

Tier II: Site Specific Environmental Review

Community Development Block Grant

Grant Number: 24DTR001

Grantee: City of Crete, Saline County, Nebraska

Property Address 228 E. 13th St., Crete, NE 68333

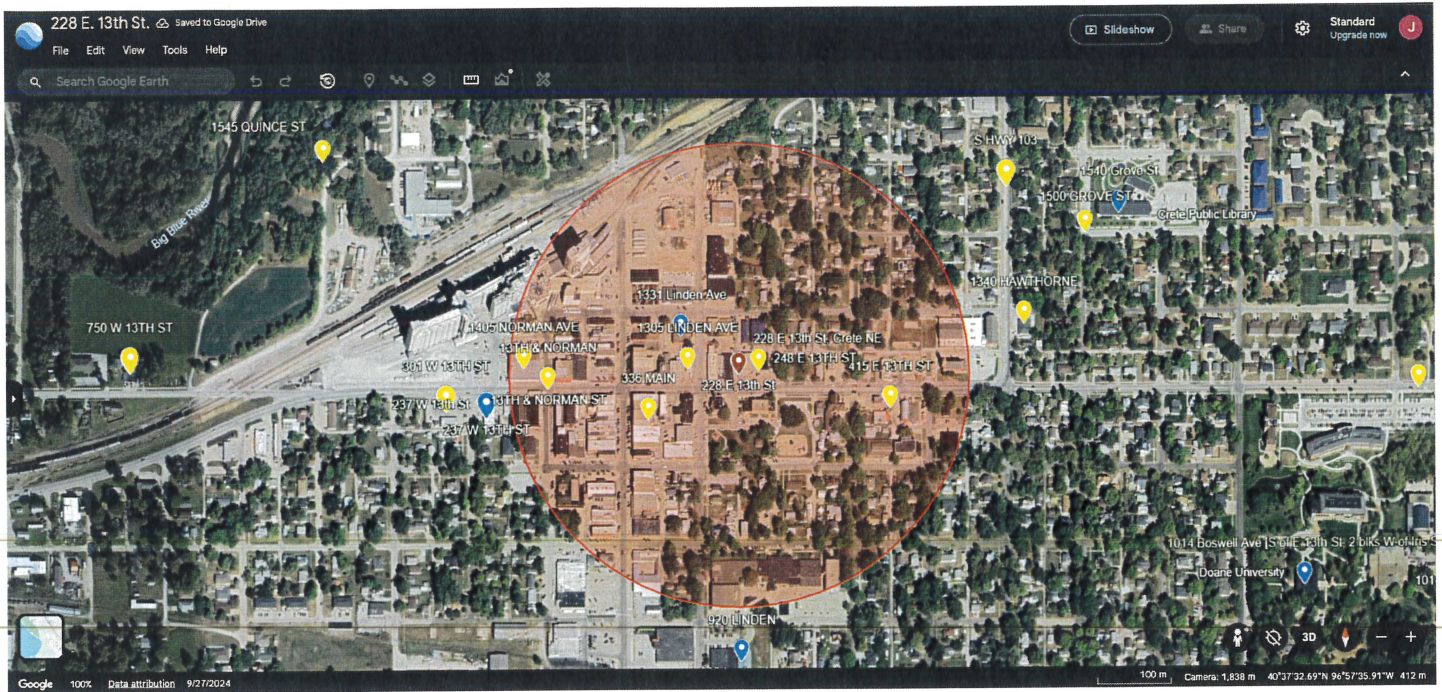
Activity Description Installation of new store signage, replacement of awning, window and door replacements.

Cost:

▪ Projected Acquisition Cost	\$ 0.00
▪ Projected Rehab Cost	\$ 32,771.00
▪ Projected All Cost	\$ 32,771.00

1. Contamination and Toxic Substances [24 CFR 58.5(i)(2)]

- Visual review and pictures of site and surroundings conducted by [Brent Pendgraft](#) on 3/9/2026
- The site review identified the following concerns on or adjacent to the project site:
[One adjacent property appeared to have current or prior use as a gasoline station or motor vehicle repair facility. \[248 E 13th St.\]](#)
- The EPA, <https://www.epa.gov/nepa/nepassist>, mapping web-tool was used. The following sites were identified on or near the site that may be a concern for the project
[NEPAssist was reviewed again, and no documented concerns were identified regarding the site or adjacent site \[248 E 13th St.\]](#).
- The DEQ, <http://degims2.deq.state.ne.us/degflex/DEQ.html>, mapping web-tool was used. The following sites were identified on or near the site that may be a concern for the project
[None. See ERR.](#)
- The Fire Marshall was sent a letter on 12/30/2024, and again on 3/2/2026. See [attached](#).
- The Agency response letter noted that:
 - There were no Underground Storage Tanks (UST's) on or near the site.



