**RHD FORM 12**

**ENVIRONMENTAL SITE SELECTION CONSIDERATIONS/CRITERIA**

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| 1. **APPLICANT INFORMATION** | | |
| Applicant/Developer Name: | | |
| Address: | | |
| City: | State: | Zip: |
| Contact Person: | Title: | |
| Phone: |  | |
| E-Mail: | | |

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| 1. **PROJECT DESCRIPTION** | | | |
| Proposed Development Name: | | | |
| Address: | | | |
| Town: | Range: | Section: | |
| City: | County: | State: WI | Zip: |

Please provide a brief description of the proposed development including proposed use, type of structure, number of structures, new vs. rehabilitation:

\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

If an environmental review of the project was completed for another agency or funding source, please contact the DOA Environmental Desk ([*DOAEnvironmentalDesk@wisconsin.gov*](mailto:DOAEnvironmentalDesk@wisconsin.gov)).

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| 1. **HISTORIC PRESERVATION** | |
| Because compliance with historic preservation rules may require considerable time, applicants are encouraged to give this issue early attention, and to complete the appropriate forms as indicated. Please contact the DOA Environmental Desk for assistance at [*DOAEnvironmentalDesk@wisconsin.gov*](mailto:DOAEnvironmentalDesk@wisconsin.gov).  For all projects, please provide the following: | |
|  | USGS 7.5 quad map or other map with sufficient detail of the site and immediate area. |
|  | A plat map of the project area showing the development’s extent and size in acres, square feet, etc. |
|  | A site plan of the project showing the location of any existing or proposed structure(s), parking, driveways, etc. |
|  | Photos of the development area and adjacent properties (looking north, south, east, and west). |
|  | If known*,* a description of current and prior uses of the land. |
|  | Current zoning status and intended zoning changes. |

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| * 1. **Archeological Review** | | |
| 1. Does the project include ground disturbing activities? | | Yes  No |
| 1. Was the project area previously disturbed? | | Yes  No |
| 1. Please provide a brief description of the proposed ground disturbing activities. | | |
|  | \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_ | |
| * 1. **Architectural and Historical Review** | | |
| Does the project include the repair, rehabilitation or reuse of an existing structure fifty (50) years or older? | | Yes  No |
| If the proposed project includes the rehabilitation, conversion, or demolition of an existing structure that is **fifty *(50)* years of age or older**—buildings such as schools, churches, hospitals, libraries, apartment complexes, or other structures as part of a housing development project, a copy of the *Initial Project Review Form* (Attachment A) must be attached. The DOA Environmental Desk will determine if further review or mitigation measures are required. | | |

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| 1. **FLOODPLAIN MANAGEMENT** | | |
| Because compliance with floodplain management regulations may require considerable time, applicants are encouraged to give this issue early attention. Please contact the DOA Environmental Desk for assistance at [*DOAEnvironmentalDesk@wisconsin.gov*](mailto:DOAEnvironmentalDesk@wisconsin.gov). | | |
| 1. Are there drainage ways, streams, rivers, or coastlines on or within one (1) mile of the development site? | | Yes  No |
| 1. Is the development site located in a Special Flood Hazard Area? | | Yes  No |
| 1. Map number and effective date: | \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_ | |
| Attach a map showing the flood zones in the project area. Floodplain maps may be found at[*https://dnr.wi.gov/topic/surfacewater/swdv/*](https://dnr.wi.gov/topic/surfacewater/swdv/)and[*https://msc.fema.gov/portal/home*](https://msc.fema.gov/portal/home)*.* | | |

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| 1. **WETLANDS PROTECTION** | |
| 1. Is the proposed development site located in a wetland area, defined as any area that is at least seasonally inundated by water, or are there any ponds, marshes, bogs, swamps or other wetlands within 500 feet of the development area? | Yes  No |
| 1. If the development site is located in or near a wetland area, will the project result in fill (such as topsoil, gravel, etc.) being placed in the wetland area, or will it result in greatly increased usage of the wetland? | Yes  No |
| Attach a map depicting the wetland areas in the project area. Wetland maps may be found at [*https://www.fws.gov/wetlands/*](https://www.fws.gov/wetlands/) or [*https://dnr.wi.gov/topic/surfacewater/swdv*/](https://dnr.wi.gov/topic/surfacewater/swdv/)*.* | |

