



Nice Matters!

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DATE: March 16, 2020
TO: Planning Board Members
CC: Matt Zapp, Town Manager
FROM: Josh Edmondson, CZO, Town Planner
SUBJECT: **Flood Map and Flood Regulation Updates**

The Planning Board is scheduled to begin review of the flood map and flood regulation updates. The Town received notification from FEMA December 19, 2019 to move forward with adoption of the FIS report and firm panel, giving us 6 months to do so. Unfortunately, at this time only panel 3720537300L is being released for adoption. This panel encompasses the area of Coast Guard Rd and the Pointe. The remaining panels are at least a year from being released for final adoption. As part of adopting the new firm we are also required to ensure our flood regulations meet the standards set forth in Section 60.3(e) of the NFIP standards. The North Carolina Flood Mapping Program has a model ordinance municipalities can use. I have been through our current ordinance and made the necessary changes to comply with the NFIP and keep our current CRS rating. Everything highlighted in the attached Ordinance sections are the updates pertaining to the flood regulations. These updates are located in the following sections of the ordinance:

6.2 – Flood Damage Prevention
Chapter 2 – Administration
Chapter 9 – Enforcement
10.2 – Definitions

The goal for the meeting is to discuss these updates as there are quite a few and to discuss the timeline for adoption. Currently these updates are being reviewed by the State to ensure compliance. Any comments received will be addressed, return to the State for final review and brought forth to the planning board for review and recommendation to the Commissioners. The final draft should be on your April agenda for review and vote. I look forward to discussing this at your March 23, 2020 meeting.