There were Underground Storage Tanks (UST's) on an adjacent property near the site. Project = Red Marker. UST's = Yellow Markers. AST's = Blue Markers.

- These UST's included those located at:
248 E 13th St - F & M COOP GAS & OIL CO. 1 Closed in Place UST.

▪ The following Attachments have also been included:

- | | |
|---|--|
| <input checked="" type="checkbox"/> Photographs | <input checked="" type="checkbox"/> Response received back from Agency |
| <input type="checkbox"/> Website | <input checked="" type="checkbox"/> Maps |
| <input checked="" type="checkbox"/> Letter sent to Agency | <input type="checkbox"/> Aerials |

2. Endangered Species [50 CFR 402]

The Nebraska Game & Parks Commission Conservation and Environmental Review Tool (CERT) program was utilized on February 14, 2025, and the following was determined: Suitable summer roosting habitat for the Northern Long-eared Bat is located within 1000 feet of some, but not all, of the potential project locations within the designated DTR boundary.

As a result, Tier II evaluations will be conducted as sites are identified for commercial rehabilitation. The City of Crete, should suitable habitat be determined to exist within 1000 feet of a project location, will include the following mitigation action(s) as a condition to award to ensure the project results in no impact to any endangered species or habitats:

NLEB CM-2 | No removal of suitable trees or roosting structures between May 15 and July 31 (pup-rearing season).

NLEB CM-7 | Use downward-facing, full cut-off lens lights* (with same intensity or less for replacement lighting) when installing new or replacing existing permanent lights. *Full cut-off lens lights are fixtures or luminaires constructed and installed in such a manner that all light emitted from the luminaire, either directly from the lamp or a diffusing element, or indirectly by reflection or refraction from any part of the fixture, is protected below the horizontal plane through the fixture's lowest light-emitting part.

These mitigation activities will be included in all contracts signed in relation to project activities to be undertaken for projects identified in the Tier II.



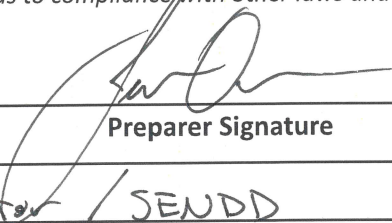
- Map Showing Distance to suitable roosting habitat – Suitable roosting trees not found within 1000 feet. No mitigation needed.
- Letter sent to Agency
- Response received back from Agency

3. Historic Preservation [36 CFR 800]

- The structure was built in the year: 1923
- A site review and photos of the property were completed on the following date: 3/9/2026
- Based on the review, it has been determined that the structure is:
 - Historic
 - Not historic
- It has also been determined that the rehab activities proposed in the project
 - No Adverse Effect to Historic Properties with Conditions (NAEWC).
 - May impact historic resources which may include the home or nearby houses or structures.
- A letter determining whether or not any historic resources might be impacted by the project, along with photos of the site, an aerial map of the residence, and a list of proposed activities were sent to the
 - SHPO on the following date: 3/2/2026
 - THPO on the following date: NA
- SHPO response was received back on the following date: 3/9/2026
- SHPO noted:

- **Window Replacement:** All window and door replacements should be the same size, dimension and configuration as the current windows and doors. First story windows and doors can be aluminum in a baked finish. The window replacements on the second story should be aluminum-clad wood single or double-hung 1/1 windows with a central divide. The finish of the window should be a baked, not anodized finish. If Low-E glass is used, the VLT rating should be 70% or higher, appearing clear.
- **Awning:** The awning is approved, but should be a canvas awning; a lit metal awning is not approved. Installation of the awning should be done in mortar joints and not into historic brick.
- **Signage:** The new sign should be installed in mortar joints, not into historic brick
- The following Attachments have also been included:
 - Photographs
 - Website
 - Maps
 - Documentation showing THPO was contacted
 - Documentation showing SHPO was contacted
 - Response received back from Nebraska SHPO
 - Aerials

A site specific environmental review has been performed at the above location in compliance with HUD environmental review regulations (24 CFR 58) and related laws, authorities, and requirements. The review has been performed prior to the commitment of HUD or non-HUD funds, as required by 24 CFR 58.22(a) and (c). This review shall be retained as a component of the project's ERR. Consult the Tier I for further information as to compliance with other laws and authorities for this HUD-assisted project.