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| 1. **STORM WATER DISCHARGE INTO PUBLIC WATERWAYS** | |
| 1. Is the area of disturbance one (1) or more acres? | Yes  No |
| 1. Is a storm water discharge permit required for this site? | Yes  No |
| 1. If yes, has the permit been issued? | Yes  No |
| If the proposed project site is one (1) or more acres, a plan must be developed and followed for construction site erosion control and storm water management as part of storm water permit requirements. Please provide a copy of the plan and the permit, once obtained. Any findings from engineering studies completed prior to this application should also be forwarded with this application. Additional information on storm water permitting may be found at: [*https://dnr.wi.gov/topic/stormwater/learn\_more/regulations.html*](https://dnr.wi.gov/topic/stormwater/learn_more/regulations.html)*.* | |

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| 1. **ENDANGERED SPECIES/RESOURCES** | |
| 1. Has a US Fish and Wildlife Service Endangered Species screening been conducted for the proposed project area? | Yes  No |
| 1. Has an WDNR Endangered Resources Review screening been conducted for the proposed project area? | Yes  No |
| Additional information on the USFWS and WDNR Endangered Resources Review screening process can be found at [*https://www.fws.gov/endangered/*](https://www.fws.gov/endangered/)and [*https://dnr.wi.gov/topic/erreview/review.html*](https://dnr.wi.gov/topic/erreview/review.html)*.* | |

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| 1. **NOISE ABATEMENT** | | | | |
| Please provide a site map that shows railroad lines, airports, major arterial streets and highways, manufacturing sites, and other major noise producing operations. Applicants may also determine the Day/Night Noise Level (DNL) using HUD’s DNL Assessment Tool ([*https://www.hudexchange.info/resource/2830/day-night-noise-level-assessment-tool/*](https://www.hudexchange.info/resource/2830/day-night-noise-level-assessment-tool/)). | | | | |
| 1. Is the development site located within 1,000 feet of a major road, highway, county trunk, truck route, state or federal, or urban business route? | | | | Yes  No |
| Such information can be obtained from the Wisconsin DOT website: [*https://wisconsindot.gov/Pages/projects/data-plan/traf-counts/default.aspx*](https://wisconsindot.gov/Pages/projects/data-plan/traf-counts/default.aspx) | | | | |
| 1. Is the development site located within 3,000 feet of an active rail line (used at least daily)? | | | | Yes  No |
| 1. Is the development located within five (5) miles of a general aviation airport, or 15 miles of a military airport, handling jet operations with scheduled air service? | | | | Yes  No |
| If “yes,” what is the name of the airport? | | \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_ | | |
| 1. Is the development site located within 1,000 feet of any other noise-generating source, such as an industrial plant? | | | | Yes  No |
| If “yes,” what is the name of the noise source(s)? | | | \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_ | |
| 1. What is the DNL for the site? | \_\_\_\_ dB Exterior \_\_\_\_ dB Interior | | | |

