Form 1101-1
Rev. 5-91

NATURAL RESOURCES BOARD AGENDA ITEM

Item No. 3.B.15

SUBJECT: LAND TRANSFER AND PROJECT BOUNDARY MODIFICATION – NEW MUNSTER WILDLIFE AREA - KENOSHA COUNTY

FOR: JANUARY 2008 BOARD MEETING

TO BE PRESENTED BY: Richard Steffes

SUMMARY: The WI Department of Transportation (DOT) has proposed to transfer 177.4 acres of land to the Department for the New Munster Wildlife Area in Kenosha County. The item is being submitted for approval to modify the project boundary needs to be amended to include the 177.4 acres.

DOT purchased the property in 1987 for a wetland mitigation site for its STH 50 reconstruction project. As part of this transfer, DOT will place some restrictive covenants on the property to ensure recognition of the goals of the Federal Wetland Mitigation Program in perpetuity. The property lies outside of the project boundary, but because of its excellent habitat and recreational opportunities, department ownership and management is sought.

In 1947, the Wisconsin Conservation Commission created the New Munster Wildlife Area. This wildlife area provides important pheasant and upland game habitat in a more rapidly developing area of Wisconsin. In addition, the project protects water quality, improves fish habitat, and provides public access for fishing and hunting the ownership along Palmer Creek. The New Munster Wildlife Area also encompasses one of the first Natural Areas, New Munster Bog Island, designated in 1967.

The DOT wetland mitigation site encompasses more than 6,100 linear feet or 3,050 feet of both bank frontages on the Fox River. The property contains emergent wetlands, shallow wetlands, open water ponds, a stream corridor, planted prairie areas and scattered large oak tree groves. The mitigation plan included extensive habitat work to include several plant restorations to include an 18-acre prairie field, 12-acre prairie/emergent wetland field as well as the restoration of three wetland complexes.

The addition of the DOT property to the Wildlife Area will create a larger block of habitat and add diversity, particularly riverine and emergent/open water wetland habitat to an area which is predominately forested wetland, streams, and mixed agricultural and oak forest cover types. Two perennial streams, Palmer Creek and New Munster Creek, flow through this property into the Fox River. Palmer Creek is a Class III Trout Stream stocked with Brown and Rainbow Trout in portions of the New Munster Wildlife Area.

Acceptance of this transfer will provide wildlife management, protect the water quality, provide opportunities for public recreation in a heavily populated and rapidly urbanizing area of the state as well as protect the natural values of the property from the impacts of development incompatible with the goals of the project.

RECOMMENDATION: That the Board approve the transfer of 177.4 acres of land for the New Munster Wildlife Area in Kenosha County as well as approve an expansion to the boundary of the project to include this parcel.

LIST OF ATTACHED MATERIALS:

No ☒	Fiscal Estimate Required	Yes ☐ Attached
No ☒	Environmental Assessment of Impact Statement Required	Yes ☐ Attached
No ☐	Background Memo	Yes ☒ Attached

APPROVED:

R E Steffes — 12-28-07
Real Estate Director, Richard E. Steffes - LF/6 — Date

Laurie Osterndorf — 12/28/07
Administrator, Laurie Osterndorf - AD/5 — Date

Secretary, Matthew J. Frank - AD/5 — 1/3/08 Date

cc: S. Miller – LF/6
R. Steffes – LF/6
L. Ross - AD/5
T. Hauge – WM 6
G. McCutcheon – SER/Milwaukee

CORRESPONDENCE/MEMORANDUM

State of Wisconsin

DATE: December 28, 2007 FILE REF: W-1736

TO: Natural Resources Board

FROM: Matthew J. Frank

SUBJECT: Proposed Land Transfer, WI Department of Transportation Tract, File # W-1736,

1. PARCEL DESCRIPTION:

New Munster Wildlife Area
Kenosha County

Grantor:

WI Department of Transportation
c/o Brett Vreeke
141 NW Barstow Street
Kenosha, WI 53187

Acres: 177.4
Price: $1.00
Interest: Transfer in fee, subject to restrictive covenants protecting it as a wetland mitigation site.
Improvements: None

Location: The tract is located in Kenosha County in the Town of Wheatland.

