	<b>14. Applicant Percent:</b> 60%
<b>15. Brief Summary of the Project</b> (300 word maximum, use this page only). Include (1) Project Description and (2) Project Outcomes:	
<p><i>The Village of Cleveland has a small window of time to acquire the only undisturbed land remaining along Lake Michigan within the village limits.</i></p> <p>The Village has recently negotiated a one time extension on our option to purchase which expires on July 1, 2004. If the Village is unable to purchase the property by the expiration date of the extension, the property is sure to be lost to development.</p> <p>The parcel, located directly north of Hika Park, is approximately 3.5 acres in area and includes about 535 feet of Lake Michigan Shoreline. A rare remnant of the original shoreline ecosystem known as a ridge and swale wetland consumes the eastern third of the property.</p> <p><i>If acquired, this would be the only property between Manitowoc and Sheboygan to provide the public with access at lake level to a Lake Michigan natural shoreline, thereby serving a wide vareity of people not able to negotiate long trails and steep grades.</i></p> <p>Users well beyond its residents frequent the lakeshore in the Village of Cleveland. Some non-residents plan their trips to this lakeshore area for activities such as bird watching, bicycle riding, and kayaking while others use it to take a break from their journeys on I-43.</p> <p>Preservation of places like this beautifies our state and makes it more attractive to businesses and people looking to relocate or visit the area. Many larger communities recognize this and acquire lakefront property to develop for a mixture of business and public use, however Cleveland has very little lakefront property and all but Hika Park is used for residences.</p> <p>We have been successful in gaining financial support for this acquisition including DNR Stewardship funds where this project was ranked number one in the northeast region. WCMP funding would make this project a reality.</p>	

**1. Problem:** Concisely state the problem or issue that this proposal addresses. Include important background information.

Lake Michigan is one of Wisconsin's greatest natural resources and people come from all over the state and country to enjoy it. Development trends are focused on lake frontage property now more than ever, thereby privatizing more of the lakeshore and leaving less for general public use. The Village of Cleveland as a community is fortunate to have approximately 1.5 miles of Lake Michigan frontage, although all but a small portion of this is privately owned and used for residences. Because of Cleveland's proximity to Kohler Company's Whistling Straits Golf Course 4 miles to the south, lakeshore development pressure is especially intense now. A 3.5-acre parcel of land located directly north of the Village's Hika Park has been made available for public purchase by its owners through July 1, 2004. These developers had actively pursued a large condominium development on the property, but have made it available to us for this short period due to public opposition to their project. The Village will have no choice but to allow their project to move forward if we are unable to raise the funds in time.

**The Public's Loss.** Development of this property would destroy a unique and rare formation of a type of wetland known as ridge and swale wetlands that are protected in the other areas of the state where they were formed. Preservation of one of the few remaining ridge and swale wetlands should be valued not only for its rarity and beauty, but also for the habitat it saves and the ecosystem it protects. Studies completed by the Cofrin Center indicate that even small habitats contribute significantly to the environmental health of the region as a whole. This property serves as an important link in a greater chain dominated by the Fischer Creek and Point Creek conservation areas.

**The Public's Gain.** The small and often crowded Hika Park is the only place between Sheboygan and Manitowoc where the public can enjoy friendly access to this great natural resource. Fishermen come from all areas of the state to utilize the park's boat launch. Oftentimes, swimming and other water activities come in conflict with the boaters due to the small area of accessible frontage, creating a serious safety concern. Acquisition of this parcel would allow the Village to make the park safer and fulfill goals originally identified in its 1985 Waterfront Plan.

**Cleveland's Contribution.** The Village of Cleveland recognizes the importance of conserving our natural resources and has a history of providing property tax dollars toward conservation projects. Recently, the Village of Cleveland contributed \$38,000 in an effort to conserve 56 acres of woods on the west side of the village. This 'Veterans Park Conservation Area' includes a portion of the south branch of the Centerville Creek. This ongoing commitment by the Village to watershed conservation continues with the purchase of this Lake Michigan property because of its close proximity to the mouth of Centerville Creek.

Cleveland annually levies tax for conservation purposes, most notably funds to restore Centerville Creek to its natural state following the recent removal of a dam. We have actively pursued planning projects, including a joint plan with a neighboring town, and have incurred high debt service due to a mandated \$3.9 million dollar sewage treatment plan in 1996. The Village of Cleveland is a small local government with a limited tax base. Our ongoing efforts and recent cuts in state shared revenues restrict our ability to contribute Village funds for the acquisition of this property at this time. ***The broad range of users of the lakeshore that extend well beyond residents of the village certainly justifies outside revenue sources to preserve what is left.***

**2. Project Description:** Address all of the issues listed below as they relate to your project.

- a. Describe the project for which funding is requested.
- b. Describe how this project is part of an integrated effort or approach.