James Owens		4/6/24
Preparer Name (print)	Preparer Signature	Date
Certified Administrator / SEUDD		
Title/ Organization		
Responsible Entity Name (print)	Responsible Entity Signature	Date
Responsible Entity Title (print)	Entity Name (print local unit of Government name)	

Step 2: Site Visit Checklist

Field Visit Checklist sample format

Completing the form requires a site visit by the preparer. The preparer should be sure to observe the property by walking through the property and the building(s) and other structures on the property to the extent possible and observing all adjoining* properties.

Preparer should provide responses to all fields to avoid ambiguity

Date of Visit: 3/9/26 Time: 2:45 pm Weather Conditions: Clear, Sunny

Program Name:

Project Location/Address: 228 E 13th Crk, NE

Property Owner:

Attach the following, as appropriate:

Photographs of site and surrounding areas Maps (street, topographic, aerial, site map, etc.)

QUESTION Is there evidence of any of the following?	OBSERVATION	
	SUBJECT PROPERTY	ADJOINING PROPERTIES
Is the property or any adjoining property currently used, or has evidence of prior use, as a gasoline station, motor vehicle repair facility, printing facility, dry cleaners, photo developing laboratory, junkyard, or as a waste treatment, storage, disposal, processing or recycling facility?	YES <input type="checkbox"/> NO <input checked="" type="checkbox"/> UNKNOWN <input type="checkbox"/>	YES <input checked="" type="checkbox"/> NO <input type="checkbox"/> UNKNOWN <input type="checkbox"/>
Are there any damaged or discarded automobile(s), automotive or industrial batteries, pesticides, paints, or other chemicals in individual containers greater than 5 gal in volume or 50 gal in the aggregate, stored on or used at the property or adjoining properties?	YES <input type="checkbox"/> NO <input checked="" type="checkbox"/> UNKNOWN <input type="checkbox"/>	YES <input type="checkbox"/> NO <input type="checkbox"/> UNKNOWN <input checked="" type="checkbox"/>
Are there any industrial drums (typically 55 gal) or sacks of chemicals, herbicides or pesticides located on the property or adjoining properties?	YES <input type="checkbox"/> NO <input checked="" type="checkbox"/> UNKNOWN <input type="checkbox"/>	YES <input type="checkbox"/> NO <input type="checkbox"/> UNKNOWN <input checked="" type="checkbox"/>
Has fill dirt been brought onto the property or adjoining properties that originated from a suspicious site or that is of an unknown origin?	YES <input type="checkbox"/> NO <input checked="" type="checkbox"/> UNKNOWN <input type="checkbox"/>	YES <input type="checkbox"/> NO <input checked="" type="checkbox"/> UNKNOWN <input type="checkbox"/>
Are there any pits, ponds, or lagoons located on the property or adjoining properties in connection with waste treatment or waste disposal?	YES <input type="checkbox"/> NO <input checked="" type="checkbox"/> UNKNOWN <input type="checkbox"/>	YES <input type="checkbox"/> NO <input checked="" type="checkbox"/> UNKNOWN <input type="checkbox"/>
Is there any stained soil, distressed vegetation and/or discolored water on the property or adjoining properties?	YES <input type="checkbox"/> NO <input checked="" type="checkbox"/> UNKNOWN <input type="checkbox"/>	YES <input type="checkbox"/> NO <input checked="" type="checkbox"/> UNKNOWN <input type="checkbox"/>
Are there any storage tanks , aboveground or underground (other than residential), located on the property or adjoining properties?	YES <input type="checkbox"/> NO <input checked="" type="checkbox"/> UNKNOWN <input type="checkbox"/>	YES <input type="checkbox"/> NO <input type="checkbox"/> UNKNOWN <input checked="" type="checkbox"/>

*Adjoining properties: Any real property or properties the border of which is contiguous or partially contiguous with that of the property, or that would be contiguous or partially contiguous with that of the property but for a street, road, or other public thoroughfare separating them.

