

Parcel: 15-34-327-042, 15-34-402-055, & part of 15-34-402-039

A. WATER RESOURCES

- 1. Rivers, streams, ponds and lakes** Does the property have frontage on or contain a perennial stream or lake?
- Yes = 5 points
No = 0 points
- No** **0**
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- 2. Wetlands** Does the property contain wetlands identified by the City of Rochester Hills Natural Features Inventory (NFI)
- a. Measure the percentage of wetlands within the property:
- 50% - 100% = 5 points
20% - 49% = 3 points
>1% - <20% = 1 point
- 0.00 %** **0**
-
- b. Measure the total acreage of wetlands within the property:
- >20 acres = 5 points
10 - 20 acres = 3 points
>1 acre = 1 point
- 0.00 ac** **0**
-
- c. Does the property border city-designated wetlands identified by the City of Rochester Hills Natural Features Inventory (NFI)?
- Yes = 5 points
No = 0 points
- No** **0**
-
- 3. Floodplain** Does the property contain floodplain designation?
- 100 Year = 5 points
500 Year = 3 points
- No** **0**

Total: Water Resources **0**

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B. HABITAT PROTECTION

1. Wildlife Habitat	Does the property contain Priority 1, 2 or 3 natural areas as identified in the City's Natural Features Inventory? Priority 1 = 5 points Priority 2 = 3 points Priority 3 = 1 points	Priority 3	1
2. Woodlands	Does the property contain woodlands identified by the City's Natural Features Inventory? a. Measure the percentage of woodlands within the property >50% = 5 points 20% - 49% = 3 points <20% = 1 point	28.23 %	<u>3</u>
	b. Measure the total acreage of woodlands within the property >20 acres = 5 points 10 - 20 acres = 3 points <10 acres = 1 point	4.00 ac	1
		Total: Habitat Protection	<u>5</u>

C. RECREATIONAL / HISTORICAL VALUE

1. Clinton River Greenway Corridor	Does the property have frontage on the Clinton River? Yes = 7 points No = 0 points	No	<u>0</u>
2. Other Stream and Trail Corridors	Does the property have frontage on: a. Sargent Creek, Stony Creek, Paint Creek, Galloway Creek, Red Run or other stream corridor? Yes = 5 points No = 0 points	No	<u>0</u>
	b. Clinton River Trail or Paint Creek Trail? Yes = 5 points No = 0 points	No	<u>0</u>
3. Adjacency / Connectivity	Is the property adjacent to or potentially linked to "Hubs or Sites" as identified in the Oakland County Green Infrastructure Network? Yes = 5 points No = 0 points	No	<u>0</u>
4. Scenic Views	Does the property contain scenic views or provide access to a scenic view? Yes = 1 - 5 points No = 0 points		<u>0</u>

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C. RECREATIONAL / HISTORICAL VALUE continued

5. **Passive Recreation** Is the property accessible for passive recreation (i.e., hiking, biking, fishing, etc.) from a publicly owned road, safety path or trail?

Yes = 5 points
No = 0 points
Yes 5

6. **Historical / Cultural** Does the property include the location or remains of a site of historic significance, such as a pioneer homestead, Native American village or trail, burial or ceremonial ground?

Yes = 5 points
No = 0 points 0

7. **Community Planning** Is the property located in a voting district that is underserved by existing parklands or public open space? District with:

<50 acres = 5 points
50 - 149 acres = 3 points
150 - 200 acres = 1 point
126.68 ac 3

Total: Recreational / Historical 8

D. OTHER FACTORS

1. **Other Unique Factors** Examples include threatened or rare native plants or animals, old growth native and/or rare canopy trees, bike paths, etc.

Describe Briefly

Yes = 1 - 5 points
No = 0 points 0

2. **Market Value Considerations** Is the property offered at below "market value," (i.e., less than 2 X State Equalized Value) or is a significant portion of the value offered as a donation or match for a grant?

Yes = 1 - 5 points
No = 0 points 0

3. **Development Risk** Is the property in imminent danger of being developed or altered?

Yes = 1 - 5 points
No = 0 points 0

4. **Steep Slopes** Does the property contain significant steep slopes

Yes = 1 - 5 points
No = 0 points
No 0

5. **Size of Property** Total size of property in acres:

>10 acres = 5 points
5 - 10 acres = 3 points
2 - 5 acres = 1 point
14.17 ac 5

Total: Other Factors 5

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E. ADVERSE FACTORS

1. Environmental Hazards

a. Is the property currently being used or has it been used in the past for the following purposes: gas station, motor vehicle service or repair facility, commercial printing facility, dry cleaners, photo developing lab, junkyard, landfill, waste treatment, storage, processing, recycling or disposal facility?

Yes = -1 to -5 points
Unknown = 0 points

0

b. Are any of the following currently being stored, discarded, or used or have they been used in the past on the property: automotive or industrial batteries, pesticides or other chemicals, paints, industrial waste, or other chemicals in drums or other containers or storage tank?

Yes = -1 to -5 points
Unknown = 0 points

0

2. Higher than "Market Value" Cost

Is the property offered at a cost greater than 2 X the SEV established by the City of Rochester Hills assessor?

Yes = -1 to -5 points
No = 0 points

0

3. Any Unique Detractors

Are there other unique factors not covered in these criteria that would detract from the property or cause it to be a detriment to our community?

Yes = -1 to -5 points
No = 0 points

0

Total: Negative Factors _____ 0

Total Score 18