The project for which funding is requested is the acquisition of the last remaining undisturbed Lake Michigan shoreline in the Village of Cleveland. It is a parcel north of Hika Park that is approximately 3.5 acres in area and contains 535 feet of Lake Michigan shoreline with a ridge and swale wetland. Hika Park is part of the Centerville Creek watershed. Acquisition of this lakeshore parcel would allow the Village to tie the Centerville Creek project into an actual coastal wetland.

At this time, all focus on the project is toward acquisition of the land. The Village of Cleveland recognizes this one time opportunity to purchase the land for conservation purposes. An extension of an offer to purchase will expire on July 1, 2004. If the property is not acquired by that time, development proceedings on the property will resume. There is little the Village could do to stop such a development due to the current zoning on the property.

The Village of Cleveland recognizes this as a multi-phase project. Although no formal plans for the property have been adopted at this time, there has been much discussion of what can be done with this extension of Hika Park. A wetland restoration project is a strong possibility for the property. Old plat books indicate that the parcel was part of a much larger swale at one time and show the entire parcel as a lagoon-like wetland. A wetland restoration project such as this would provide excellent educational opportunities for all levels of education. The recently completed "Neighborhood Plan" adopted by the Village of Cleveland shows a walking trail system following different natural resources in the village. This would give residents and tourists alike the opportunity to walk from one end of the village to the other enjoying resources that are not currently accessible. This trail system could be incorporated into a countywide trail system that has been discussed recently at the Manitowoc County level of government. A footbridge could be placed across Centerville Creek so people would be able to traverse the creek without having to walk to Lakeshore Drive and cross the road bridge.

The Village of Cleveland is committed to the acquisition of this property for preservation purposes and to increase the opportunity for public enjoyment of the Lake Michigan resource. This acquisition commitment will surely require future local tax dollars for planning and improvement at Hika Park. **The first and most important aspect of this multi phase project is to acquire and preserve the land before it is lost to development.**

*The last opportunity to acquire this Lake Michigan shoreline will expire on July 1, 2004.*

Many larger cities and villages recognize the ability of lake frontage property to be an important resource in economic development as well. Well-designed lake frontage districts are attractive places to build businesses and residences where people can enjoy the many amenities of larger cities. Those well-designed districts combine business and residential uses with a good mix of public access and recreation areas. While many people enjoy the feeling and life of downtown city-developed lakefronts, just as many people enjoy the rural, natural and historic feeling that communities like Cleveland can provide.

The Village of Cleveland looks at preservation of this land as an opportunity to promote economic growth not only for Cleveland but also for the entire State of Wisconsin. This park and its surroundings will be attractive to many businesses and people that are looking to relocate from other states. In an era where technology does not necessitate that businesses be in high-traffic areas, and more and more people are working out of their homes, many are looking to get out of the busy lifestyle of large city living conditions and relocate to areas that are more rural and peaceful. Preservation of property like this for rural and natural public parks is as much an asset to the State of Wisconsin as the larger city lakefront projects have proven to be. The diversity of public spaces helps the state continue to grow and is good for the enjoyment of residents of the state.

Through partnerships with Wisconsin Coastal Management, Wisconsin Department of Natural Resources and other local conservation groups, along with future tax dollar contributions for park development by the Village of Cleveland, the State of Wisconsin can have this property preserved as an asset for growth and for public enjoyment.

**3. Impact on Coastal Resources:** Address all of the issues listed below as they relate to your project.

- a. Describe the extent to which the problem, need or priority will be addressed by the project.
- b. Describe how this project addresses a high priority need as identified in state-recognized plans (such as remedial action plans, basin plans, Lakewide Management Plans, State Hazard Mitigation Plan, and county Land and Water Conservation Plans).
- c. Describe the extent to which the project permanently addresses the problem or need.
- d. Describe the extent to which the project leverages other technical or financial resources.
- e. Describe the measurable results (give estimated benefits for all that apply). Use the suggested indicators listed below, or others as appropriate to your type of project.

