

Iowa Homeland Security & Emergency Management
7900 Hickman Rd, Ste 500
Windsor Heights, IA 50324

**Iowa Flood Mitigation Program (FMP)
Flood Recovery Project Application**

What is the Flood Recovery Fund?

A Flood Recovery Fund is established in the state treasury under the control of the Flood Mitigation Board to provide funding to eligible political subdivisions of the state to implement flood response, flood recovery, or flood mitigation projects.

Eligibility:

- 1) An eligible applicant is a political subdivision of the state located in a county designated under presidential disaster declaration DR-4421-IA and also located in a county where the federal emergency management agency individual assistance program has been activated.
- 2) Eligible projects must support flood response, flood recovery, or flood mitigation. Eligible project types include construction and reconstruction of levees, embankments, impounding reservoirs, conduits or other means that are necessary for the protection from the effects of floodwaters and may include the deepening, widening, alteration, change, diversion, or other improvement of watercourses if necessary for the protection of such property from the effects of flood waters. A project may consist of one or more phases of construction or reconstruction that are contracted for separately if the larger project, of which the project is a part, otherwise meets the requirements of this subrule.

Application Process:

This application is designed to capture the necessary information to meet program requirements.

- 1) Description of the project and how the project supports flood response, flood recovery, or flood mitigation activities.
- 2) Description of financial assistance need through the Flood Recovery Fund.
- 3) Description of the necessary expense or serious need of the political subdivision.
- 4) Details on any additional funds to be applied to the project.

Flood Mitigation Board Process:

- 1) Review the application.
- 2) Approve, defer, or deny the application.

**Iowa Flood Mitigation Program (FMP)
Flood Recovery Project Application**

I. Applicant Information

A. Applicant/Community Name	B. Address		City, State, Zip Code	
City of Pacific Junction	407 Lincoln Ave	PO Box 127	Pacific Junction, IA 51561	

C. Point of Contact (POC) Name for Project	POC Title	POC Agency	POC Email	
Korrena Neppl	City Clerk / Admin		citypj2019@gmail.com	

POC PO Box and Zip Code	POC Street Address	POC City, State, Zip Code		POC Phone
PO Box 127 / 51561	407 Lincoln Ave	Pacific Junction, IA 51561		(712)622-8157 / (712)527-4717

Alternate POC Name or Authorized Representative	Alt POC Title	Alt POC Agency	Alternate POC Email	

Alt POC PO Box and Zip Code	Alt POC Street Address	Alt POC City, State, Zip Code		Alt POC Phone

D. Federal Tax ID # / FEIN	E. County Name	F. US Congressional District(s)	State Legislative Districts	
42-60259	Mills	3	Senate 12	House 23

G. Is the Applicant/Community participating in the National Flood Insurance Program (NFIP)?	Community's CID Number
Yes	190206

II. Project Cost Information

A. Identify the requested funding source:

Emergency Work

B. Project Budget Summary

Property Acquisition (All Costs)	\$	13,648,362.00
HMGP Application Pre-Award	\$	74,000.00
HMGP Management Costs (5% of HMGP Costs)	\$	686,118.00
Public Assistance Demolition	\$	2,418,000.00
Public Assistance Demolition Management Costs(3% PA Demolition)	\$	72,540.00
Commercial Property Acquisition	\$	-
Property Demolition (Non-federally eligible)	\$	-
Flood Recovery Fund Management	\$	50,077.45
Flood Recovery Fund Redevelopment	\$	3,103,560.80
PA Infrastructure	\$	3,840,000.00
Total Project Budget Summary	\$	23,892,658.25

C. Project Funding Source

Identify all anticipated funding sources for the project and the amounts.

State that you have applied for and/or received approved federal, state and/or local financial assistance.

Please insert additional rows as needed.

Identify source	Applied/ Received	Federal \$	State \$	Local \$	TOTAL
FEMA HMGP Acquisition	Applied	\$10,236,271.50			\$ 10,236,271.50
HMGP Acquisition Non-federal funds	Applied		\$ 3,412,090.50		\$ 3,412,090.50
	Applied				\$ -
HMGP Application Pre-Award	Applied	\$55,500.00			\$ 55,500.00
Application Pre-Award Non-federal funds	Applied		\$ 18,500.00		\$ 18,500.00
	Applied				\$ -
FEMA HM G P Acquisition Management Costs	Applied	\$686,118.00			\$ 686,118.00
	Applied				\$ -
	Applied				\$ -
FEMA Public Assistance Demolition	Applied	\$1,813,500.00			\$ 1,813,500.00
PA Demolition Non-federal funds	Applied		\$ 604,500.00		\$ 604,500.00
	Applied				\$ -
FEMA PA Demolition Management Costs	Applied	\$72,540.00			\$ 72,540.00
Flood Recovery Fund Redevelopment Costs 4	Applied			\$ 3,103,560.80	\$ 3,103,560.80
Flood Recovery Fund Management 418	Applied			\$ 50,077.45	\$ 50,077.45
FEMA PA Permanent Work	Applied	\$2,880,000.00			\$ 2,880,000.00
PA Permanent Work Executive Council	Applied		\$ 384,000.00		\$ 384,000.00
PA Permanent Work 418 Flood Recovery Fun	Applied			\$ 576,000.00	\$ 576,000.00
					\$ -
Total Project Funding Source		\$15,743,929.50	\$ 4,419,090.50	\$ 3,729,638.25	\$ 23,892,658.25