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| 1. **THERMAL AND MAN-MADE HAZARDS** | | |
| The following websites can be consulted to obtain information about manmade hazards:   1. EPA [*https://www.epa.gov/cleanups/cleanups-my-community*](https://www.epa.gov/cleanups/cleanups-my-community)*,* 2. WI DNR BRRTS [*https://dnr.wi.gov/topic/brownfields/botw.html*](https://dnr.wi.gov/topic/brownfields/botw.html), 3. WI DATCP [*https://datcp.wi.gov/Pages/Programs\_Services/PetroleumHazStorageTanks.aspx*](https://datcp.wi.gov/Pages/Programs_Services/PetroleumHazStorageTanks.aspx)   or contact local or county Emergency Government, or the local Fire Chief to obtain the information required below. | | |
| * Has Phase 1 (ASTM) Report been completed? | | Yes  No |
| * If Yes, is a copy of the Executive Summary attached? | | Yes  No |
| * If No, is a Phase I (ASTM) report needed? | | Yes  No |
| * Is the development site located within 2,500 feet of an above-ground storage tank for conventional petroleum fuels (such as gasoline), hazardous gases (such as liquid propane), or chemicals of a flammable nature (such as benzene or hexane)? | | Yes  No |
| If “yes,” what is the name of the facility? | \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_ | |
| * Is the development site located on or within 2,500 feet of an active or closed waste dump or landfill site? | | Yes  No |
| * Is the development site located within 2,500feet of an industry which disposes of chemicals or hazardous wastes on its premises? | | Yes  No |
| * Is there any evidence that asbestos should be removed from the structure? | | Yes  No |
| * List industrial plants or facilities within 1/2 mile of proposed development site and locate on site map. | | |
| \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_ | | |
| * List chemical (including pesticide) storage facilities or warehouses including those belonging to farmer’s cooperatives within 1/2 mile of proposed development site and locate on site map. | | |
| \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_ | | |
| * List current and closed landfills, hazardous waste disposal sites and superfund sites within 1/2 mile of proposed development site. | | |
| \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_ | | |
| * List Leaking Underground Storage Tanks (LUST), Toxic or Chemical Spills or Radioactive materials on or adjacent to site area or electromagnetic hazards, such as high voltage electric transmission lines, within 1/2 mile of proposed development site. [Contact the Wisconsin Public Service Commission for additional information on electromagnetic hazards at (608) 266-5481] | | |
| \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_ | | |
| * List other industries, manufacturing, and processing plants (including quarries & mines) within 1/2 mile of proposed development site) and locate on site map. | | |
| \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_ | | |
| * If a hazardous industry or facility (defined as one using or storing material which are potential threats to human health or safety) exists, please provide the facility name, address, and contact person, if available, for the potential hazard. | | |
| \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_ | | |

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| 1. **AIRPORT HAZARDS** | |
| 1. Is the development site located within 2,500 feet of a civilian airport or within 15,000 feet of a military airport? | Yes  No |
| Additional information on HUD’s airport hazards requirements can be found at [*https://www.hudexchange.info/environmental-review/airport-hazards/*](https://www.hudexchange.info/environmental-review/airport-hazards/). HUD Regulations require that any project taking place in a runway clear zone include a notice to prospective buyers advising them of the hazard. DEHCR will provide a copy of the notice if required. | |

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| 1. **AIR QUALITY STANDARDS** | | | | |
| 1. Is the property located in the vicinity of a monitoring station   where air quality violations have been registered? | | | | Yes  No |
| If “yes,” describe: | | \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_ | | |
| 1. Is the development located in a non-attainment zone?   (Kenosha, Manitowoc, Milwaukee, Oneida, Ozaukee, or Sheboygan Counties) | | | | Yes  No |
| If “yes,” which county? | | | \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_ | |
| 1. Will the development require any air related permits? | | | | Yes  No |
| If “yes,” explain: | \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_ | | | |
| Additional information on air quality and non-attainment zones can be found at: [*https://dnr.wi.gov/topic/AirQuality/*](https://dnr.wi.gov/topic/AirQuality/index.asp)and [*https://dnr.wi.gov/topic/AirPermits/Nonattainment.html*](https://dnr.wi.gov/topic/AirPermits/Nonattainment.html). | | | | |

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| 1. **WATER SUPPLY, SANITARY SEWERS AND SOLID WASTE DISPOSAL** | | |
| 1. Is the water supply serving the project operated by a municipality or is it a private on-site well? | | Municipal  Private |
| 1. Will the site proposed for development be served by adequate and acceptable sanitary sewers and waste water disposal systems? | | Yes  No |
| 1. Are the site’s sanitary sewers and waste water disposal systems municipally operated or private? | | Municipal  Private |
| 1. In the opinion of the local Public Works Department, will the existing or planned solid waste disposal system adequately service the proposed development? | | Yes  No |
| * 1. If “no,” explain: | \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_ | |

