

3739 - CID510104C_CityofNorfolk_CFPF-5

Application Details

Funding Opportunity:

3293-Virginia Community Flood Preparedness Fund - Project Grants - CY25 Round 6

Funding Opportunity Due Date: Dec 1, 2025 11:59 PM

Program Area: Virginia Community Flood Preparedness Fund

Status: Under Review

Stage: Final Application

Initial Submit Date: Dec 1, 2025 4:26 PM

Initially Submitted By: Chris Epes

Last Submit Date:

Last Submitted By:

Contact Information

Primary Contact Information

Active User*: Yes

Type: External User

Name*: Mr. Chris Epes
Salutation First Name Last Name

Title: Project Manager

Email*: christopher.epes@norfolk.gov

Address*: 2233 McKann Avenue

Norfolk Virginia 23505
City State/Province Postal Code/Zip

Phone*: 757-837-9951 Ext.

Phone

###-###-####

Fax: ###-###-####

Comments:

Organization Information

Status*: Approved
Name*: NORFOLK, CITY OF
Organization Type*: Local Government
Tax ID*: 546001455
Unique Entity Identifier (UEI)*: RS6DCM873FA3
Organization Website: <https://www.norfolk.gov/>
Address*: 810 Union Street
Suite 1101

Norfolk Virginia 23510-
City State/Province Postal Code/Zip

Phone*: (757) 282-8383 Ext.
###-###-####

Fax: ###-###-####

Benefactor:

Vendor ID:

Comments:

VCFPF Applicant Information

Project Description

Name of Local Government*: City of Norfolk

Your locality's CID number can be found at the following link: Community Status Book Report

NFIP/DCR Community 510104

Identification Number (CID)*:

If a state or federally recognized Indian tribe,

Name of Tribe:

Authorized Individual*: Richard Broad
First Name Last Name

Mailing Address*: 810 Union Street, Suite 790
Address Line 1
Address Line 2

Norfolk Virginia 23510
City State Zip Code

Telephone Number*: 757-664-4601

Cell Phone Number*: 757-359-0659

Email*: richard.broad@norfolk.gov

Is the contact person different than the authorized individual?

Contact Person*: Yes

Contact: Christopher Epes
First Name Last Name
2233 McKann Avenue
Address Line 1
Address Line 2
Norfolk Virginia 23509
City State Zip Code

Telephone Number: 757-823-4048

Cell Phone Number: 757-837-9951

Email Address: christopher.epes@norfolk.gov

Enter a description of the project for which you are applying to this funding opportunity

Project Description*:

The St. Paul's Phase II Redevelopment and Blue-Greenway projects are part of the larger St. Paul's Area Transformation. The St. Paul's Phase II Redevelopment project is the second phase of the overall transportation improvements and is constructing new stormwater infrastructure throughout the project area. The Blue-Greenway project will construct a nine acre wetland that will support water quality, flood management, and open space needs of the redevelopment effort.

Low-income geographic area means any locality, or community within a locality, that has a median household income that is not greater than 80 percent of the local median household income, or any area in the Commonwealth designated as a qualified opportunity zone by the U.S. Secretary of the Treasury via his delegation of authority to the Internal Revenue Service. A project of any size within a low-income geographic area will be considered.

Is the proposal in this application intended to benefit a low-income geographic area as defined above?

Benefit a low-income geographic area*: Yes

Information regarding your census block(s) can be found at census.gov

Census Block(s) Where Project will Occur*: Census tract 48, blocks 1001, 1008, 1010, 1013, 1014, 1016, & 1017

Is Project Located in an NFIP Participating Community?*: No

Is Project Located in a Special Flood Hazard Area?*: Yes

Flood Zone(s) (if applicable): Zones AE, X

Flood Insurance Rate Map Number(s) (if applicable): 5101040056H, 5101040057H

Eligibility CFPF - Round 4 - Projects

opportunity zone by the U.S. Secretary of the Treasury via his delegation of authority to the Internal Revenue Service. A project of any size within a low-income geographic area will be considered.

