



# State Revolving Fund Loan Programs

## Drinking Water, Wastewater, Nonpoint Source

### PRELIMINARY DECISION OF CATEGORICAL EXCLUSION

TO ALL INTERESTED CITIZENS, ORGANIZATIONS AND GOVERNMENT AGENCIES:

**CITY OF CROWN POINT**  
**COLLECTION SYSTEM IMPROVEMENTS**  
**HIGH PRIORITY I/I REDUCTION PROJECT – PHASE IIA**  
**SRF # WW 12 45 16 03**

**Date: September 28, 2012**

Pursuant to IC 4-4-11, the State Revolving Fund (SRF) Loan Program has determined that the project described here and in the Preliminary Engineering Report will have no substantial negative environmental impact. Therefore, the SRF is issuing a preliminary decision of Categorical Exclusion from the requirements of substantive environmental review.

*How were environmental issues considered?*

The National Environmental Policy Act requires agencies disbursing Federal funds to include environmental factors in the decision making process. A summary of the project is attached for your review. The SRF's preliminary review has found that the proposed project does not require the preparation of either an Environmental Assessment or an Environmental Impact Statement.

*Why is additional environmental review not required?*

Our review has concluded that significant environmental impacts will not result from the proposed action.

*How do I submit comments?*

Comments can be submitted to:

**Sarah Hudson**  
**Senior Environmental Manager**  
**State Revolving Fund Loan Program**  
**100 N. Senate Ave. IGCN 1275**  
**Indianapolis, IN 46204**  
**317-232-8663; [sahudson@ifa.in.gov](mailto:sahudson@ifa.in.gov)**

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**CATEGORICAL  
EXCLUSION**

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**I. PROJECT IDENTIFICATION**

Project Name: Collection System Improvements,  
High Priority I/I Reduction Project – Phase IIA

Authorized Representative and Address: Mr. David Uran, Mayor  
City of Crown Point  
101 N. East Street  
Crown Point, IN 46307

**II. PROJECT LOCATION**

The project area is located in Crown Point, Indiana, in the Ross and Center Civil Townships of Lake County. Specifically, the projects are located in Township 34 N and 35 N, Range 8 W and 9 W, Sections 4, 5, 6, 7, 8, 9, 16, 17 and 32, 33 of the Saint John and Crown Point USGS quadrangles. See Figures 2-2, 2-3, and 2-4.

**III. PROJECT NEED AND PURPOSE**

**COLLECTION SYSTEM REHABILITATION**

In order to comply with the city's Agreed Order with the Indiana Department of Environmental Management, smoke testing, flow metering, and manhole inspections were performed on certain areas of the existing collection system to quantify Infiltration/Inflow (I/I). As a result of the smoke testing, flow metering, and manhole inspections, several high priority areas (sub-basins) were identified due to the large quantity of I/I that could be reduced as a result of manhole and/or sewer rehabilitation in these areas. The reduction in I/I in these areas is estimated to be approximately 25-50 percent or approximately 81,795 – 163,591 gallons per day.

**IV. PROJECT DESCRIPTION**

**Manhole Rehabilitation**

Manhole rehabilitation will be conducted on approximately 221 manholes in the Beaser Valley, Briarwood, Liberty Park, Indian Ridge, Willow Tree Farms, and the Wirtz Crown Heights sub-basins as part of the base contract. The work to be performed will consist of interior manhole lining, interior manhole frame and chimney seals, manhole frame and cover replacements, interior pipe sealing, channel and bench reconstruction, installation of interior drop manhole connections and manhole joint repairs. Additionally, if bids and funding is favorable, the city may add more manhole rehabilitation work on approximately 35 manholes in the Alice Street, Beaver Dam Village, and Brookside and Troutwine sub-basins.