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| 1. **AGRICULTURAL LAND IMPACT** | | |
| 1. Will the development be located on or directly adjacent to agricultural land categorized as prime or of State or local importance? | | Yes  No |
| * 1. If “yes,” explain: | \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_ | |
| Contact USDA Natural Resources Conservation Service or the local county extension agent for assistance in identifying agricultural land categorized as prime or of State or local importance ([*https://www.nrcs.usda.gov/wps/portal/nrcs/site/national/home/*](https://www.nrcs.usda.gov/wps/portal/nrcs/site/national/home/)). | | |

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| 1. **SOIL STABILITY, EROSION AND DRAINAGE** | |
| 1. Is there evidence of slope erosion or unstable slope conditions on or near a site (i.e., soil washed away by rain, the presence of gullies, etc.)? | Yes  No |
| 1. Is there evidence of cross-lot runoff, low-lying depressions, or drainage flows on the property that may affect the suitability of the site for development? | Yes  No |

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| 1. **UNIT DENSITY** (for rehabilitation projects only) | | |
| 1. Will proposed project include the rehabilitation of an existing structure? | | Yes  No |
| ***\*\*\*\* If no rehabilitation is involved then no further responses are required for this section. \*\*\*\**** | | | |
| 1. Total number of units: | before/after rehabilitation: \_\_\_\_/\_\_\_\_ % change \_\_\_\_ | |
| 1. Will the development involve changes in land use from non-residential to residential; or from one class of residential to another (for example, from single family attached dwelling to high-rise multiple-family units)? | | Yes  No |
| 1. Will the estimated cost of the rehabilitation be more than 75% of the total estimated cost of replacement before rehabilitation? | | Yes  No |

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| **CERTIFICATION** | | | |
| **To the best of my knowledge I hereby certify that the foregoing information is true and correct.** | | | |
| By: |  |  |  |
|  | (Applicant Signature) |  | (Date Signed) |
|  |  |  |  |
|  |  |  |  |
|  | (Print Name) |  | (Title) |
|  |  |  |  |
|  |  |  |  |
|  | (Company/Agency) |  | (Telephone) |
|  |  |  |  |
|  |  | | |
|  | (Email Address) | | |

**ATTACHMENT A**

**Architectural and Historical Information Required for Rehabilitation Projects**

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| 1. **AGE OF STRUCTURE** | | | |
| 1. Does the proposed project include developing housing in an existing structure? | | | Yes  No |
| * 1. If yes, when was the structure constructed? | | \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_ | |
| * 1. Source of information: | \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_ | | |
| NOTE: If possible, obtain documentation of the building’s age, such as a copy of the original title. A real estate broker’s estimate of the building’s age is not sufficient. | | | |
| 1. If the age of the structure is **less** than 50 years, no further architectural or historical information is required. | | | |
| 1. If the age of the structure is **greater** than 50 years, then please answer the following as completely as possible. | | | |

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| 1. **REVIEW OF ARCHITECTURAL AND HISTORIC RESOURCES DATABASES** | | |
| 1. Indicate if the development site is known to be listed on any of the following lists: | | |
|  |  | National Register of Historic Places |
|  |  | Properties determined eligible for the National Register |
|  |  | State Register of Historic Places |
|  |  | Wisconsin inventory of historic places |
|  |  | Locally-designated historic property |
|  |  | Local intensive survey--see attached list of community surveys (Name and date) |
|  |  | None of the above |
|  |  |  |
| NOTE: The Wisconsin Historical Society (WHS) has the final authority to determine whether a property is eligible for inclusion in the National Register of Historic Places and what mitigation measures may be required. WHS may require that special methods be used in repairing buildings of historic significance. | | |
| 1. Attach the following information for architecture and historic review: | | |
| * 1. A map showing the location of the building in relation to existing streets; please include the township, range, and section for projects located in unincorporated communities. | | |
| * 1. Photographs of the building. Either black & white or color photographs are acceptable (including Polaroids), but black and white ***photocopies are not acceptable***. | | |
| * + 1. Views must be unobstructed, in focus, and should include views of the front, back, and sides of the structure, and photographs of the adjacent lots, facing north, south, east and west. Also, please include photographs of other structures found on the property. | | |
| * + 1. Close up photos of areas showing considerable deterioration; windows proposed for rehab or replacement; unique, ornate, or historically significant features present on the structure. | | |