<b>Type of Project</b>	<b>Suggested Indicators</b>
Coastal Land Acquisition	<ul style="list-style-type: none"> <li>• Acres protected</li> <li>• Linear feet of coastline acquired</li> </ul>
Wetland Protection and Habitat Restoration	<ul style="list-style-type: none"> <li>• Acres of habitat restored or protected</li> <li>• Endangered species protected</li> <li>• Type of habitat or ecosystem protected or restored</li> </ul>
Nonpoint Source Pollution Control	<ul style="list-style-type: none"> <li>• Reduction in pounds of P delivery</li> <li>• Reduction in tons of soil erosion/sedimentation</li> <li>• Miles of vegetative buffer</li> </ul>
Great Lakes Education	<ul style="list-style-type: none"> <li>• Students trained</li> <li>• Projected audience</li> </ul>
Coastal Resources and Community Planning	<ul style="list-style-type: none"> <li>• Number of municipalities included in a plan</li> <li>• Population affected by the plan</li> <li>• Land area covered by the plan</li> <li>• Type of coastal resource protected</li> <li>• Ordinances developed</li> </ul>
Public Access and Historic Preservation	<ul style="list-style-type: none"> <li>• Linear feet of coastline made accessible</li> <li>• Population affected</li> </ul>

The only way to prevent development on lands that contain valuable natural resources is through government ownership and control of the property. As a coastal land acquisition project, the purchase would permanently conserve 535 feet of accessible beach shoreline and approximately 3.5 acres of land. Also conserved with the purchase would be a rare wetland formation that is protected in other areas of the state, a small wooded area and a grassy meadow along with the variety of near shore habitat this land provides. Acquisition of this property would add 535 feet of sandy beach to Hika Park creating separate swimming and boating areas for the public to enjoy safely.

Acquisition of this property as an addition to Hika Park is forward thinking by the Village of Cleveland. Taking advantage of the opportunity now to preserve the land ensures that, as the Village of Cleveland and the State of Wisconsin grow in population and housing densities increase, there is enough public open space and access to our natural resources for future generations. If acquired, this land would add to the only public property between Manitowoc and Sheboygan to provide the public with close parking to immediate lake level access to Lake Michigan. Nearby parks at Fischer Creek and Point Creek in neighboring towns are situated on top of steep bluffs and allow only limited lake level access after long, difficult walks up and down steep hills and over rough terrain. Many elderly and handicapped people who enjoy Lake Michigan are unable to gain access via Fischer Creek or Point Creek Parks; and Hika Park can often times be a dangerous place for them and for children when boaters create lines of traffic while waiting to launch their boats and park their vehicles.

Purchase of the parcel meets the goals of The State of the Lakeshore Basin Report, issued by the Wisconsin DNR in cooperation with the Lakeshore Basin Partnership Team and stakeholders. The report recognizes the unique coastal resources of our area. Among the highest priority concerns cited is the need for the protection of environmental/natural areas, as well as wetland protection. Also listed as a high priority concern is adequate public access. These concerns would all be met by conservation of this parcel. Among the most pressing issues in the Basin are loss of riparian buffers (number 1), inadequate identification and protection of wetlands, wetland corridors and groundwater recharge areas, and need for better land use planning and improved local zoning (each tied for number 2). Number 4 on the list is inadequate management and protection of woodlots. Conservation would therefore meet the top four most pressing issues impacting natural resources within the Basin. Other concerns also addressed on that list are loss of shoreline habitat, loss of biodiversity and absence of buffers along shores of lakes and streams. This parcel addresses the problem of both stream and lake buffers by providing both.

Three different studies funded by WCMP note that this site as "ecologically significant" and/or call for its conservation. Therefore, this grant would leverage the previous investments made by WCMP in studying and identifying this site as worthy of preservation.

***Although this is a Coastal Land Acquisition Project, we feel that there are many additional benefits related to the other project types that deserve mentioning.***

**As a Project Providing Wetland Protection and Habitat Restoration:**

*The Coastal Wetlands of Manitowoc County*, funded by WCMP, makes numerous recommendations for protection of this parcel. Specifically, the Centerville Creek wetlands are identified as high priority wetlands for protection based on criteria of wetland size, susceptibility to threats, and overall functional performance. The other major recommendations of the report would all be served by preservation of this parcel including visualization of coastal wetlands within a watershed context, promotion of economic value of coastal wetlands, and capitalizing on citizen interest to protect coastal resources. This grant application came about through citizen interest and efforts to fight the proposed development and preserve this precious resource. Another WCMP funded study, *Data Compilation and Assessment of Coastal Wetlands of Wisconsin's Great Lakes*, cites this parcel as part of an "ecologically significant" site and it lists it as a Lake Michigan Primary Site.