QUESTION	SUBJECT PROPERTY	ADJOINING PROPERTIES
Is there evidence of any of the following? Are there any <i>vent pipes, fill pipes, or underground tank access ways</i> visible on the property or adjoining properties?	YES <input type="checkbox"/> NO <input checked="" type="checkbox"/> UNKNOWN <input type="checkbox"/>	YES <input type="checkbox"/> NO <input checked="" type="checkbox"/> UNKNOWN <input type="checkbox"/>
Are any flooring, drains, walls, ceilings, or grounds on the property or adjoining properties <i>stained by substances</i> (other than water) or emitting <i>noxious or foul odors or odors of a chemical nature</i> ?	YES <input type="checkbox"/> NO <input checked="" type="checkbox"/> UNKNOWN <input type="checkbox"/>	YES <input type="checkbox"/> NO <input checked="" type="checkbox"/> UNKNOWN <input type="checkbox"/>
Is the property served by a <i>private well or non-public water system</i> ? (If yes, a follow-up investigation is required to determine if contaminants have been identified in the well or system that exceed guidelines applicable to the water system, or if the well has been designated contaminated by any government environmental/health agency.)	YES <input type="checkbox"/> NO <input checked="" type="checkbox"/> UNKNOWN <input type="checkbox"/>	
Has the owner or occupant of the property been informed of the existence of past or current <i>hazardous substances or petroleum products or environmental violations</i> with respect to the property or adjoining properties?	YES <input type="checkbox"/> NO <input type="checkbox"/> UNKNOWN <input checked="" type="checkbox"/>	YES <input type="checkbox"/> NO <input type="checkbox"/> UNKNOWN <input checked="" type="checkbox"/>
Do the property or adjoining properties <i>discharge wastewater</i> (not including sanitary waste or storm water) onto the property or adjoining properties and/or into a storm water system?	YES <input type="checkbox"/> NO <input checked="" type="checkbox"/> UNKNOWN <input type="checkbox"/>	YES <input type="checkbox"/> NO <input type="checkbox"/> UNKNOWN <input checked="" type="checkbox"/>
Is there a <i>transformer, capacitor, or any hydraulic equipment</i> on the property or adjoining properties that are not marked as "non-PCB"?	YES <input type="checkbox"/> NO <input checked="" type="checkbox"/> UNKNOWN <input type="checkbox"/>	YES <input type="checkbox"/> NO <input checked="" type="checkbox"/> UNKNOWN <input type="checkbox"/>

If answering "YES" or UNKNOWN" to any above items, describe the conditions:

Exterior visit only

Use photographs and maps to mark and identify conditions. Attach more information as needed.

Is further evaluation warranted? YES NO UNCERTAIN

Preparer of this form must complete the following required information.

This inspection was completed by:

Name: *Brent Pendgraft*

Title: *Housing Inspector*

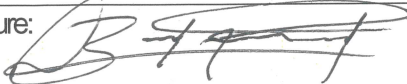
Phone Number: *402-475-2560*

Email: *bpendgraft@sendd.org*

Agency: *SEND D*

Address: *7407 O St Lincoln, NE 68510*

Preparer represents that to the best of his/her knowledge the above statements and facts are true and correct and to the best of his/her actual knowledge no material facts have been suppressed, omitted or misstated.

Signature: 

Date: *3/9/2026*



December 30th, 2024

Rosemary Hatton
Nebraska State Fire Marshal Agency
246 S. 14th Street, Suite 1
Lincoln, NE 68508

**RE: City of Crete, NE
CDBG 24-DTR-001 - Commercial Rehabilitation**

On behalf of the City of Crete, Nebraska, the Southeast Nebraska Development District (SEND D) is conducting a full Environmental Review Record in accordance with the National Environmental Policy Act (NEPA). As the project is in part funded through the Community Development Block Grant (CDBG) program, we request your review of and response to the project to determine any adverse environmental impact related to underground or aboveground storage tanks (USTs or ASTs), contamination and toxic substances, and explosive and flammable operations. We request your response in writing **no later than January 30th, 2025**.

For an overview of the proposed project activities, please see the enclosed **Project Description**.

The proposed Project is located within the municipal limits of the City, along the streets identified in the enclosed site map(s). Written comments regarding any environmental impact related to USTs or ASTs, contamination and toxic substances, and explosive and flammable operations, can be provided via email to jowens@sendd.org. Please do not hesitate to reach out to the SEND D office if you require additional information or assistance.

Best,

A handwritten signature in blue ink that reads "James Owens".

James Owens
Senior Community Development Specialist

SEND D is an Equal Opportunity Employer



7407 O St | Lincoln, NE 68510



402-475-2560



www.sendd.org





3/2/2026

Nebraska Fire Marshal
246 S 14th St
Lincoln, NE 68508

Dear Izzy Burd,

Pursuant to NEPA and HUD's environmental regulation, 24 CFR Part 58 for site specific projects, The City of Crete requests your review of the following proposed sites to determine if there are any explosive and flammable operations or contamination and toxic substances of concern near these locations.