III. Project Plan Summary

A. Provide a brief description of the project and how the project supported flood response or will support future flood recovery and flood mitigation activities. This is a summary of Tab B - Project Plan.

The City of Pacific Junction encountered severe flooding during the Federal declared disaster with an incident period of March 12, 2019 to June 15, 2019. The entire City of Pacific Junction was inundated with flood waters ranging from 2 feet to 8 feet and remaining for greater than 30 days. The flooding was a direct result of elevated waters in the Missouri River, Platte River, and various levee breaches along the Missouri River. From this event approximately 200 properties were affected by the flood waters within Pacific Junction. From these properties, 149 property owners (149 Structures) of substantially damaged homes (<50% damage) have indicated the desire to participate in the Hazard Mitigation Grants Program (HMGP) acquisition project and remaining property owners expressed interest in allowing the demolition of their property as the structures have been designated public health and safety concerns. As a result, Pacific Junction is submitting an HMGP application to voluntarily acquire the 149 identified properties. In conjunction with the HMGP application, Pacific Junction has submitted all required documentation to FEMA Public Assistance to write and obligate a project worksheet to reimburse funds spent to demolish up to 200 properties. By participating within the HMGP acquisition all properties acquired are required to be deed restricted as open space in perpetuity. Which would remove all structures and life from harms way going forward providing 100% mitigation.

Application Amendment #1: Pacific Junction is requesting an amendment to the approved project application based on identified and more immediate recovery and redevelopment needs contained within this amendment request and supporting documentation. With the delivery sequence of federal funding now becoming more defined, this request better aligns with more pressing and immediate unfunded recovery priorities of the City of Pacific Junction. Pacific Junction is submitting this amendment to conduct full acquisition/demolition of approximately 20-30 properties with future redevelopment purposes. This redevelopment will allow for the properties identified to be acquired, demolished, and remain in production for Pacific Junction to decide how best to utilize the lots in the future.

Application Amendment #2: Pacific Junction is requesting an amendment to the approved project application based on identified local match needs related to the Public Assistance Program project requirements. This amendment will provide funding to meet the local match requirement for permanent work projects such as the storm water pump stations and other city infrastructure projects as approved under the program.

B. Provide a brief description of the financial assistance need through the Flood Recovery Fund.

Pacific Junction is requesting assistance with the Local Match (15%) requirement of both the HMGP acquisition grant and the PA demolition project worksheet. To meet the 15% requirement the estimate is at \$3,143,738. The remaining 85% of funds needed are anticipated/expected to be covered by approved Federal funds (75%) through HMGP and PA with the remaining funds covered by State Executive Council funds (10%). The initial budget provided account for a pre-flood market value of each structure which currently is being estimated based on 110% of each property's assessed value. This amount will deviate (+/-) due to appraisals being completed on each property as well as when proper procurement and contracting is completed for all services rendered within the applications. Attached you will find the budget breakdown and overall cost estimates for both the HMGP grant and the PA demolition project worksheet. Project management amount for the HMGP grant is based on the allotted 5% of the overall application amount, while the PA project management amount is based on an estimated 3% of the overall project worksheet estimate.

Application Amendment #1: The approved FRF allocation to be used as a redevelopment initiative, Pacific Junction is submitting this amendment to utilize the approved amount of \$3,143,738.25 for redevelopment purposes. The redevelopment would encompass the full acquisition of approximately 20-30 properties. The range of properties to be acquired will vary due to the overall cost of each property being identified and deductions to the purchase price due to a duplication of benefits calculation. Therefore, until Pacific Junction is able to fully plan the target areas and determine the best properties to acquire for future redevelopment, the absolute number of properties will be an unknown variable.

Application Amendment #2: the approved FRF allocation will be used for redevelopment as previously approved and for local match required to meet the needs under the Public Assistance Program as related to permanent work projects.

C. Explain how financial assistance through the Flood Recovery Fund is essential to meet the necessary expenses or serious needs of the applicant related to flood response, flood recovery, and flood mitigation.