**As a Project Providing Nonpoint Source Pollution Control:**

The parcel is the low point of the properties to the north. Early plat books illustrate most of this property as a wetland lagoon. As previously mentioned, a future phase of the project could restore the wetland to roughly its original boundaries. The property's adjacency to the County Hwy LS ditch system makes it ideal for intercepting road runoff and acts as a filter and retention area before draining into Centerville Creek.

**As a Project Providing Great Lakes Education:**

The unique characteristics of the ridge and swale provide an opportunity to study and appreciate the natural history of the lakeshore that is becoming rare. The local elementary school has an active environmental program and has expressed an interest in the property for use as an educational site. The property's adjacency to Centerville Creek would create a much larger ecosystem for study and conservation.

**As a Project Providing Public Access and Historic Preservation:**

The property is adjacent to an existing park. If owned by the Village, it would double the available shoreline and public access to adjoining Hika Park. It is the only public lakeshore between Manitowoc and Sheboygan providing feasible access for people with disabilities from parking at lake level.

The property is also in the Historical Overlay District, which calls for preservation of cultural and natural features important to the site's history. Purchase of the property would therefore serve to implement several important findings in the WCMP-funded Joint Land Use Plan.

In terms of its Natural History, the parcel is the last remaining undeveloped Ridge and Swale shoreline between Manitowoc and Sheboygan. The Village of Cleveland Waterfront Plan, prepared by Bay-Lake Regional Planning Commission (July 1985) contemplated that this parcel would adjoin Hika Park. The Plan noted "The need to examine the Lake Michigan waterfront and Centerville Creek area as a unique area that exists in the Village and to promote existing and future development to be consistent with the area's historical and aesthetic characteristics." (Plan, page 35).

Village of Cleveland Long Term Land Use Plan (1996), prepared by Cooperative Extension, University of Wisconsin with extensive citizen input, reinforces the community desire to conserve the parcel. In terms of community values, the top three values all support purchase of this parcel: Quality of life (open space, not crowded, aesthetics), Way of Life (rural, peaceful, country, friendly), and Environment (air, water, land, natural beauty of lakeshore). (Plan, p. 5). The Village not only wants to preserve its beautiful and precious lakeshore, it wants gradual growth that preserves the quality of life, to maintain its rural character, green spaces and natural resource areas, and it wants trails for hiking biking and skiing. (Plan, p. 6.) In terms of Natural Resources to be preserved, the Plan specifically cites that the residents identified the area north of Centerville Creek for preservation. (Plan, p. 8).

**4. Methodology and Timetable**

- a. Provide a task description, including major milestones.
- b. Provide a list of work products.
- c. Describe how the project will encourage public participation and how the final product will be distributed (as appropriate).
- d. For Public Access projects, please describe how the project incorporates planning for lake level changes.

- |    |                                                             |                                                           |
|----|-------------------------------------------------------------|-----------------------------------------------------------|
| 1. | Village of Cleveland resolution to purchase the parcel..... | (completed)                                               |
| 2. | Negotiate extension on purchase agreement.....              | (completed)                                               |
| 3. | Obtain matching funds.....                                  | DNR Stewardship Fund, West Foundation, SALC (all awarded) |
| 4. | Obtain WCMP grant.....                                      | March 2004                                                |
| 5. | Final closing on property.....                              | July 1, 2004                                              |

**5. Project Budget**

- a. Provide a breakdown of the proposed project budget using the following table.

Activity	Match	WCMP Request	Total
Land Purchase	\$321,000	\$214,000	\$535,000
Legal and administrative costs	\$2,000	\$0	\$2,000
<b>Totals</b>	<b>\$323,000</b>	<b>\$214,000</b>	<b>\$537,000</b>

**6. Budget Description**

- a. Describe, in detail, the commitment of nonfederal matching funds.
- b. Describe the composition and source of the matching funds.

Because of the intense push for development of this land and the potential negative effects of progress and near-shore development on Lake Michigan habitat and water quality; the Wisconsin Department of Natural Resources has rated the acquisition of this Lake Michigan shoreline property **number one** on their list of importance in the Northeast Region and as a result they have awarded the Village of Cleveland \$230,000 in Stewardship money for the purchase of the property.

We are now in the final stage of the fundraising process. The Village of Cleveland has already gained significant interest for preservation of this land from local funding sources such as The West Foundation, which has awarded \$45,000, and the Sheboygan Area Land Conservancy, which has awarded \$15,000 for the acquisition. We will continue to pursue other local funding sources to make this project a reality.