1. 228 E 13th Street, Crete, NE 68333

Attached you will find a project description, and FIRM map showing DTR boundary area. Please provide written comments and/or recommendations for any mitigation measures to me at jowens@sendd.org.

Should any significant changes be proposed to the location and/or scope of the proposed project, you will be notified in writing prior to the initiation of any construction activities for the opportunity to review and comment on any such changes. Please contact me at jowens@sendd.org or 402-475-2560 if you have any questions or require additional information.

Thank you for your assistance.

Sincerely,

James Owens

James Owens
Senior Community Development Specialist

SEND D is an Equal Opportunity Employer

7407 O St | Lincoln, NE 68510



402-475-2560



www.sendd.org



Project Description: 228 E 13th Street, Crete, NE 68333

Installation of new storefront signage, awning, windows, and doors on street facing facade.

*SEND D is an Equal Opportunity
Employer*

7407 O St | Lincoln, NE 68510



402-475-2560



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Legend

BFE Determinations

- Valid BFE

Effective Paper Maps

- Effective Flood Zone

Effective Paper Maps

- 1% Annual Chance
- Regulatory Floodway
- 0.2% Annual Chance
- Reduced Risk Due to Levee

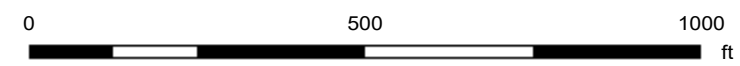
Flood Hazard Zones

- FIRM panels
- Cross-Sections
- Limit-Lines

Other Map Layers

- Sections
- Communities
- NRDs

Nebraska Department of Natural Resources (NeDNR) | Sources: Esri; U.S. Department of Commerce, Census Bureau; U.S. Department of Commerce (DOC), National Oceanic and Atmospheric Administration (NOAA), National Ocean Service (NOS), National Geodetic Survey (NGS)



Date Printed: 9/13/2024

This map is a user generated static output from an Internet mapping site and is for reference only. Data layers that appear on this map may or may not be accurate, current, or otherwise reliable.

THIS MAP IS NOT TO BE USED FOR NAVIGATION

Notes
Crete 24DTR001
CEST | Exhibit 9.2

IV. PROJECT DESCRIPTION

A. GROUND DISTURBING ACTIVITIES

NOTE: Ground disturbing activities can include, but are not limited to excavation, trenching, grading, slating, and/or trenching.

1. Does this project involve ground disturbing activities? YES NO (skip to IV. B. 1.) DO NOT KNOW

2. Please describe the nature of the proposed ground disturbing activities involved as well as previous and current land use, conditions, and/or ground disturbances. If the extent of the proposed ground disturbing activities involved in this undertaking is not yet known, please include as much preliminary information as possible.

B. NON-GROUND DISTURBING PROJECT ACTIVITIES

1. Please describe all proposed project activities that do not result in ground disturbance in as much detail as possible.

V. IDENTIFICATION OF HISTORIC PROPERTIES: ARCHEOLOGY

- A. Has a cultural resources survey/inventory been conducted within the APE? (if yes, provide the title, date, and author in the space below)

- B. Is the landowner aware of any archeological resources identified within the APE? (if yes, please describe in the space below)

VI. IDENTIFICATION OF HISTORIC PROPERTIES: STANDING STRUCTURES

- A. Are there any buildings or structures 50 years or older within the area of potential effect (APE)? YES NO DO NOT KNOW

- B. To the best of your knowledge, is/are the structure(s) any of the following?
 - Listed Individually in the National Register
 - Designated Local Landmark (or with a Local Landmark Historic District)
 - Listed within a National Register Historic District

- C. List all buildings and structures within the APE that are older than 50 years. Please include the address/location, *original construction date*, and *dates of additions or major repair*. Please attach photographs of each building/structure within the APE older than 50 years.

VII. PRELIMINARY ASSESSMENT OF EFFECTS (REQUIRED)

- A. Based on the information submitted, are there historic properties present within the APE? YES NO DO NOT KNOW

- B. Please select one preliminary determination based on the information included in this submission.

- C. Please justify your assessment of effects in the space below. If adverse effects are anticipated, please use this space to identify potential mitigation actions.