Pacific Junction has and is currently expending a significant amount of reserve funds to respond and recover from the recent flooding. As a result, have limited to no funds to complete significant mitigation efforts. Based on the lack of funds, Pacific Junction is seeking FRF funds to assist with the mitigation grant local match requirements. Also, the City of Pacific Junction is requesting an upfront immediate amount of the HMGP pre-award of \$112,800 in order to complete the necessary work to submit the HMGP application for approval. As Pacific Junction has limited to no incoming funds, there is currently no funds available within the City's general funds to cover all of the upfront costs.

D. Provide details of any additional funds that can be applied to the project.

Current there have been no Notice of Funds Available released for alternative Federal Programs. In the event that future Federal funds are released to assist with a project of this nature the FRF ask will be revised. However, most Federal Programs require a local match element which the FRF funds can be used to offset.

E. Description of Project Location (i.e. Latitude and Longitude (minimum 6 digits after the decimal), Neighborhood, Subdivision, Geographic Boundaries, Driving Directions, etc.)

All identified properties are located within the jurisdictional boundary of the City of Pacific Junction. Attached you will find mapping which identifies the properties in question.



IV. Work Schedule

A. List the major milestones for this project.

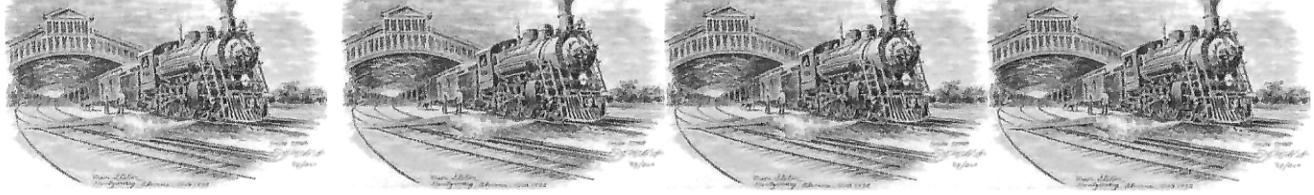
Task	Months/Years from Award		Responsible Party
	Start	Complete	
Receive federal grant awards establish grant procedures	0	2	Pacific Junction
present purchase offers, acquire properties	2	33	Pacific Junction
Asbestos survey and abatement	2	33	Pacific Junction
Demolition of properties acquired	2	33	Pacific Junction
Federal grant closeout	2	33	Pacific Junction
Redevelopment Activities	34	36	Pacific Junction
PA Local Infrastructure Match	2	33	Pacific Junction
Total Project Duration:			

V. Certifications

To the best of my knowledge and belief, I certify that all data in this application packet is complete, true and correct. The governing body of the applicant has duly authorized this document and hereby applies for assistance as documented in this application. The applicant understands that the project shall not proceed until Flood Mitigation Board approval is granted.

Signature of the Chief Executive Officer
Name of the Chief Executive Officer
Title
Organization
Date
Phone Number

Signature of the Authorized Representative
Name of Authorized Representative
Title
Organization
Date
PO Box / Street Address
City, State and Zip Code
Phone Number
Email Address



CITY OF PACIFIC JUNCTION
Office of the Mayor

July 26, 2021

Dennis Harper
Recovery Division Administrator
Iowa Homeland Security and Emergency Management Dept.
7900 Hickman Road, Suite 500
Windsor Heights, Iowa 50324

Dear Mr. Harper

I am writing this letter on behalf of the City of Pacific Junction to ask if it is possible to amend our application with the Flood Recovery Fund to include the cities local share of 15% portion of project #1546 Storm Water Pump Stations and possibly all our infrastructure projects currently obligated.

Project #1546 was obligated for \$441,944.63 to repair, and raise our storm water pump station control panels. The cities local match is \$66,291.70 for this one project.

The city will need to provide local match for all 16 projects that have currently been obligated. The full amount of local obligation is roughly \$500,000.00 (which would include the pump stations). I can provide the exact full breakdowns to all my projects if needed to provide a precise number needed.

At this time my storm water pump station project #1546 has begun and the city cannot afford to have a loan to cover the 15% local match of this project or any of the projects for that matter. I would hate to see the City of Pacific Junction not be able to see these projects to fruition. Everyone has worked so hard for 2 ½ years to get where we are today with over 50 residents who rebuilt their homes and another 50 lots to be built on.

The infrastructure is of utmost importance to the future development of this city. I am sincerely asking for help with the 15% match of all our public assistance projects, and if not all, I would like to put the storm water pump stations in for an amendment as this is of the utmost importance to the protection of this city and its residents.

Respectfully Submitted

Korrena Neppel
Authorized Representative
#4421 Disaster
City of Pacific Junction

407 LINCOLN AVENUE

PHONE: 712.622.8157

PACIFIC JUNCTION, IA. 51561

EMAIL: citypj2019@gmail.com