Low-Income Geographic Area*: Yes

Projects eligible for funding may also reduce nutrient and sediment pollution to local waters and the Chesapeake Bay and assist the Commonwealth in achieving local and/or Chesapeake Bay TMDLs. Does the proposed project include implementation of one or more best management practices with a nitrogen, phosphorus, or sediment reduction efficiency established by the Virginia Department of Environmental Quality or the Chesapeake Bay Program Partnership in support of the Chesapeake Bay TMDL Phase III Watershed Implementation Plan?

Reduction of Nutrient and Yes

Sediment Pollution*:

Does this project provide “community scale” benefits?

Community Scale Benefits*: More than one census block

Expected Lifespan of Project

Expected Lifespan of Project*: Over 20 Years

Comments:

The St Paul's Blue-Greenway project will construct a 9-acre stormwater wetland consisting of deep pools and channels surrounded by wetland slopes and islands in the former channel of Newton's Creek in Norfolk.

Scope of Work - Projects - Round 4

Scope of Work

Upload your Scope of Work

Please refer to Part IV, Section B. of the grant manual for guidance on how to create your scope of work

Scope of Work*: SPBGW Scope of Work Narrative.pdf

Comments:

Budget Narrative

Budget Narrative Attachment*: SPBGW Budget Narrative.pdf

Comments:

Scope of Work Supporting Information - Projects

Supporting Information - Projects

Provide population data for the local government in which the project is taking place

Population*: 2.90

Provide information on the flood risk of the project area, including whether the project is in a mapped floodplain, what flood zone it is in, and when it was last mapped. If the property or area around it has been flooded before, share information on the dates of past flood events and the amount of damage sustained

Historic Flooding data and Draft St Pauls Stormwater Master Plan v7 with Appendix.pdf
Hydrologic Studies*:

Include studies, data, reports that demonstrate the proposed project minimizes flood vulnerabilities and does not create flooding or increased flooding (adverse impact) to other properties

No Adverse Impact*:

2020-01-09 St Pauls BlueGreenway Functional Concept Report FINAL.pdf

Include supporting documents demonstrating the local government's ability to provide its share of the project costs. This must include an estimate of the total project cost, a description of the source of the funds being used, evidence of the local government's ability to pay for the project in full or quarterly prior to reimbursement, and a signed pledge agreement from each contributing organization

Ability to Provide Share of**Cost*:**

NFWF NCRF Grant Agreement - St Pauls Blue Greenway Stormwater Wetland - Fully Executed.pdf

A benefit-cost analysis must be submitted with the project application**Benefit-Cost Analysis*:**

FULL BCA Document.pdf

If applicable, provide the Department with the current floodplain ordinance by link or attachment.

Local Floodplain Management 3.9.7 Zoning Ordinance.pdf**Regulations:**

Provide a list of repetitive loss and/or severe repetitive loss properties. Do not provide the addresses for the properties, but include an exact number of repetitive loss and/or severe repetitive loss structures within the project area

Repetitive Loss and/or Severe Repetitive Loss Email.pdf**Repetitive Loss Properties*:**

Describe the residential and commercial structures impacted by this project, including how they contribute to the community such as historic, economic, or social value. Provide an exact number of residential structures and commercial structures in the project area

Residential and/or Commercial**Structures*:**

The St. Paul's Blue-Greenway is the redevelopment of approximately 26 acres of public housing and other properties into aesthetic open space designed to treat and store stormwater runoff. A total of 30 multi-family residential structures were located within the footprint of the St. Paul's Blue-Greenway. The Blue-Greenway project is part of the larger St Paul's Area Transformation, a complete redevelopment of the former housing community and surrounding properties. The redevelopment effort, currently underway, takes a resilient approach to creating a new 714 unit mixed-use, mixed-income community. All existing buildings were removed and the area is being filled and graded to ensure all new structures are out of the 100-year floodplain.

If there are critical facilities/infrastructure within the project area, describe each facility**Critical Facilities/Infrastructure*:**

None

Explain the local government's financial and staff resources. How many relevant staff members does the local government have? To what relevant software does the local government have access? What are the local government's capabilities?

Financial and Staff Resources*:

The City of Norfolk Stormwater Division consists of 108 staff members to assist with the oversight of the construction of the St. Paul's Blue-Greenway, and with its operation and maintenance in the future. The City Stormwater staff utilizing proprietary software to assist in managing construction projects (i.e., Trimble Unity Construct), and for work management related to the operation and maintenance of stormwater assets (i.e., Lucity).

