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F2wsfpL and Parks
1993 Flathead Lake
State Park-West
Shore/Finley Point
Land exchange

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Flethead Lake State Park-West Shore/Finl



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**ana Department
of
Fish, Wildlife & Parks**



STATE DEPARTMENT OF FISH, WILDLIFE & PARKS

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May 19, 1993

Environmental Quality Council, Capitol Building, Helena 59620
Director's Office, Dept. of Health and Environmental Sciences
Montana Dept. of Fish, Wildlife and Parks
Resource Assessment
Parks Division
Fisheries Division
Wildlife Division
Regional Information Officers

State Historic Preservation Office, Montana Historical Society
State Library

Jim Jensen, Montana Environmental Information Center,
PO Box 1184, Helena, MT 59624

Janet Ellis, Montana Audubon Council, PO Box 595, Helena, MT 59624
Lake County Commissioners, Lake County Courthouse, Polson, MT 59860

Ladies and Gentlemen:

The enclosed Environmental Assessment (EA) has been prepared for the Flathead Lake State Park - West Shore/Finley Point Land Exchange and is submitted for your consideration. The action is proposed at sites currently operated by the Department.

Any questions or comments on this action should be addressed to the undersigned by June 13, 1993. If no new facts are received by then, the decision will be made to proceed with this action.