**Sewer System Rehabilitation**

Sewer system rehabilitation will be conducted on sewers in the Beaser Valley, Briarwood, Liberty Park, Brookside and Troutwine, Willow Tree Farms, Wirtz Crown Heights, CSO 004 Basin, Solon Robinson, Kaiser Park, and Jerry Ross Park sub-basins as part of the base contract. The work being performed is pre and post rehabilitation CCTV, cleaning of CCTV sewers, installation of approximately 2,206 feet of 12-inch cured-in-place pipe (CIPP) lining, installation of approximately 1,633 feet of 10-inch CIPP lining, installation of approximately 3,451 feet of 8-inch CIPP lining, 125

lateral reinstatements, and 16 permanent bulkhead installations. Additionally, if bids and funding are favorable, the city may add more sewer rehabilitation in the Beaser Valley, Briarwood, Liberty Park, Kaiser Park, and Jerry Ross Park sub-basins. The additional work would consist of installation of approximately 1,352 feet of 12-inch CIPP lining, installation of approximately 1,265 feet of 8-inch CIPP lining, installation of approximately 252 feet of 10-inch CIPP lining, installation of approximately 60 feet of 6-inch CIPP lining, 28 lateral reinstatements, installation of approximately 200 feet of 24-inch CIPP lining, construction of approximately 25 feet of 12-inch storm sewer, construction of approximately 252 feet of 10-inch sanitary sewer replacement, and construction of approximately 834 feet of 8-inch sanitary sewer replacement.

**V. ESTIMATED PROJECT COSTS, AFFORDABILITY, AND FUNDING**

**A. Selected Plan Estimated Cost Summary:**

DESCRIPTION	ESTIMATED COSTS
1. Manhole Rehabilitation	\$ 638,950
2. Sewer System Rehabilitation	<u>428,194</u>
<b>Construction Subtotal</b>	<b>\$ 1,067,144</b>
Contingency	<u>106,714</u>
<b>Total Estimated Construction Total</b>	<b>\$ 1,173,858</b>
 <b>Non-Construction</b>	
1. Engineering	\$ 292,175
2. Legal Fees	25,000
3. Financial Fees	30,000
4. Bond Counsel	<u>25,000</u>
<b>Non-Construction Total</b>	<b>\$ 372,175</b>
<b>Total Estimated Project Costs</b>	<b>\$1,546,033</b>
 <b><u>Additional Construction Projects (if bids and funding are favorable)</u></b>	
Manhole Rehabilitation	\$ 99,335
Sewer System Rehabilitation	\$ 155,172

**B.** Crown Point plans to finance the project in the approximate amount of \$1,546,033 through a future 20-year SRF loan at an interest rate to be determined at the loan closing. Monthly user rates and charges may need to be analyzed to determine if adjustments are required for loan repayment.

**VI. DESCRIPTION OF EVALUATED ALTERNATIVES**

**No-Action**

The no-action alternative was evaluated for each of the proposed projects. It was determined that the no-action alternative would not provide a solution to basement back-ups, sewer surcharging, and facility and operational inefficiencies. Additionally, the goals of the Agreed Order would not be met. Therefore, this alternative was rejected.

## VII. ENVIRONMENTAL IMPACTS OF THE FEASIBLE ALTERNATIVES

### A. Direct Impacts of Construction and Operation

**Disturbed / Undisturbed Land:** All improvements will take place on previously-disturbed land or within the footprint of an existing structure. Specifically:

1. All manhole rehabilitation will take place within existing manholes;
2. All CCTV inspection, cleaning, and Cure In Place Pipe (CIPP) lining will take place within existing storm and sanitary pipe;
3. All storm pipe inlet disconnects from sanitary sewers and bulkhead installments will take place within existing storm and sanitary pipe;
4. All lateral reinstatements will take place within previously disturbed areas;
5. All replacement sanitary sewer pipes will replace existing sewer at same depth and grade;
6. The only new pipe to be installed is approximately 25 linear feet of new storm pipe and will be installed under an existing paved road in a previously disturbed area.

**Structural Resources:** Project areas are located near historic sites. However, as described above, all work will occur within the footprint of existing facilities and in disturbed areas.