If the project proposed does not employ a nature-based or hybrid solution and the total project cost is greater than \$2 million, describe at least one alternative that could reasonably address the issue identified. Please also consider the No Action Option as a third alternative as part of the analysis. Explain these alternatives and the reason the proposed project was selected.

Alternatives:

Identify and describe the goals and objectives of the project. Include a description of the expected results of the completed project and explain the expected benefits of the project. This may include financial benefits, increased awareness, decreased risk, etc.

Goals and Objectives*:

Project goals are to:

1. Mitigate localized flooding and manage stormwater by removing structures from the 100-year floodplain and implementing green infrastructure that increases water storage and slows runoff.
2. Restore and enhance the ecological function of Newton's Creek to improve stormwater treatment and reduce pollutant loads entering downstream waterways.
3. Provide access to greenspace and recreational opportunities through the creation of a multi-functional park that integrates ecological and social benefits.

Outline a plan of action laying out the scope and detail of how the proposed work will be accomplished with a timeline identifying expected completion dates. Determine milestones for the project that will be used to track progress.

Explain what deliverables can be expected at each milestone, and what the final project deliverables will be. Identify other project partners

Approach, Milestones, and [Project Management Plan Contents.pdf](#)

Deliverables*:

Where applicable, briefly describe the relationship between this project and other past, current, or future resilience projects. If the applicant has received or applied for any other grants or loans, please identify those projects, and, if applicable, describe any problems that arose with meeting the obligations of the grant and how the obligations of this project will be met

Relationship to Other Projects*:

The Blue-Greenway will be the City's second large-scale resilience project incorporating nature-based solutions and park spaces, after the recently completed Ohio Creek project. The Ohio Creek project included the development of a Resilience Park. The 2.4-acre Resilience Park contains an athletic field and forested space bounded by berms and an elevated roadway to provide runoff storage during large storm events while also providing recreational opportunities to residents on clear-weather days. The Ohio Creek project was completed in 2024 and thus far has been notable achievement by the City with minimal maintenance concerns to this point in time. The lessons learned from these projects will help in the City in implementing future projects of this type, including options that may be incorporated into the Coastal Storm Risk Management flood barrier network.

For ongoing projects or projects that will require future maintenance, such as infrastructure, flood warning and response systems, signs, websites, or flood risk applications, a maintenance, management, and monitoring plan for the projects must be provided

Maintenance Plan*: [2023_0525_OM Report.pdf](#)

Describe how the project meets each of the applicable scoring criteria contained in Appendix B. Documentation can be incorporated into the Scope of Work Narrative

Criteria*:

Scoring Criteria

Eligible Projects, up to 30 points.

Wetland/floodplain restoration, Construction of swales and settling ponds, Living shorelines and vegetated buffers, Permanent conservation of undeveloped lands identified as having flood resilience value by ConserveVirginia's ? Floodplain and Flooding Resilience? layer or a similar data driven analytic tool, Dam removal, Stream bank restoration or stabilization, Restoration of floodplains to natural and beneficial function. (25)

Social Vulnerability Index Score, up to 10 points.

Very High Social Vulnerability (More than 1.5) (10)

Community scale of benefits, up to 30 points.

More than one census block (30)

Expected lifespan of project, up to 10 points.

Over 20 Years (10)

Remedy for NFIP probation or suspension (no 0)

Proposed project part of a low-income geographic area (yes 10)

Proposed project implements a Chesapeake Bay TMDL BMP (yes 5)

Total Score: 90 points

Budget

Budget Summary

Grant Matching Requirement*:

LOW INCOME - Projects that will result in nature-based solutions - Fund 95%/Match 5%

Is a match waiver being requested?

Match Waiver Request Yes

Note: only low-income communities
are eligible for a match waiver.

*:

**I certify that my project is in a
low-income geographic area:** Yes

Total Project Amount (Request + \$50,000.00

Match)*: **This amount should equal the sum of your request and match figures

**REQUIRED Match Percentage
Amount:** \$2,500.00

BUDGET TOTALS

Before submitting your application be sure that you meet the match requirements for your project type.