Land Description: The subject area is low, level floodplain and wetland.

Water: There are 6,100 feet of frontage on the Fox River as well as several hundred feet of frontage along two perennial streams, Palmer Creek and New Munster Creek.

Covertype Breakdown:

Type	Acreage
Wooded Lowland	8.0
Wooded Upland	3.0
Wetland	87.0
Grassland	52.0
Brush	16.0
Water	11.4
TOTAL	177.4

Zoning: Agriculture/Recreation
Present Use: Wetland Mitigation
Proposed Use: Resource protection and public recreation
Property Taxes: exempt
Transfer Commitment Date: November 26, 2007
Tenure: DOT acquired the land in 1987 for a Wetland Mitigation Site.

2. JUSTIFICATION:

The WI Department of Transportation (DOT) has proposed to transfer 177.4 acres of land to the Department for the New Munster Wildlife Area in Kenosha County. DOT purchased the property in 1987 for a wetland mitigation site for its STH 50 reconstruction project. As part of this transfer, DOT will place some restrictive covenants on the property to ensure recognition of the goals of the Federal Wetland Mitigation Program in perpetuity. The property lies outside of the project boundary, but because of its

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excellent habitat and recreational opportunities, the Department recommends expanding the project boundary to accommodate this land transfer.

In 1947, the Wisconsin Conservation Commission created the New Munster Wildlife Area. This wildlife area provides important pheasant and upland game habitat in a more rapidly developing area of Wisconsin. In addition, the project protects water quality, improves fish habitat, and provides public access for fishing and hunting the ownership along Palmer Creek. The New Munster Wildlife Area also encompasses one of the first natural areas, New Munster Bog Island, designated in 1967. The natural area is characterized by a sandy knoll of hardwoods surrounded by tamarack and a shrub-carr bog. On the east side of the knoll is a 200 foot-wide strip of northern hardwoods with a unique association of yellow birch, paper birch, birch hybrids, June berry, and alternate-leaved dogwood. The remainder of the knoll includes wild geranium, sweet cicely, honewort, may apple, and golden alexanders. The island is home to many mammals as well as has recorded accounts of numerous nesting birds including northern waterthrush, here at its southern limit in Wisconsin.

The DOT wetland mitigation site encompasses more than 6,100 linear feet or 3,050 feet of both bank frontages on the Fox River, that is adjacent to the 1,048-acre New Munster Wildlife Area. The subject property contains emergent wetlands, shallow wetlands, open water ponds, a stream corridor, planted prairie areas and scattered large oak tree groves. The mitigation plan included extensive habitat work to include several plant restorations to include an 18-acre prairie field, 12-acre prairie/emergent wetland field as well as the restoration of three wetland complexes.

The addition of the DOT property to the wildlife area will create a larger block of habitat and add diversity, particularly riverine and emergent/open water wetland habitat to an area which is predominately forested wetland, streams, and mixed agricultural and oak forest cover types. Two perennial streams, Palmer Creek and New Munster Creek, flow through this property into the Fox River. Palmer Creek is a Class III trout stream stocked with brown and rainbow trout in portions of the New Munster Wildlife Area.

Kenosha County has less than five percent public open space, and is rapidly urbanizing; therefore, the demand for recreational area is high. This diverse property will provide recreational opportunities for hunting, fishing and canoeing. The varying cover types will provide hunting for small game, waterfowl, goose, turkey and deer hunting. The several streams and water bodies associated with this property provide extensive fishing opportunities as well.

The Department recommends the acceptance of this transfer to provide wildlife management, protect water quality, provide opportunities for public recreation in a heavily populated and rapidly urbanizing area of the state as well as protect the natural values of the property from the impacts of development incompatible with the goals of the project. Additionally, the Department recommends that with the approval of this parcel that the project boundary be modified to include this parcel.

3. FINANCING:

No funding is needed for this transfer.