Therefore, none of the proposed improvements will affect historic sites or districts, including sites on or eligible for listing on the National Register of Historic Places, according to the Lake County Interim Report and the historic sites information on the website of the Indiana Department of Natural Resources Division of Historic Preservation and Archaeology. The SRF's finding pursuant to Section 106 of the National Historic Preservation Act is: "*no historic properties affected.*"

**Wetlands:** Wetlands will not be impacted by the construction or operation of the project.

**Surface Waters:** There are no stream crossings. The project will not adversely affect waters of high quality listed in 327 IAC 2-1-2(3), exceptional use streams listed in 327 IAC 2-1-11(b), Natural, Scenic and Recreational Rivers and Streams listed in 312 IAC 7-(2), Salmonid Streams listed in (327 IAC 2-1.5-5(a)(3), or waters on the Outstanding Rivers list (Natural Resources Commission Non-rule Policy Document).

**Floodplain:** No new construction will occur within the 100-year floodplain nor will the floodway be modified.

**Groundwater:** Dewatering is not expected. If groundwater is present, excavation will be backfilled in a timely manner to minimize surface water runoff from contacting groundwater. The project will not impact a sole source aquifer.

**Plants and Animals:** Tree removal is not expected. The construction and operation of the project will not negatively impact state or federal-listed endangered species or their habitat. The project will be implemented to minimize impact to non-endangered species and their habitat. Mitigation measures cited in comment letters will be implemented.

**Prime Farmland:** The project will not cause conversion of prime farmland.

**Air Quality:** Construction activities may generate some short-term impacts to air quality, specifically, fumes and dust. Reasonable and proper construction techniques and clean-up practices will be implemented. No long-term air quality impacts are expected.

**Open Space and Recreational Opportunities:** The project will neither create nor destroy any open space and recreation opportunities.

**Lake Michigan Coastal Program:** The proposed project is located in the Lake Michigan Coastal Zone but will not impact it.

**National Natural Landmarks:** Construction and operation of the proposed project will not impact National Natural Landmarks.

## **B. Indirect Impacts**

The city's Preliminary Engineering Report (PER) states: The city will ensure, through local zoning laws or other means, that future development, as well as future collection system or treatment works projects connecting to SRF-funded facilities, will not adversely impact wetlands, archaeological/historical/structural resources, or other sensitive environmental resources. The city will require new development and treatment works projects to be constructed within the guidelines of the U.S. Fish and Wildlife Service, IDNR, IDEM, and other environmental review authorities.

## **C. Comments by Environmental Review Authorities**

In a letter dated July 27, 2012, the Natural Resources Conservation Service has determined that the project will not affect prime/unique farmland.