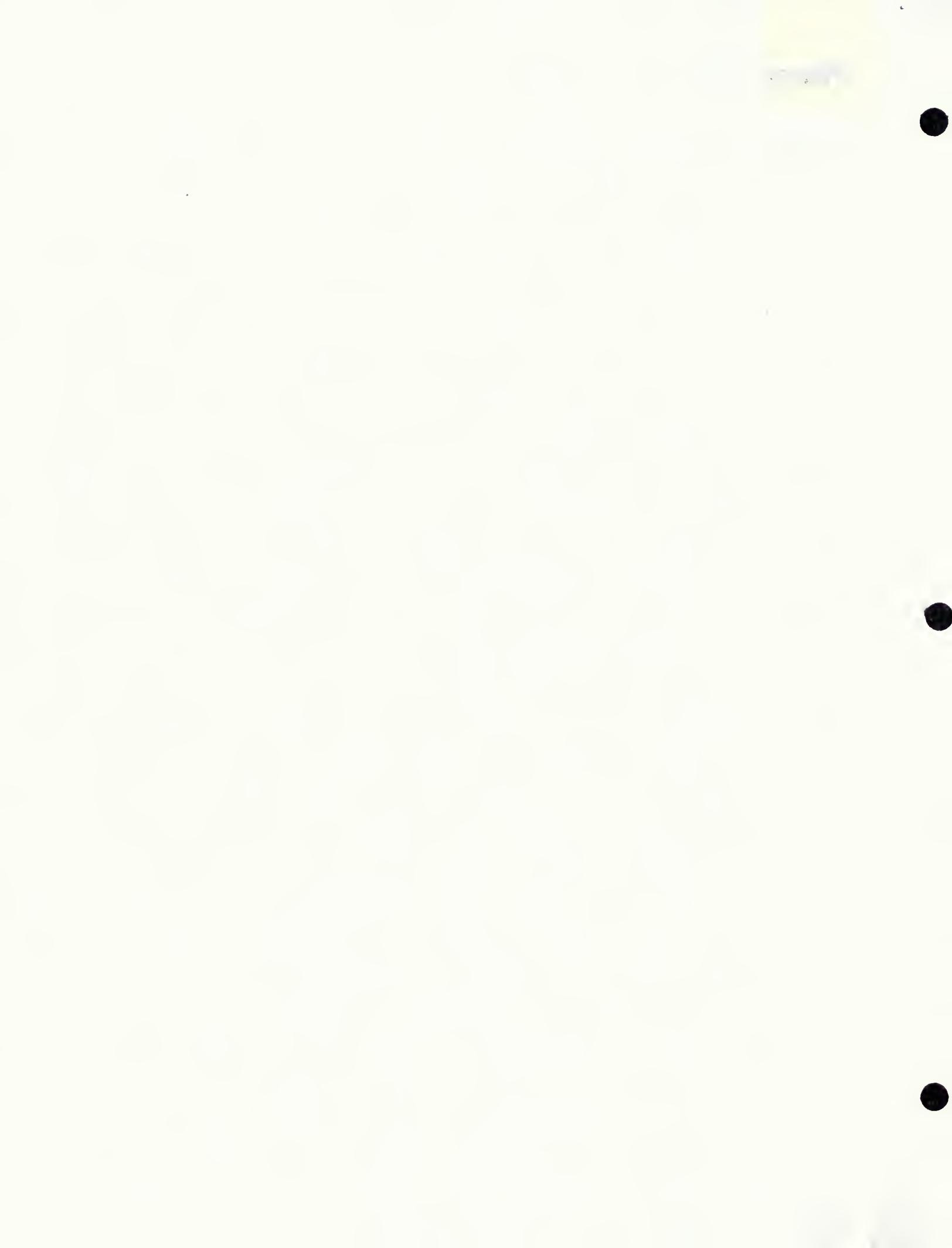
Sincerely,

Dan Vincent
Regional Supervisor

DC/nb

Enclosures

PLEASE RETURN



PART II. ENVIRONMENTAL REVIEW

1. Evaluation of the Impacts of the Proposed Action Including Secondary and Cumulative Impacts on the Physical and Human Environment. Complete the following checklist, adding comments or narrative as necessary.

The checklist has been modified to include several additional issues that need to be addressed whenever proposed projects will receive Federal Aid in Wildlife Restoration (Pittman-Robertson or P-R) or Federal Aid in Sport Fish Restoration (Dingell-Johnson, as expanded by Wallop-Breaux or D-J) funds. So as to comply with National Environmental Policy Act (NEPA) requirements for federally-funded projects - in addition to the Montana Environmental Policy Act (MEPA) - several additional issues require evaluation in the checklist. For P-R or D-J projects:

*Indicates the need to determine whether the described impact may result, and respond on the checklist. Describe any minor or potentially significant impacts.

**Indicates the need to include a discussion about that issue in the EA narrative.

***Indicates the need to include a discussion about that issue in the EA narrative and attach documentation.

HB 495

2. Evaluation of improvements or development projects that significantly change park or fishing access site features or use patterns. Complete the following checklist, adding narrative comments as necessary.

► Indicates the need to include a narrative description addressing the items identified in 12.8.604 (ARM)

IMPACTS

PHYSICAL ENVIRONMENT

1. LAND RESOURCES

Will the proposed action result in:

- ▶ a. Soil instability or changes in geologic substructure?
- b. Disruption, displacement, erosion, compaction, moisture loss, or over-covering of soil which would reduce productivity or fertility?
- ▶ c. Destruction, covering or modification of any unique geologic or physical features?
- d. Changes in siltation, deposition or erosion patterns that may modify the channel of a river or stream or the bed or shore of a lake?
- e. Exposure of people or property to earthquakes, landslides, ground failure, or other natural hazard?
- f. Other: _____

UNKNOWN*	NO IMPACTS	IMPACTS: MINOR*	POTENTIALLY SIGNIFICANT	CAN IMPACTS BE MITIGATED*	COMMENT INDEX
	X				
	X				
	X				
	X				
	X				

*Include an attachment with a narrative explanation describing the scope and level of impact. If the impact is unknown, explain why the unknown impact has not or can not be evaluated.

Narrative Description and Evaluation of the Cumulative and Secondary Effects on Land Resources (Attach additional pages of narrative if needed):

- ▶ Indicates the need to include a narrative description addressing the items identified in 12.8.604-1a (ARM)

IMPACTS

PHYSICAL ENVIRONMENT

2. AIR

Will the proposed action result in:

▶ a. Emission of air pollutants or deterioration of ambient air quality? (also see 13 (c))

b. Creation of objectionable odors?

c. Alteration of air movement, moisture, or temperature patterns or any change in climate, either locally or regionally?

d. Adverse effects on vegetation, including crops, due to increased emissions of pollutants?

e. *For P-R/D-J projects, will the project result in any discharge which will conflict with federal or state air quality regs? (Also see 2a)

f. Other _____

UNKNOWN*	NO IMPACTS	IMPACTS: MINOR*	POTENTIALLY SIGNIFICANT	CAN IMPACTS BE MITIGATED*	COMMENT INDEX
	X				
	X				
	X				
	X				

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*Indicates the need to determine whether the described impact may result and respond on the checklist. Describe any minor or potentially significant impacts.