4. ACQUISITION STATUS OF THE NEW MUNSTER WILDLIFE AREA:

Established: 1947
Acres Purchased to Date: 1,048.58
Acquisition Goal: 1,386.68 Acres*
Percent Complete: 75.6%
Cost to Date: $ 163,480.00

Comments: The acreage goal will be increased to include this parcel upon acceptance by the Natural Resources Board.

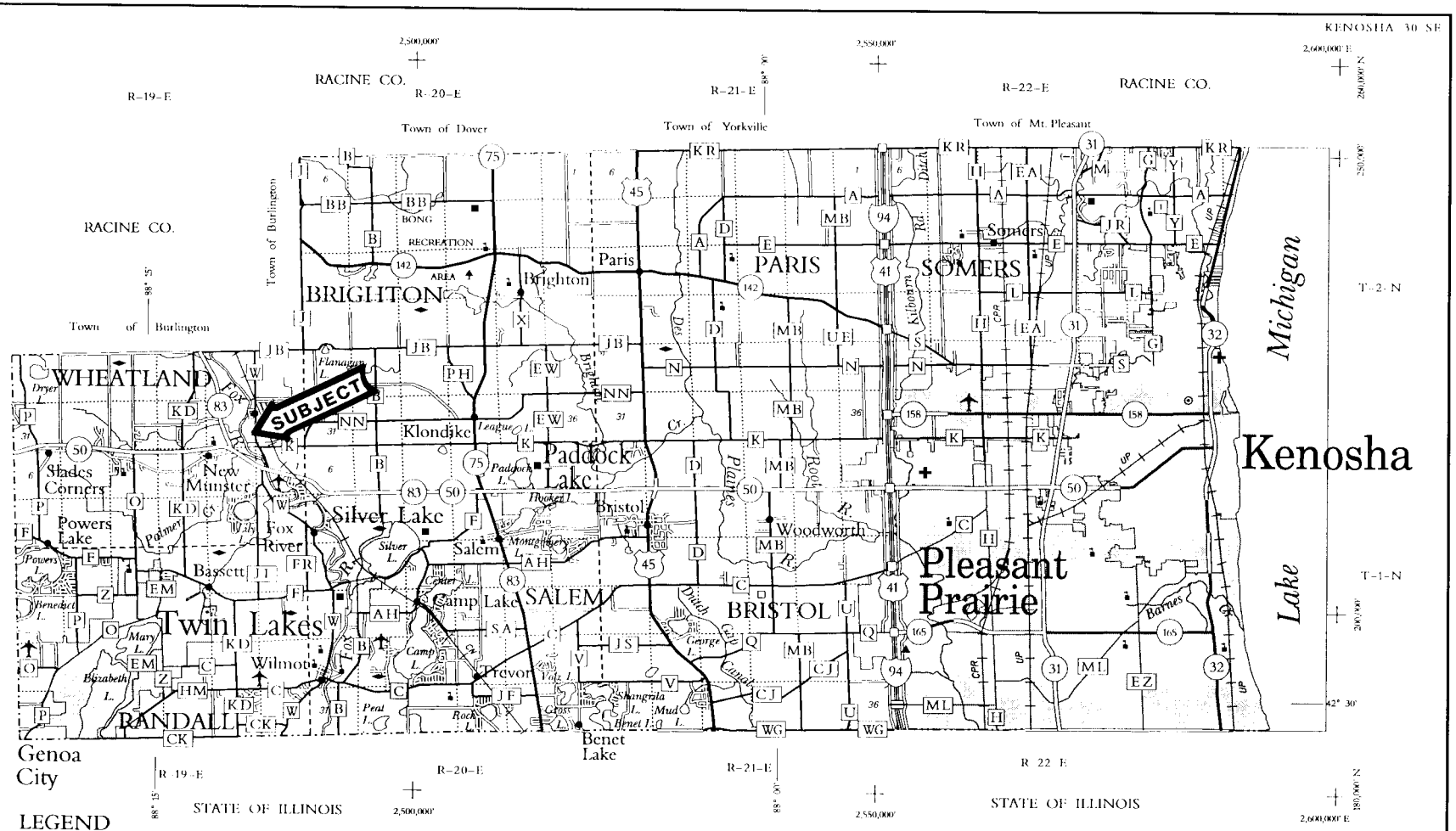
RECOMMENDED:

