Resolution on Map Revisions in Filled Portions of Flood Hazard Areas

WHEREAS,

- The placement of fill is a common method used to protect against flood damages; and
- A structure placed on fill often is considered better protected against flood damage than those protected using other elevation/floodproofing techniques; and
- The physical composition of the soil, the manner in which it is placed, and the height of the material are important factors in determining the flood protection value of fill; and
- In addition to the nature of the fill, the effectiveness of fill depends on the flooding characteristics of the flood-prone areas; and
- Base Flood Elevations (BFE) can increase due to hydrologic and hydraulic changes and can be particularly vulnerable to accelerated stormwater runoff and the loss of floodplain storage capacity; and
- The placement of fill in a designated flood-prone area can be the basis for officially removing the filled area from the designated flood-prone area; and
- The administrative removal of a filled property from a designated flood-prone area causes the area to be removed from the jurisdiction of local floodplain management regulations; and
- Without the application of such regulations, lowest floors can be placed below the BFE in areas so removed; and
- Such lowest floors placed in fill are vulnerable to inundation and structural damage from a base flood; and
- The criterion for map revision do not sufficiently address all the technical variables to assure adequate protection against damages caused by a base flood; and
- The removal of a filled property from a designated flood-prone area through map revision affords relief from the mandatory flood insurance purchase requirement; and
- Such uninsured property remains prone to damages from a base flood;

NOW, THEREFORE, BE IT RESOLVED THAT the Association of State Floodplain Managers, Inc. support:

1. Map revision for property raised on fill after the effective date of a community's initial NFIP map should be issued only if the fill is contiguous with the boundary of the floodplain;
2. For structure elevated on fill not contiguous with the floodplain boundary, the map should not be revised or amended, but a waiver of flood insurance could be issued to satisfy the mandatory purchase requirement imposed by lenders;

3. To obtain a map revision or flood insurance waiver, the height of fill should be a minimum of one foot above the BFE and all lowest floor one foot above grade;

4. As a condition to issuing a map revision, the property owner or community should be required to provide documentation outlining legally binding and enforceable measures which would prevent the placement of lowest floors below the required one foot above finished grade;

5. The compaction, slope and erosion protection requirements of Section 65.5 of the NFIP regulations should apply to single lots and structures as well as to multi-lots and structures.

ADOPTED BY THE BOARD OF DIRECTORS OF ASFPM ON OCTOBER 18, 1990.