Narrative Description and Evaluation of the Cumulative and Secondary Effects on Air Resources (Attach additional pages of narrative if needed):

IMPACTS

PHYSICAL ENVIRONMENT

UNKNOWN*	NO IMPACTS	IMPACTS: MINOR	POTENTIALLY SIGNIFICANT	CAN IMPACTS BE MITIGATED*	COMMENT INDEX
3. WATER					
Will the proposed action result in:					
▶ a. Discharge into surface water or any alteration of surface water quality including but not limited to temperature, dissolved oxygen or turbidity?	X				
b. Changes in drainage patterns or the rate and amount of surface runoff?	X				
c. Alteration of the course or magnitude of flood water or other flows?	X				
d. Changes in the amount of surface water in any water body or creation of a new water body?	X				
e. Exposure of people or property to water related hazards such as flooding?	X				
f. Changes in the quality of groundwater?	X				
g. Changes in the quantity of groundwater?	X				
h. Increase in risk of contamination of surface or groundwater?	X				
i. Effects on any existing water right or reservation?	X				
j. Effects on other water users as a result of any alteration in surface or groundwater quality?	X				
k. Effects on other users as a result of any alteration in surface or groundwater quantity?	X				
l. **For P-R/D-J, will the project affect a designated floodplain? (Also see 3c)					
m. *For P-R/D-J, will the project result in any discharge that will effect federal or state water quality regulations? (Also see 3a)					
n. Other: _____					

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▶ Indicates the need to include a narrative description addressing the items identified in 12.8.604-1e (ARM)

WATER - CONTINUED

Narrative Description and Evaluation of the Cumulative and Secondary Effects on Water Resources (Attach additional pages of narrative if needed):

IMPACTS

PHYSICAL ENVIRONMENT

	UNKNOWN*	NO IMPACTS	IMPACTS: [*] MINOR	POTENTIALLY SIGNIFICANT	CAN IMPACTS BE MITIGATED*	COMMENT INDEX
<p>4. <u>VEGETATION</u></p> <p>Will the proposed action result in:</p> <p>a. Changes in the diversity, productivity or abundance of plant species (including trees, shrubs, grass, crops, and aquatic plants)?</p> <p>b. Alteration of a plant community?</p> <p>c. Adverse effects on any unique, rare, threatened, or endangered species?</p> <p>d. Reduction in acreage or productivity of any agricultural land?</p> <p>e. Establishment or spread of noxious weeds?</p> <p>f. **<u>For P-R/D-J</u>, will the project affect wetlands, or prime and unique farmland?</p> <p>g. Other: _____</p>		X				
		X				
		X				
		X				
		X				

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**Indicates the need to include a discussion about that issue in the EA narrative.

Narrative Description and Evaluation of the Cumulative and Secondary Effects on Vegetation Resources (Attach additional pages of narrative if needed):

IMPACTS

PHYSICAL ENVIRONMENT

► 5. FISH/WILDLIFE

Will the proposed action result in:

a. Deterioration of critical fish or wildlife habitat?

X

b. Changes in the diversity or abundance of game animals or bird species?

X

c. Changes in the diversity or abundance of nongame species?

X

d. Introduction of new species into an area?

X

e. Creation of a barrier to the migration or movement of animals?

X

f. Adverse effects on any unique, rare, threatened, or endangered species?

X

g. Increase in conditions that stress wildlife populations or limit abundance (including harassment, legal or illegal harvest or other human activity)?

X

h. **For P-R/D-J, will the project be performed in any area in which T&E species are present, and will the project affect any T&E species or their habitat? (Also see 5f)

i. *For P-R/D-J, will the project introduce or export any species not presently or historically occurring in the receiving location? (Also see 5d)

j. Other: _____

UNKNOWN*	NO IMPACTS	IMPACTS: MINOR	POTENTIALLY SIGNIFICANT	CAN IMPACTS BE MITIGATED*	COMMENT INDEX
	X				
	X				
	X				
	X				
	X				
	X				

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► Indicates the need to include a narrative description addressing the items identified in 12.8.604-1a (ARM)

Narrative Description and Evaluation of the Cumulative and Secondary Effects on Fish/Wildlife Resources (Attach additional pages of narrative if needed):

IMPACTS

HUMAN ENVIRONMENT

NOISE/ELECTRICAL EFFECTS

Will the proposed action result in:

- a. Increases in existing noise levels?
- b. Exposure of people to serve or nuisance noise levels?
- c. Creation of electrostatic or electromagnetic effects that could be detrimental to human health or property?
- d. Interference with radio or television reception and operation?
- e. Other: _____

UNKNOWN*	NO IMPACTS	IMPACTS: MINOR	POTENTIALLY SIGNIFICANT	CAN IMPACTS BE MITIGATED*	COMMENT INDEX
	X				
	X				
	X				
	X				

*Include an attachment with a narrative explanation describing the scope and level of impact. If the impact is unknown, explain why the unknown impact has not or can not be evaluated.