Match Percentage:

4.76%

Verify that your match percentage matches your required match percentage amount above.

Total Requested Fund Amount: \$50,000.00

Total Match Amount: \$2,500.00

TOTAL: \$52,500.00

Personnel

Description	Requested Fund Amount	Match Amount	Match Source
No Data for Table			

Fringe Benefits

Description	Requested Fund Amount	Match Amount	Match Source
No Data for Table			

Travel

Description	Requested Fund Amount	Match Amount	Match Source
No Data for Table			

Equipment

Description	Requested Fund Amount	Match Amount	Match Source
No Data for Table			

Supplies

Description	Requested Fund Amount	Match Amount	Match Source
No Data for Table			

Construction

Description	Requested Fund Amount	Match Amount	Match Source
Construction Contracted Items	\$50,000.00	\$2,500.00	Cash
	\$50,000.00	\$2,500.00	

Contracts

Description	Requested Fund Amount	Match Amount	Match Source
No Data for Table			

Maintenance Costs

Description	Requested Fund Amount	Match Amount	Match Source
No Data for Table			

PreAward and Startup Costs

Description	Requested Fund Amount	Match Amount	Match Source
No Data for Table			

Other Direct Costs

Description	Requested Fund Amount	Match Amount	Match Source
No Data for Table			

Long and Short Term Loan Budget - Projects - VCFPPF

Budget Summary

Are you applying for a short term, long term, or no loan as part of your application?

If you are not applying for a loan, select "not applying for loan" and leave all other fields on this screen blank

Long or Short Term*: Long-Term Loan

Total Project Amount: \$24,777,950.00

Total Requested Fund Amount: \$5,000,000.00

TOTAL: \$5,000,000.00

Salaries

Description	Requested Fund Amount
	No Data for Table

Fringe Benefits

Description	Requested Fund Amount
	No Data for Table

Travel

Description	Requested Fund Amount
	No Data for Table

Equipment

Description	Requested Fund Amount
	No Data for Table

Supplies

Description	Requested Fund Amount
	No Data for Table

Construction

Description	Requested Fund Amount
Construction Contracted Items	\$5,000,000.00
	\$5,000,000.00

Contracts

Description	Requested Fund Amount
No Data for Table	

Other Direct Costs

Description	Requested Fund Amount
No Data for Table	

Supporting Documentation

Supporting Documentation

Named Attachment	Required Description	File Name	Type	Size	Upload Date
Detailed map of the project area(s) (Projects/Studies)					
FIRMette of the project area(s) (Projects/Studies)	FIRMETTE of St. Paul's Blue-Greenway Project Site	FIRMETTE_80dbd7fd-823d-4067-972a-96c228df1527.pdf	pdf	765 KB	12/01/2025 02:07 PM
Historic flood damage data and/or images (Projects/Studies)					
A link to or a copy of the current floodplain ordinance					
Maintenance and management plan for project					
A link to or a copy of the current hazard mitigation plan					
A link to or a copy of the current comprehensive plan					
Social vulnerability index score(s) for the project area					
Authorization to request funding from the Fund from governing body or chief executive of the local government	CFPF-5_SPBGW_Appendix-A_Signed	CityofNorfolk_CFPF-5SPBGW-applicationAppendix-A_Signed.pdf	pdf	16 MB	12/01/2025 04:26 PM
Signed pledge agreement from each contributing organization					

Named Attachment	Required Description	File Name	Type	Size	Upload Date
Maintenance Plan	<i>Benefit-cost analysis must be submitted with project applications over \$2,000,000. in lieu of using the FEMA benefit-cost analysis tool, applicants may submit a narrative to describe in detail the cost benefits and value. The narrative must explicitly indicate the risk reduction benefits of a flood mitigation project and compares those benefits to its cost-effectiveness.</i>				
Benefit Cost Analysis					
Other Relevant					
Attachments					

Letters of Support

Description	File Name	Type	Size	Upload Date
No files attached.				

Resilience Plan

Resilience Plan

Description	File Name	Type	Size	Upload Date
Resilience Planning Overview for the City of Norfolk	Resilience Planning Overview for the City of Norfolk.pdf	pdf	403 KB	11/21/2025 02:56 PM