Richard E. Steffes — Date: 12-28-07

Bureau of Legal Services — Date: 12/28/07

Laurie Osterndorf — Date: 12/28/07

RES:ch

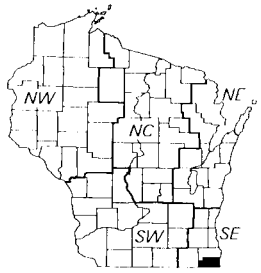


LEGEND

- Freeway
- Multilane Divided
- U.S. or State Hwy
- County Trunk Hwy
- Town Road
- Firelane
- Railroad
- State Trail
- Interchange
- Highway Separation
- Interstate Highway No. (94)
- U.S. Highway No. (18)
- State Highway No. (59)
- County Highway Letter (T)
- State Boundary
- County Boundary
- Civil Town Boundary
- Section Line
- Dam
- Hospital
- Schools
- Airport
- County Seat
- Unincorporated Village
- Fish Hatchery
- Game Farm
- Public Hunt. or Fish. Grds.
- Public Camp & Picnic Grds.
- Ranger Station
- State Park
- County Park — With Facilities / Without Facilities
- Rest Area — Modern Facilities
- Wayside — Rustic Facilities
- *Univ. of Wisconsin – Parkside*

SECTION NUMBERING OF A TOWNSHIP

6	5	4	3	2	1
7	8	9	10	11	12
18	17	16	15	14	13
19	20	21	22	23	24
30	29	28	27	26	25
31	32	33	34	35	36



REGIONS

For boundaries of public hunting and fishing grounds please contact the Department of Natural Resources

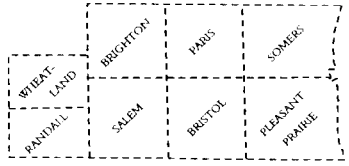
Grid based on the state plane coordinate system south zone and the NAD 27

MILES OF HIGHWAY
as of Dec. 31, 2004

STATE	117
COUNTY	221
LOCAL ROADS	684
OTHER ROADS	0
TOTAL FOR COUNTY	1,022

Land Area (2000 Census) ..... 273 sq mi
Population (2000 Census) 149,577
County Seat ..... Kenosha

CIVIL TOWNS



KENOSHA CO.

DEPARTMENT OF TRANSPORTATION
STATE OFFICE BUILDING
Madison, Wisconsin

SCALE 0 1 2 MILES

Corrected for
JAN. 2006

Base compiled from U.S.G.S. Quadrangles
1:100,000 Series

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DOT Property

New Munster Wildlife Area

Subject Property

WDNR Owned

WNDR Eased

WDNR Leased

Ice Age Trail

Project Boundary

Open Water

Miles

0 0.375 0.75

The DNR Managed Lands represent the boundaries of lands managed by the Wisconsin Department of Natural Resources The Wisconsin DNR manages these lands through ownership, easement or lease rights. This data set is a spatial representation of the Oracle Land Records System maintained by the DNR, Bureau of Facilities and Lands (LF), and may include errors and/or omissions. The data should not be interpreted as a legal representation of legal ownership boundaries

This data set does not differentiate between lands that are open or closed to the public for hunting and/or general public access. Some lands represented in this data set may not be open to the general public, or may have specific limitations or restrictions on public use. This data set is not intended for use as a land management tool; it is a listing of all DNR real estate transactions that have occurred on these lands over time.

For information about the actual management, including public use and public access of the lands, contact the nearest DNR Regional office. Contact information for DNR Regional Offices and Service Centers is provided on the following internet site.