Narrative Description and Evaluation of the Cumulative and Secondary Effects on Noise/Electrical Effects (Attach additional pages of narrative if needed):

IMPACTS

HUMAN ENVIRONMENT

UNKNOWN*	NO IMPACTS	IMPACTS: MINOR	POTENTIALLY SIGNIFICANT	CAN IMPACTS BE MITIGATED*	COMMENT INDEX
<p>7. LAND USE</p> <p>Will the proposed action result in:</p> <p>a. Alteration of or interference with the productivity or profitability of the existing land use of an area?</p> <p>b. Conflicted with a designated natural area or area of unusual scientific or educational importance?</p> <p>c. Conflict with any existing land use whose presence would constrain or potentially prohibit the proposed action?</p> <p>d. Adverse effects on or relocation of residences?</p> <p>e. Other: _____</p>	X				
	X				
	X				c

Include an attachment with a narrative explanation describing the scope and level of impact. If the impact is unknown, explain why the unknown impact has not or can not be evaluated.

Narrative Description and Evaluation of the Cumulative and Secondary Effects on Land Use (Attach additional pages of narrative if needed):

c. Both properties are used only for seasonal recreation purposes. Property A will also be conveyed with restrictions limiting improvements to beyond 100 feet of lake, one subdivision of not less than five acres and no commercial use.

IMPACTS

HUMAN ENVIRONMENT

8. RISK/HEALTH HAZARDS

Will the proposed action result in:

a. Risk of an explosion or release of hazardous substances (including, but not limited to oil, pesticides, chemicals, or radiation) in the event of an accident or other forms of disruption?

b. Affect an existing emergency response or emergency evacuation plan or create a need for a new plan?

c. Creation of any human health hazard or potential hazard?

d. *For P-R/D-J, will any chemical toxicants be used? (Also see 8a)

e. Other: _____

UNKNOWN*	NO IMPACTS	IMPACTS: MINOR	POTENTIALLY SIGNIFICANT	CAN IMPACTS BE MITIGATED*	COMMENT INDEX
	X				
	X				
	X				

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*Indicates the need to determine whether the described impact may result and respond on the checklist. Describe any minor or potentially significant impacts.

Narrative Description and Evaluation of the Cumulative and Secondary Effects on Risk/Health Hazards (Attach additional pages of narrative if needed):

IMPACTS

HUMAN ENVIRONMENT

9. COMMUNITY IMPACTS

Will the proposed action result in:

▶ a. Alteration of the location, distribution, density, or growth rate of the human population of an area? Positive or negative impacts to tourism.

b. Alteration of the social structure of a community?

c. Alteration of the level or distribution of employment or community or personal income?

d. Changes in industrial or commercial activity?

e. Increased traffic hazards or effects on existing transportation facilities or patterns of movement of people and goods?

f. Other: _____

UNKNOWN*	NO IMPACTS	IMPACTS: MINOR*	POTENTIALLY SIGNIFICANT	CAN IMPACTS BE MITIGATED*	COMMENT INDEX
	X				

*Include an attachment with a narrative explanation describing the scope and level of impact. If the impact is unknown, explain why the unknown impact has not or can not be evaluated.

▶ Indicates the need to include a narrative description addressing the items identified in 12.8.804-1f (ARM)

Narrative Description and Evaluation of the Cumulative and Secondary Effects on Community Impacts (Attach additional pages of narrative if needed):

IMPACTS

HUMAN ENVIRONMENT

10. PUBLIC SERVICES/ TAXES/UTILITIES

Will the proposed action result in:

a. Will the proposed action have an effect upon or result in a need for new or altered governmental services in any of the following areas: fire or police protection, schools, parks/recreational facilities, roads or other public maintenance, water supply, sewer or septic systems, solid waste disposal, health, or other governmental services? If any, specify: _____

b. Will the proposed action have an effect upon the local or state tax base and revenues?

c. Will the proposed action result in a need for new facilities or substantial alterations of any of the following utilities: electric power, natural gas, other fuel supply or distribution systems, or communications?

d. Will the proposed action result in increased used of any energy source?