**RHD FORM 12**

**ENVIRONMENTAL SITE SELECTION CONSIDERATIONS/CRITERIA**

**INSTRUCTIONS**

All applications are required to meet the Department of Housing and Urban Development’s environmental compliance standards, per Federal regulations contained in 24 CFR Part 58 as well as all state and local standards. By completing the following form, applicants will better understand the environmental requirements of the DOA RHD program and result in projects which are more environmentally sound. Completion of the form will also help the Division of Energy, Housing and Community Resources (DEHCR) prepare the necessary documentation that will legally permit the release of HUD funds. If any questions arise while completing the form, please contact the DOA Environmental Desk at [*DOAEnvironmentalDesk@wisconsin.gov*](mailto:DOAEnvironmentalDesk@wisconsin.gov).

Please answer the following questions as completely as possible. Be aware that in some cases further technical analysis may be required to determine if mitigation measures are necessary. A completed copy these screening questions and a Phase I environmental audit (if appropriate) must be sent to DEHCR as soon as these are available.

**NOTE**: Most projects will require a public comment period of up 32 days prior to final approval and the release of funds. The Environmental Review packet may be submitted separately to the DOA Environmental Desk at the time of application if all significant financing has been secured and an early review is required.

1. **APPLICANT INFORMATION**

Please provide all requested contact information. Environmental Desk staff may need to request additional information during the environmental review process.

1. **PROJECT DESCRIPTION**

Please provide all requested information including a specific street address if known. The project description should be brief and include the proposed use, type of housing and number of structures/units. For example: *20 units senior housing (62 +)* or *3 story 40 unit wood frame multi-family affordable apartment homes with underground parking*. It must also state whether the project is new construction or the rehabilitation of an existing structure.

1. **HISTORIC PRESERVATION**

Provide all requested maps and answer all questions. A plat map is not required if the submitted site plan provides the requested information.

The documentation requested will be used to determine the level of review required. Under certain circumstances, consultation with the Wisconsin Historical Society may be required. It is recommended that applicants contact the DOA Environmental Desk if the proposed project includes activities associated with a structure fifty (50) years old or older on either the project site or nearby or includes development on previously undisturbed land.

If a site plan is included, it should depict any structures to be demolished, any proposed new structures and any structures to be rehabilitated. The site plan should be to scale.

**Archeological Review**: Sites which are currently vacant and which have been previously developed will require a lesser level of review than sites which have only been used for farming. Ground disturbing activities include the installation of streets/driveways, excavation for a variety of purposes and the addition of fill.

**Architectural and Historical Review**: This section will apply only if the project will affect a structure fifty (50) years old or older. The age of the structure should be obtained from local tax assessors’ records or a similar source. An estimate by a real estate agent or the preparer is not sufficient. If the structure is 50 years old or older then Attachment A: *Architectural and Historical Information Needed Required for Rehabilitation Projects* must be completed. Contact the DOA Environmental Desk ([*DOAEnvironmentalDesk@wisconsin.gov*](mailto:DOAEnvironmentalDesk@wisconsin.gov)) for assistance.

1. **FLOODPLAIN MANAGEMENT**

A copy must be attached of either the applicable Flood Insurance Rate Map (FIRM) or a copy of the site plan if the site plan clearly delineates the floodplain, includes the FIRM number and effective date and is stamped by a licensed engineer or surveyor.

HUD’s regulations in 24 CFR Part 55 outline HUD’s procedures for complying with Executive Order 11988 – Floodplain Management ([*https://www.hudexchange.info/environmental-review/floodplain-management/*](https://www.hudexchange.info/environmental-review/floodplain-management/)). Part 55 applies to all HUD actions that could be harmed or cause harm if located in a floodplain, including but not limited to proposed acquisition, construction, demolition, improvement, disposition, and financing actions under any HUD program. The purpose of Part 55 is not, in most cases, to prohibit actions in a floodplain, but to provide the method for HUD projects to comply with EO 11988 and avoid unnecessary impacts. Section 55.11(c) includes a table indicating if proposed activities are allowed in specific flood zones.