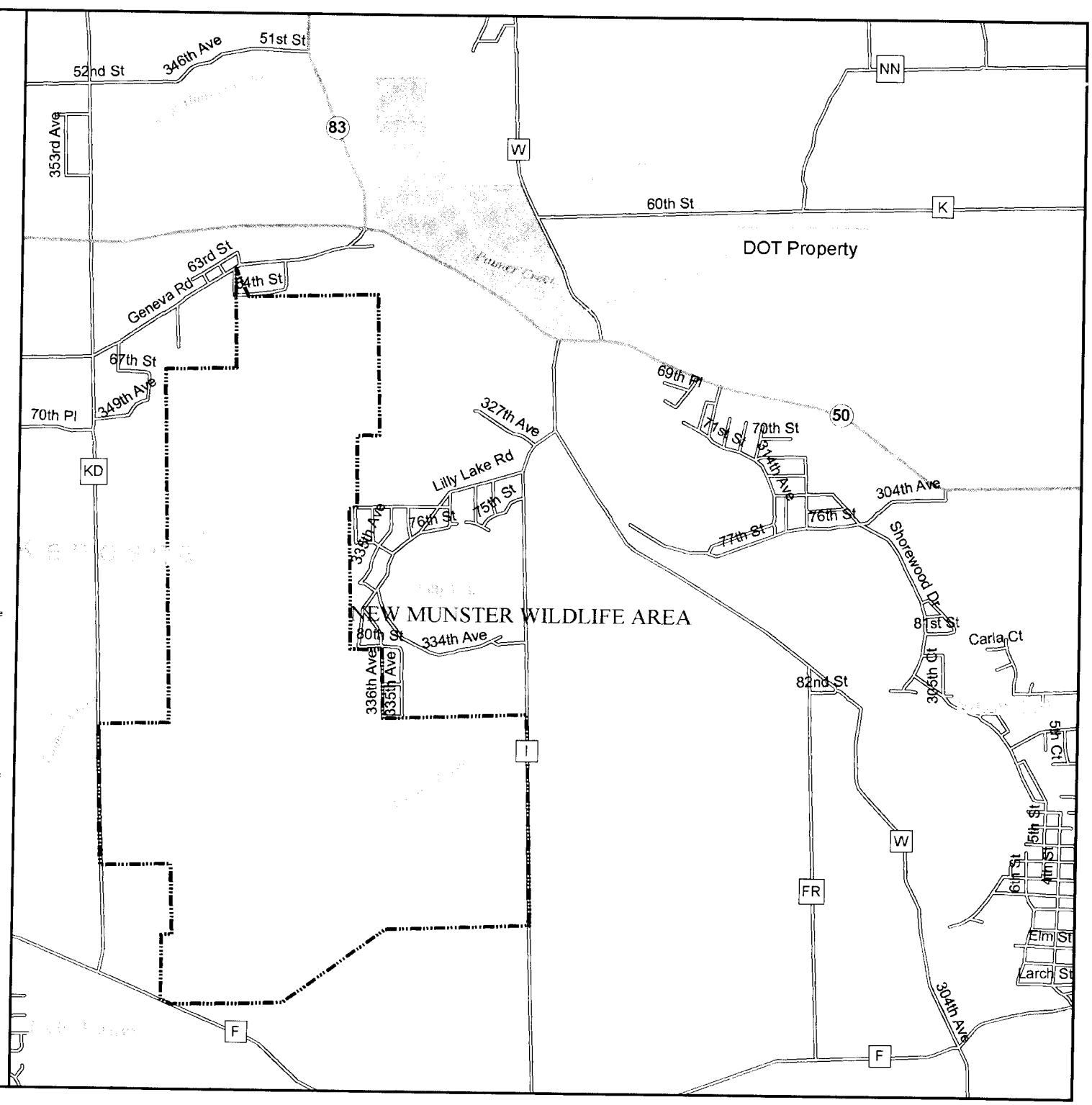
http://www.dnr.state.wi.us/org/caer/cs/servicecenter/locations.htm

Updates to this data set are ongoing, and will be incorporated into future versions when available.