**7. Bonus objectives.** Address all of the issues listed below as they relate to your project.

- a. Build partnership alliances with other organizations or agencies
- b. Develop exceptional marketing, outreach or education strategies
- c. Encourage coast-wide projects

**Building Alliances:**

We have received letters of support and formed partnerships with, among others, County of Manitowoc, Town of Centerville, Sheboygan Area Land Conservancy, Cleveland Fish and Game, Manitowoc Fish and Game, University of Wisconsin Green Bay, University of Wisconsin Sheboygan, University of Wisconsin Manitowoc, Cleveland Elementary School, East Wind Garden Club, Fischer Creek Alliance, Gathering Waters, Sierra Club, Trout Unlimited, Woodland Dunes, and others. Letters we have already received are attached to this application, and we will forward additional letters of support as they are received. We will also continue fund raising efforts from private foundations and individuals to help defray costs of the match and join the coalition.

On a community level, we will work with the Cleveland Elementary School to expand their science programs at the Park, and work with Cleveland School to extend these expanded programs throughout the Sheboygan Area School District. Conservation of this site could lead to interesting partnership with WCMP in the future towards curriculum development with the Sheboygan Area School District related to conservation biology.

A local student group, the Guys and Gals Environmental Club (GGEC) was formed in 1999 to restore and preserve local habitats through cooperation and learning. Through area educational grants that support the link between student achievement and strong community involvement, this group has established a National Wildlife Schoolyard Habitat for native plants and animals on the local elementary school grounds. In future months club members look forward to working with adults involved in the Centerville Creek Restoration project to carry out such tasks as water and insect sampling. These students have experienced the great wonder of habitat restoration and strongly believe in preserving our environmental heritage for future generations of students.

If this area of Cleveland shoreline can be preserved, it would serve as unique outdoor classroom for GGEC students to enhance classroom studies on wetlands, plant and animal life cycles, land stewardship, physical geography, and Wisconsin history while strengthening student/community ties. GGEC has been the recipient of two grants from regional educational associations for community-linked programs including establishment of native plantings, work with the local senior center, and identification of native plants at Fischer Creek Conservation Area, and is applying for a national foundation award for environmental excellence to further their activities.

We also intend to work with the Fischer Creek Alliance to broaden the vision of the lake shore watersheds to include Centerville Creek with Fischer Creek and Point Creek, so that three watersheds, not two, are included in the vision and planning for this area's coastal resources. This land will also be included in, and a trail head for, the ongoing development of a community-wide trail system in the Cleveland and Centerville communities. We hope to approach WCMP sometime in the future for possible funding for a planning study of the Manitowoc County lakeshore, along the model of the Oregon Coast planning and studies, to include Point Creek, Fischer Creek and Centerville Creeks in a cohesive study which crosses governmental boundaries.

**Educational Strategies:**

The most exciting educational opportunity in terms of science will be the inclusion of Hika in the research planned by UWGB, UW Sheboygan, UW Manitowoc and others arising from the acquisition of Point Creek last year. This purchase provides a unique opportunity to study the role of smaller near shore habitats. With scientific work being done at the larger parcels of Fischer Creek and Point Creek, work at Hika will have unique baseline comparisons with larger parcels along the shore. As fewer and fewer parcels remain available for conservation along the Great Lakes shoreline, conservation and study of Hika will provide important information on the role of smaller near shore habitats on the ecological diversity and water quality of the Lake Michigan Watershed.

**Encourage Coastwide Projects:**

Purchase of the parcel would conserve shoreline, wetland, and provide permanent public access to an important piece of Lake Michigan shoreline. It would also serve as a model for future coastline conservation in Cleveland and surrounding lakeshore communities. As a publicly accessible natural shoreline, the tourism attraction of Lake Michigan will be enhanced.

Purchase of the parcel would meet one of the goals of The Joint Land Use Plan of Village of Cleveland and Town of Centerville, funded by the WCMP. The plan identifies this parcel as part of an important environmental preserve. The Joint Land Use Plan calls for protection of shoreline areas with significant natural features and areas which link to critical environmental corridors (Centerville Creek watershed, in this instance). Preservation of the parcel also ties into what the Joint Land Use Plan calls Shoreline Residential, which sets forth standards and setbacks for shoreline development.

***By purchasing this land the Village not only preserves an important coastal resource, but sets an example of shoreline setback and conservation for the Village of Cleveland and for the Town of Centerville, which will have to make decisions about its undeveloped shoreline in the near term.***