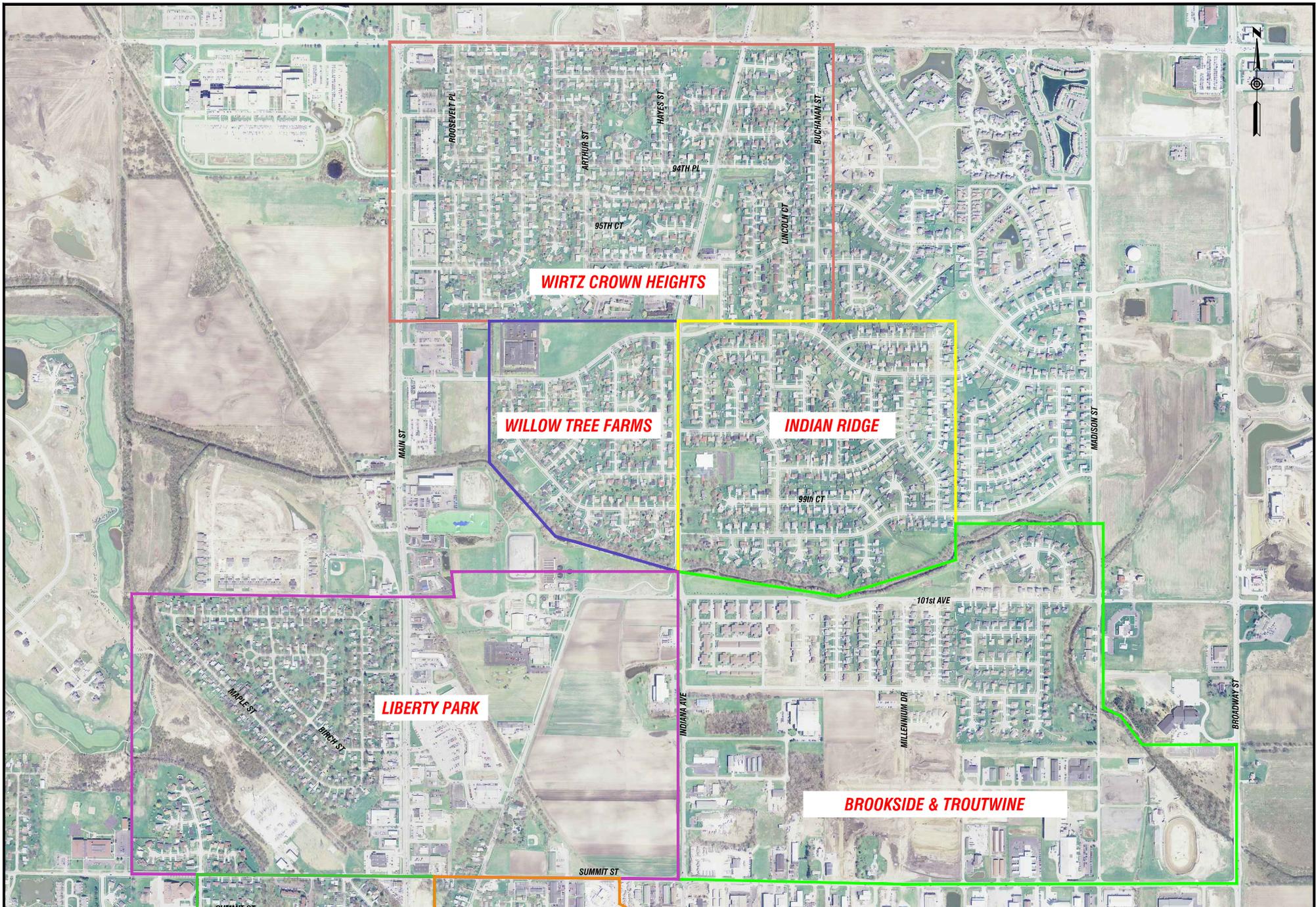
This document is the first notice to the U.S. Fish and Wildlife Service, the Indiana Department of Natural Resources (IDNR) Division of Historic Preservation and Archaeology, and the IDNR Division of Water.

## **VIII. MITIGATION MEASURES**

Provisions will be included in the construction specification to limit noise, dust, and construction site erosion and provide erosion control in accordance with current state standards. The work is expected to be completed during normal working hours, restricting any work-related nuisances to those hours. All construction equipment will be required to have mufflers to reduce noise and air pollution. All combustion equipment used will be properly maintained to reduce potential pollutant emissions. Additionally, reasonable and proper construction techniques and clean-up practices will be required by the contractor to reduce dust emissions. Proper surface wetting practices will be required. Erosion control measures including seeding, drainage inlet protection, and silt fencing will also be utilized.

## **IX. PUBLIC PARTICIPATION**

A properly noticed public hearing was held on November 9, 2011 at 9:00 am at the Council Chamber, 101 N. East Street to discuss the project's preliminary engineering report. No significant comments on this project were voiced at the public hearing, and no written comments were submitted in the five-day period following the public hearing.