NEBRASKA STATE HISTORIC PRESERVATION OFFICE (NESHPO)

Section 106 Determinations of Effect

- (NP) No Historic Properties Affected**
No historic properties are present within the APE, or a cultural resource is identified within the APE as the result of field inventory, but it is not eligible for listing in the National Register of Historic Places (NRHP). If a cultural resource is not deemed eligible for listing in the NRHP, it is not considered a historic property, as defined by 36 CFR Part § 800.16 (l)(1).
- (NO EFF) Historic Properties Present but No Effect**
Cultural resources listed or eligible for listing in the NRHP are identified within the APE as a result of field inventory, but the NESHPO has determined that the undertaking will have no effect on them.
- (NAE) No Adverse Effect(s)**
When historic properties are present within the APE, but activities associated with the undertaking are determined by the NESHPO to have no adverse effect on the significance or integrity of the historic property.
- (NAEWC) No Adverse Effect with Conditions**
When historic properties are present within the APE, but the activities associated with the undertaking can be modified, or the conditions can be imposed to avoid adverse effects through consultation with the NESHPO.
- (AE) Adverse Effect(s)**
When it is determined that an undertaking cannot be modified to avoid adverse effects to historic properties, the federal agency/designee shall notify the ACHP and other consulting parties to resolve adverse effects under 36 CFR Parts 800.6 and 800.7, as necessary.

SECTION 106 PROJECT REVIEW SUBMISSION CHECKLIST

- Completed NESHPO Section 106 Project Review Form
 - Include all contact information for the project's person of contact.
 - Include federal agency/designee assigned project number, if applicable.
 - Include project name, if applicable.

ATTACHMENTS

- Map(s) including:
 - APE boundaries (i.e., direct and visual)
 - North Arrow
 - Legend
 - Project Name and/or Project Number, if applicable
 - Aerial Maps are preferred
- Project Plans (if applicable)
 - Site Plans (e.g., engineering, architectural)
 - Historic Drawings, if available
 - Elevations (existing and proposed)
- Archeological Survey Report and/or Site Form(s), if applicable
- Digital Photographs
 - May be submitted individually or in a pdf with one photograph per page.
 - Must include captions with the following information, as relevant: orientation of the photo, street address/location of view, and a brief description of the photograph subject (e.g., residential dwelling, telecommunications tower).
- Photo Key
 - Photos must be labeled numerically (e.g., Figure 1, Figure 2)
 - Photo key must indicate the direction view for all photographs.
- Preliminary determination and justification

For additional project submission questions, please contact the Nebraska State Historic Preservation Office at NSHS.S106@nebraska.gov.



March 9th, 2026

Gina Doose
DTR/CDBG
VIA EMAIL

RE: HP# 2603-009-01; 228 E 13th St, Site No: SA01-395, Agency No: 24DTR001, Crete, Saline County, NE

Dear Gina,

Thank you for submitting information for the above-referenced project for the Nebraska State Historic Preservation Office (NESHPO) to review and comment on. Our comment on this project and its potential to affect historic properties is required by Section 106 of the National Historic Preservation Act of 1966, as amended, and implementing regulations 36 CFR Part 800.

Based on the information provided, is unlikely to adversely affect any cultural resources listed in the National Register of Historic Places or eligible for such a listing, so long as the following conditions are fulfilled:

1. **Window Replacement:** All window and door replacements should be the same size, dimension and configuration as the current windows and doors. First story windows and doors can be aluminum in a baked finish. The window replacements on the second story should be aluminum-clad wood single or double-hung 1/1 windows with a central divide. The finish of the window should be a baked, not anodized finish. If Low-E glass is used, the VLT rating should be 70% or higher, appearing clear.
2. **Awning:** The awning is approved, but should be a canvas awning; a lit metal awning is not approved. Installation of the awning should be done in mortar joints and not into historic brick.
3. **Signage:** The new sign should be installed in mortar joints, not into historic brick.

These conditions **must** be followed; if they are not implemented, the applicant risks jeopardizing their federal funding. If these conditions are not feasible or you have questions about the conditions, please contact NESHPO to continue consultation prior to the start of the project. If the conditions cannot be met, further consultation and discussion regarding the mitigation of adverse effects to historic properties is required if federal funding is utilized. Should any changes to the project be made, please notify NESHPO of the changes before further project planning continues.

Please retain this correspondence and your documented finding to show compliance with Section 106 of the National Historic Preservation Act, as amended. If you have any questions, please contact me at haylee.rose@nebraska.gov.

Sincerely,



Haylee Rose
Section 106 Review and Compliance Coordinator for Standing Structures

1500 R Street
Lincoln, NE, 68508-1651
<https://history.nebraska.gov>