Maps of Flood Insurance Rate Maps (FIRM) can be created using the FIRMette Tool found on FEMA’s website [*https://msc.fema.gov/portal/home*](https://msc.fema.gov/portal/home)*.* A FIRMette is a to-scale map of a specific portion of the FIRM. It will include the map number and the effective date of the map. An example of a FIRM number is 55073C0270F.

1. **WETLANDS PROTECTION**

A map depicting the wetlands areas in the project area must be attached. A site plan may be used to meet this requirement if the wetland areas are clearly delineated and the site plan is stamped by a licensed engineer or surveyor.

Executive Order 11990: Protection of Wetlands requires Federal activities to avoid adverse impacts to wetlands where practicable ([*https://www.hudexchange.info/environmental-review/wetlands-protection/*](https://www.hudexchange.info/environmental-review/wetlands-protection/)). As primary screening, applicants must verify whether the project is located within wetlands identified on both the National Wetlands Inventory ([*https://www.fws.gov/wetlands/Data/Mapper.html*](https://www.fws.gov/wetlands/Data/Mapper.html)) and the Wisconsin DNR Wetland Inventory ([*https://dnr.wi.gov/topic/wetlands/inventory.html*](https://dnr.wi.gov/topic/wetlands/inventory.html)). Wetland maps can be created using the mapping tools on both sites.

A WDNR wetlands review is conducted for all WDNR storm water discharge permits.

1. **STORM WATER DISCHARGE INTO PUBLIC WATERWAYS**

A copy of the Wisconsin Pollutant Discharge Elimination System (WPDES) permit must be attached, if required under current regulations.

The Wisconsin DNR requires developers to obtain a storm water discharge permit and submit erosion control plans if the proposed project will disturb one (1) or more acres of land through clearing, grading, excavating or stockpiling of fill material. [*https://dnr.wi.gov/topic/stormwater/*](https://dnr.wi.gov/topic/stormwater/).

1. **ENDANGERED SPECIES/RESOURCES**

A copy of the USFWS Section 7 Species Review letter and the WDNR Endangered Resources Review must be attached.

An environmental review must consider potential impacts of the HUD-assisted project to endangered and threatened species and critical habitats. The review must evaluate potential impacts not only to any listed but also to any proposed endangered or threatened species and critical habitats. This responsibility is cited in environmental procedures at 24 CFR 58.5(e) and 24 CFR 50.4 (e).

Applicants can generate a Section 7 Species Review letter through the USFWS Information for Planning and Consultation (IPaC) database ([*https://ecos.fws.gov/ipac/*](https://ecos.fws.gov/ipac/)). A WDNR Endangered Resources Preliminary Assessment can be generated using the Natural Heritage Inventory Public Portal [*https://dnr.wi.gov/topic/erreview/publicportal.html*](https://dnr.wi.gov/topic/erreview/publicportal.html).

A WDNR Endangered Resources Review is conducted for all WDNR storm water discharge permits.

1. **NOISE ABATEMENT**

A response is required for all questions. A map depicting railroad lines, airports, major arterial streets and highways, manufacturing sites, and other major noise producing operations must be attached along with documentation supporting the exterior and interior Day/Night Noise Level (DNL) determinations.

HUD’s noise standards may be found in 24 CFR Part 51, Subpart B. For proposed new construction in high noise areas, the project must incorporate noise mitigation features. Consideration of noise applies to the acquisition of undeveloped land and existing development as well ([*https://www.hudexchange.info/programs/environmental-review/noise-abatement-and-control/*](https://www.hudexchange.info/programs/environmental-review/noise-abatement-and-control/)).

HUD classifies noise levels as either Acceptable (Not exceeding 65 dB/No special approvals and requirements); Normally Unacceptable (Above 65 dB, but not exceeding 75 dB/Special approvals and requirements); or Unacceptable (Above 75 dB/Environmental Impact Statement required).