▶ e. Define projected revenue sources

▶ f. Define projected maintenance costs.

g. Other: _____

UNKNOWN*	NO IMPACTS	IMPACTS: MINOR	POTENTIALLY SIGNIFICANT	CAN IMPACTS BE MITIGATED*	COMMENT INDEX
	X				
	X				
	X				e
	X				f

*Include an attachment with a narrative explanation describing the scope and level of impact. If the impact is unknown, explain why the unknown impact has not or can not be evaluated.

▶ Indicates the need to include a narrative description addressing the items identified in 12.8.604-1d (ARM)

Narrative Description and Evaluation of the Cumulative and Secondary Effects on Public Services/Taxes/Utilities (Attach additional pages of narrative if needed):

e. Public use subject to user fees at either park property.

f. No public facilities on either property which require maintenance.

IMPACTS

HUMAN ENVIRONMENT

	UNKNOWN*	NO IMPACTS	IMPACTS: MINOR*	POTENTIALLY SIGNIFICANT	CAN IMPACTS BE MITIGATED*	COMMENT INDEX
<p>▶ 11. <u>AESTHETICS/ RECREATION</u></p> <p>Will the proposed action result in:</p> <p>a. Alteration of any scenic vista or creation of an aesthetically offensive site or effect that is open to public view?</p> <p>b. Alteration of the aesthetic character of a community or neighborhood?</p> <p>c. Alteration of the quality or quantity of recreational opportunities and settings?</p> <p>d. *For P-R/D-J, will any designated or proposed wild or scenic rivers, trails or wilderness areas be impacted? (Also see 11a, 11c)</p> <p>e. Other: _____</p>		X				
		X				
		X				c

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*Indicates the need to determine whether the described impact may result and respond on the checklist. Describe any minor or potentially significant impacts.

▶ Indicates the need to include a narrative description addressing the items identified in 12.8.604-1a (ARM)

Narrative Description and Evaluation of the Cumulative and Secondary Effects on Aesthetics/Recreation (Attach additional pages of narrative if needed):

c. Neither property is accessible to the public except by boat.

IMPACTS

HUMAN ENVIRONMENT

12. CULTURAL/HISTORICAL RESOURCES

Will the proposed action result in:

- ▶ a. Destruction or alteration of any site, structure or object of prehistoric historic, or paleontological importance?
- b. Physical change that would affect unique cultural values?
- c. Effects on existing religious or sacred uses of a site or area?
- d. ***For P-R/D-J, will the project affect historic or cultural resources? Attach SHPO letter of clearance. (Also see 12.a)
- e. Other: _____

UNKNOWN*	NO IMPACTS	IMPACTS: MINOR	POTENTIALLY SIGNIFICANT	CAN IMPACTS BE MITIGATED*	COMMENT INDEX
	X				
	X				
	X				

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** *Indicates the need to include a discussion about that issue in the EA narrative and attach documentation.

▶ Indicates the need to include a narrative description addressing the items identified in 12.8.604-1a (ARM)

Narrative Description and Evaluation of the Cumulative and Secondary Effects on Cultural/Historical Resources (Attach additional pages of narrative if needed):

IMPACTS

**SIGNIFICANCE
CRITERIA**

UNKNOWN*	NO IMPACTS	IMPACTS:* MINOR	POTENTIALLY SIGNIFICANT	CAN IMPACTS BE MITIGATED*	COMMENT INDEX
<p>13. SUMMARY EVALUATION OF SIGNIFICANCE</p> <p>Will the proposed action, considered as a whole:</p> <p>a. Have impacts that are individually limited, but cumulatively considerable? (A project or program may result in impacts on two or more separate resources which create a significant effect when considered together or in total.)</p> <p>b. Involve potential risks or adverse effects which are uncertain but extremely hazardous if they were to occur?</p> <p>c. Potentially conflict with the substantive requirements of any local, state, or federal law, regulation, standard or formal plan?</p> <p>d. Establish a precedent or likelihood that future actions with significant environmental impacts will be proposed?</p> <p>e. Generate substantial debate or controversy about the nature of the impacts that would be created?</p> <p>f. *For P-R/D-J, is the project expected to have organized opposition or generate substantial public controversy? (Also see 13e)</p> <p>g. **For P-R/D-J, list any federal or state permits required.</p>					
	X				
	X				
	X				
	X				
	X				

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*Indicates the need to determine whether the described impact may result and respond on the checklist. Describe any minor or potentially significant impacts.