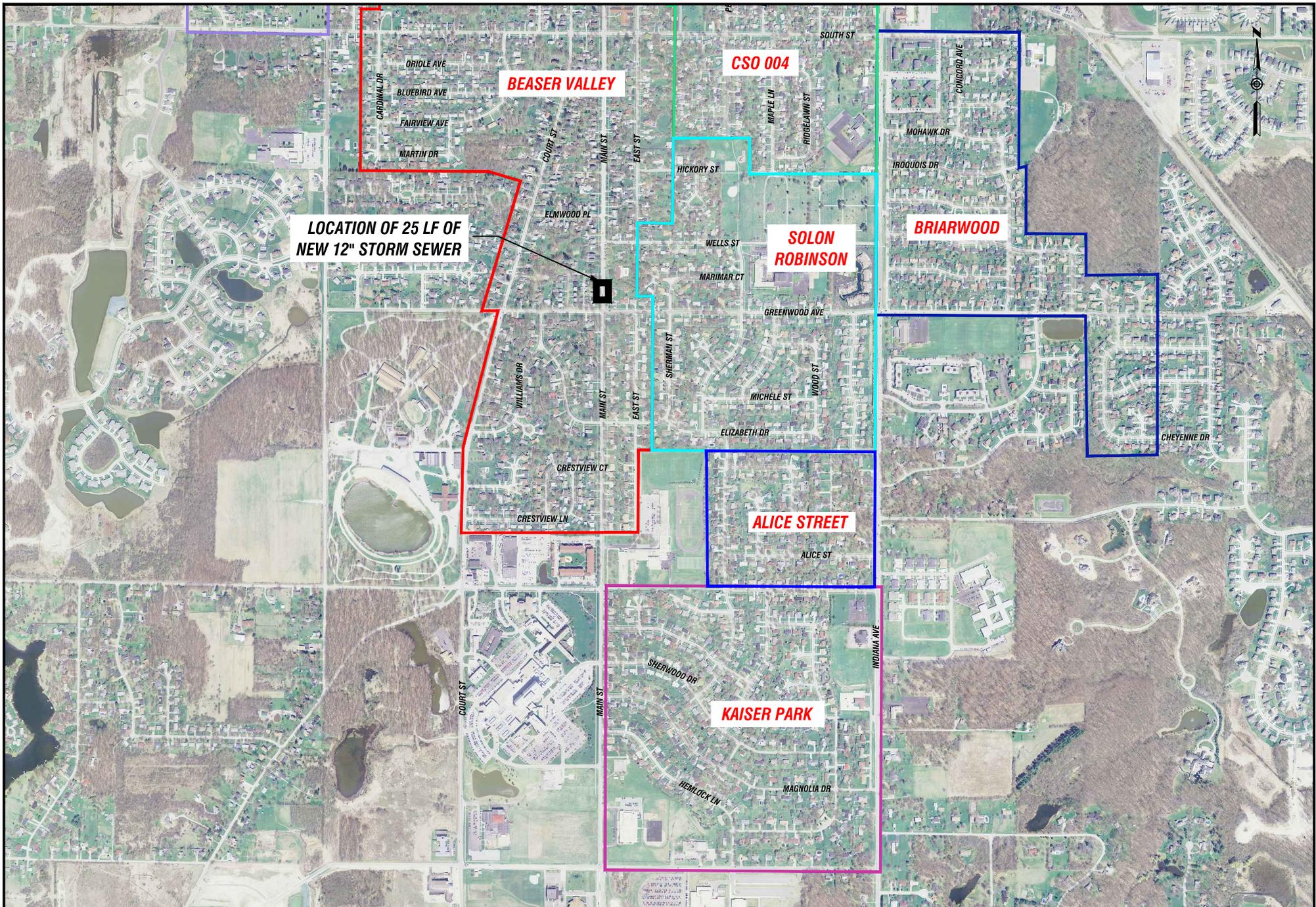


**BASIN MAP**

APPROX. SCALE: 1" = 1200'

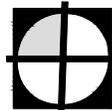
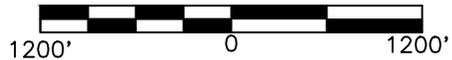


CITY OF CROWN POINT, INDIANA  
 LAKE COUNTY  
 HIGH PRIORITY 1/1 REDUCTION PROJECT – PHASE IIA  
 UPPER SUB-BASIN MAP  
 FIGURE 2-2



**BASIN MAP**

APPROX. SCALE: 1" = 1200'