The environmental review record must contain **one** of the following:

1. Documentation the proposed action is not within 1000 feet of a major roadway, 3,000 feet of a railroad, or 15 miles of a military or FAA-regulated civil airfield;
2. If within those distances, documentation showing the noise level is *Acceptable* (at or below 65 dB);
3. If within those distances, documentation showing that there’s an effective noise barrier (i.e., that provides sufficient protection); or
4. Documentation showing the noise generated by the noise source(s) is *Normally Unacceptable (66 – 75 dB)* and identifying noise attenuation requirements that will bring the interior noise level to 45 dB and/or exterior noise level to 65 dB.

HUD’s DNL Assessment Tool ([*https://www.hudexchange.info/resource/2830/day-night-noise-level-assessment-tool/*](https://www.hudexchange.info/resource/2830/day-night-noise-level-assessment-tool/)) is a useful method for determining the Day/Night Noise Level (DNL) for a proposed project site. Traffic counts may be obtained from Wisconsin DOT ([*https://wisconsindot.gov/Pages/projects/data-plan/traf-counts/default.aspx*](https://wisconsindot.gov/Pages/projects/data-plan/traf-counts/default.aspx)) or from municipal traffic counts or site specific traffic studies.

1. **THERMAL AND MAN-MADE HAZARDS**

A response is required for all questions. If a Phase I (ASTM) report was completed for the project, a copy of the Executive Summary including the author, contact information and date (day/month/year) the report was produced must be attached. If no Executive Summary was written for the report then a copy of the title page including the author, contact information and date (day/month/year) the report was produced must be attached.

There are inherent potential dangers associated with locating HUD-assisted projects near hazardous facilities which store, handle, or process hazardous substances of a flammable or explosive nature. Project sites located too close to facilities handling, storing or processing conventional fuels, hazardous gases or chemicals of an explosive or flammable nature may expose occupants or end-users of a project to the risk of injury in the event of an explosion. There are also potential dangers associated with locating a project on or near a site contaminated by chemical spills or leaking underground storage tanks.

The EPA maintains a database which enables users to find and map contaminated sites at: [*https://www.epa.gov/cleanups/cleanups-my-community*](https://www.epa.gov/cleanups/cleanups-my-community). The Wisconsin DNR maintains a similar database at: [*https://dnr.wi.gov/topic/Brownfields/WRRD.html*](https://dnr.wi.gov/topic/Brownfields/WRRD.html)*.* The Wisconsin Department of Agriculture, Trade and Consumer Protection (DATCP) maintains a searchable list of above-ground and underground storage tanks, which can be accessed at: [*https://datcp.wi.gov/Pages/Programs\_Services/PetroleumHazStorageTanks.aspx*](https://datcp.wi.gov/Pages/Programs_Services/PetroleumHazStorageTanks.aspx)*.*

HUD’s guidance on Thermal and Man-Made Hazards can be found at:

[*https://www.hudexchange.info/environmental-review/explosive-and-flammable-facilities/*](https://www.hudexchange.info/environmental-review/explosive-and-flammable-facilities/)

and [*https://www.hudexchange.info/environmental-review/site-contamination/*](https://www.hudexchange.info/environmental-review/site-contamination/).

1. **AIRPORT HAZARDS**

Contact the DOA Environmental Desk ([*DOAEnvironmentalDesk@wisconsin.gov*](mailto:DOAEnvironmentalDesk@wisconsin.gov)) if the proposed project is located within a runway clear zone.

1. **AIR QUALITY STANDARDS**

A response is required for all questions. Contact the WDNR Air Quality staff if a proposed project site is located in the vicinity of a monitoring station where air quality violations have been registered ([*https://dnr.wi.gov/topic/airquality/*](https://dnr.wi.gov/topic/airquality/)).

1. **WATER SUPPLY, SANITARY SEWERS AND SOLID WASTE DISPOSAL**

A response is required for all questions.

1. **AGRICULTURAL LAND IMPACT**

A response is required for all questions.

1. **SOIL STABILITY, EROSION AND DRAINAGE**

A response is required for all questions.

1. **UNIT DENSITY**

A response is required for all questions if the proposed project includes the rehabilitation of an existing structure.