**Indicates the need to include a discussion about that issue in the EA narrative.

2. Description and analysis of reasonable alternatives (including the no action alternative) to the proposed action whenever alternatives are reasonably available and prudent to consider and a discussion of how the alternatives would be implemented:

No Action Alternative This would result in several negative situations. The Glacier Presbytery will continue to maintain and expand their facilities on state park land at West Shore. The public will continue to receive no revenue from this special and exclusive use and have no access to this park land either, as it is isolated from the remainder of the park to the south. Furthermore, Finley Point is a much smaller and more crowded park and lack of additional land here is causing increasing conflicts with adjacent lot owners.

Proposed Alternative This will result in better public access to Flathead Lake in Lake County. Property B at Finley Point is the only remaining level lake shore lot on this section of the peninsula. In contrast, all of the lake shore on the West Shore Property A is an abrupt cliff 60 feet or more in height with active soil slumps and is unsafe for public access development without expensive safety railings, signs and monitoring. The Finley Point Property B also preserves one of the last ancient groves of 300-600 year-old Ponderosa Pines on Finley Point. Additionally, private landowner relations would be significantly improved at both parks with the proposed trade.

3. Evaluation and listing of mitigation, stipulation, or other control measures enforceable by the agency or another government agency:

The Department will also add the following stipulations to the grant deed conveying Property A to ensure that no significant impact will occur:

- a. Future improvements to the property must be set back 100 feet from the lake shore, providing however, that a walkway may be erected to provide for pedestrian access to the lake shore.
- b. Future subdivision of the property will be restricted to one subdivision of not less than five acres.
- c. No commercial use shall be made of the property, except those uses which are incidental to the existing church camp uses and are compatible with park operations and goals.

The conveyance will be made subject to the above limitations, that the estate granted will endure only so long as the above limitations are observed; such limitations and restrictions will be binding upon and observed by the Presbytery, as well as their heirs, executors, administrators and assigns, and will run in favor of and be enforceable by the Department. The parties agree that in the event of any violation or nonobservance of the above restrictions, the entire estate granted shall cease and determine and will revert to and vest in the Department, its successors and assigns; the reversion and vesting will be automatic and not require reentry or other act or deed; no act or omission upon the part of any of the beneficiaries of this clause will be a waiver of the operation or enforcement of the restrictions.

The Department is not providing access to the property nor will the Department provide or guarantee access to the property in the future.

Finally, other lots are for sale adjacent to both Finley Point and West Shore parks if additional park land is necessary to balance the value. Values could also be balanced by the addition of land improvements such as boundary fencing and marking, which would significantly reduce conflicts with adjacent private lot owners.

4. Based on the significance criteria evaluated in this EA, is an EIS required? NO If an EIS is not required, explain why the EA is the appropriate level of analysis for this proposed action:

An EIS is not required because of the nature of this action. The review clearly demonstrates that any impacts associated with this action are not significant. The net result is better public access to Flathead Lake and the preservation of a unique natural resource.

5. Describe the level of public involvement for this project if any and, given the complexity and the seriousness of the environmental issues associated with the proposed action, is the level of public involvement appropriate under the circumstances?

A Department news release was issued on December 17, 1991, explaining the need for a land trade. This release gave the dates and locations of two public meetings held in Kalispell on 1/13/92 and Polson on 1/14/92. The news release was published by the Kalispell News and the Missoulian on 12/27/91.

No written comments, one favorable and one unfavorable telephone comment were received on the proposed action. Based on these comments and review by the Fish, Wildlife and Parks Commission a second appraisal and review appraisal was ordered for Property A and additional lots were investigated for acquisition pending appraisal results.

6. Duration of comment period if any:

The news release was published on 12/27/91 and comments were accepted through 4/30/92.

7. Name, title, address and phone number of the Person(s) Responsible for Preparing the EA:

David G. Conklin
Region One Park Manager
490 North Meridian Road
Kalispell, MT 59901
(406) 752-5501

PART III. NARRATIVE EVALUATION AND COMMENT

MEPA-495CK
Revised 1/15/93