STATE OF WISCONSIN
DEPT. OF NATURAL RESOURCES

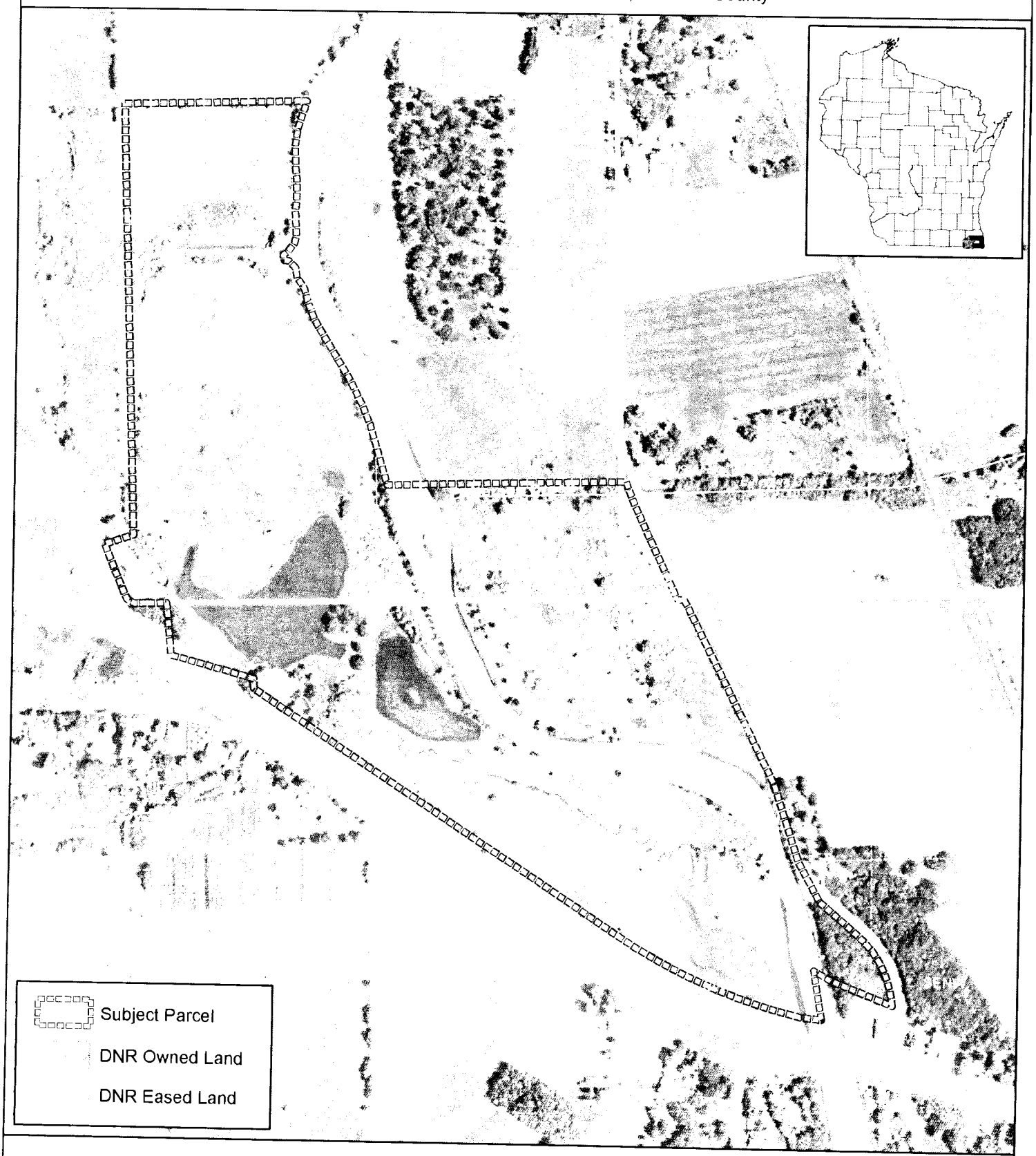
Bureau of Facilities and Lands

December 21, 2007



DOT Property

T 2N R 19E Section 35, Town of Wheatland, Kenosha County



N

0 650 1,300 2,600 3,900 Feet

Created by Bureau of Facilities and Lands
Real Estate Section
December 21, 2007