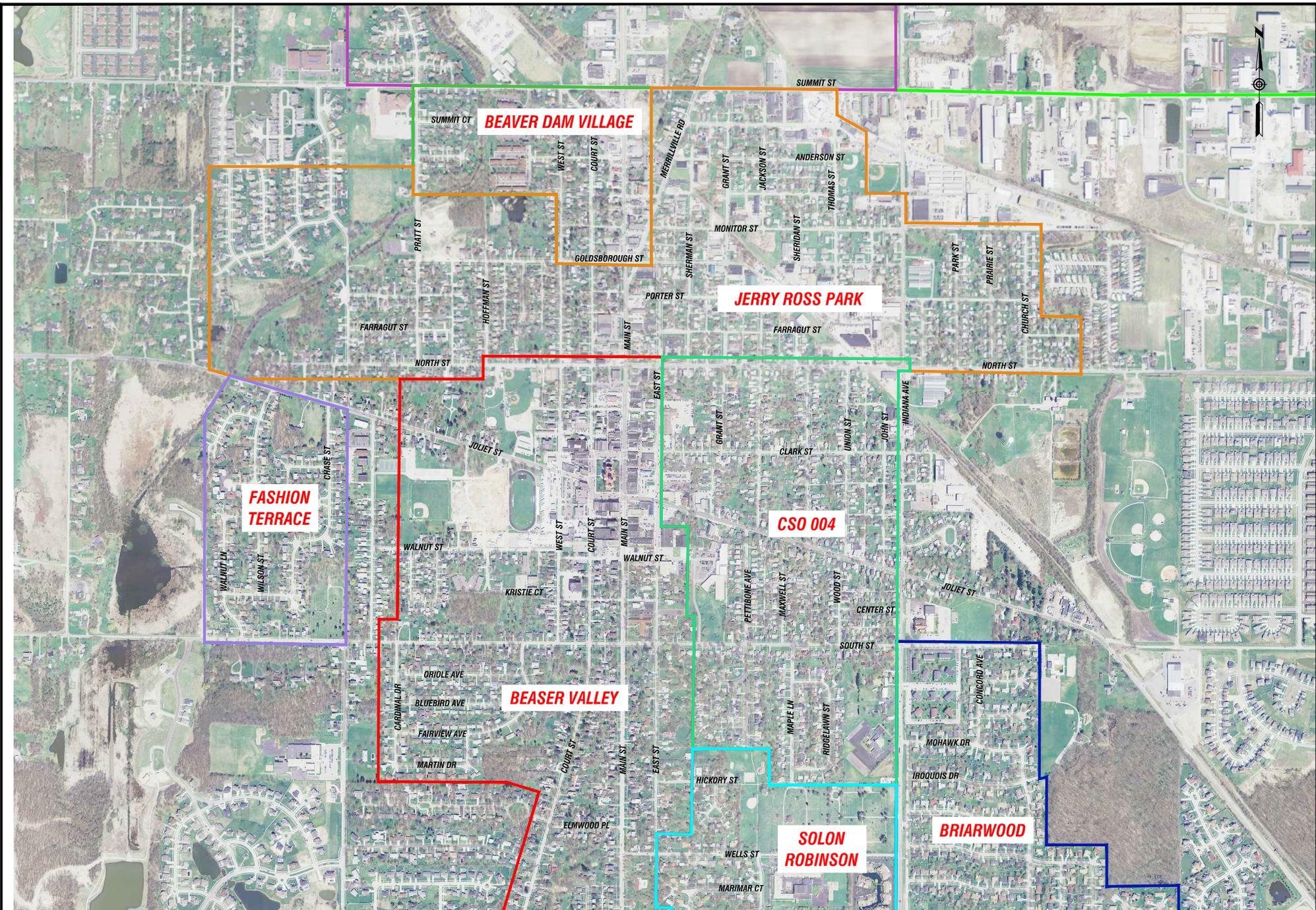


**COMMONWEALTH  
ENGINEERS, INC.**

CITY OF CROWN POINT, INDIANA  
LAKE COUNTY

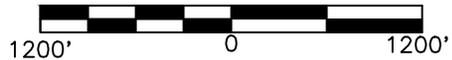
HIGH PRIORITY 1/1 REDUCTION PROJECT – PHASE IIA

MIDDLE SUB-BASIN MAP  
FIGURE 2-3



**BASIN MAP**

APPROX. SCALE: 1" = 1200'



**COMMONWEALTH  
ENGINEERS, INC.**

CITY OF CROWN POINT, INDIANA  
LAKE COUNTY

HIGH PRIORITY I/I REDUCTION PROJECT – PHASE IIA

LOWER SUB-BASIN MAP  
FIGURE 2-4