

RESIDENTIAL FLOODPLAIN CONSTRUCTION GUIDELINES



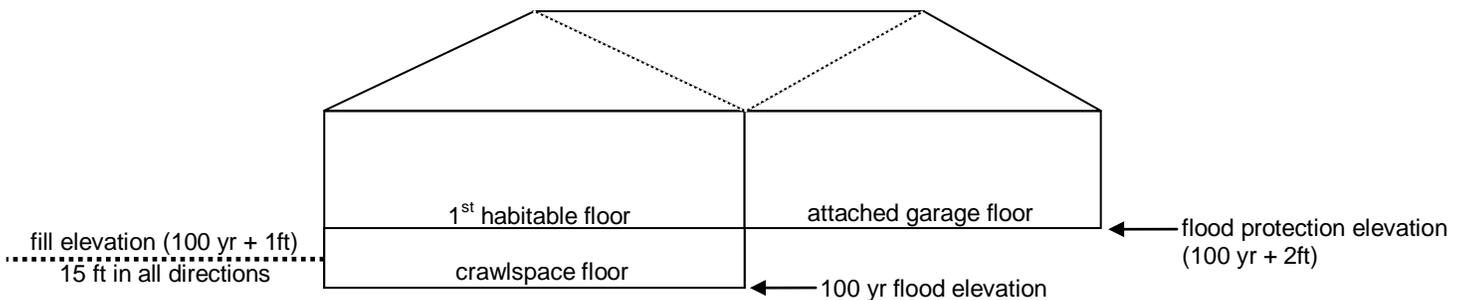
Winnebago County
Zoning Department

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1. Obtain the services of a REGISTERED LAND SURVEYOR to establish a benchmark.
2. Obtain the services of a PROFESSIONAL ENGINEER or ARCHITECT to design any portion of the structure to be floodproofed that will be below the flood protection elevation (2ft above the 100 year flood elevation).
 - Floodproofing measures shall be designed, as appropriate, to (1) withstand flood pressures, depths, velocities, uplift and impact forces, and other regional flood factors; (2) protect structures to the flood protection elevation; (3) anchor structures to foundations to resist flotation and lateral movement; (4) minimize or eliminate infiltration of flood waters; and (5) minimize or eliminate discharges into flood waters.
3. Construct the building using the following minimum requirements:
 - No floor (basement/crawlspace) below the 100 year flood elevation.
 - Walkout basements or other openings are NOT allowed below the flood protection elevation (2ft above the 100 year flood elevation).
 - First habitable floor, including floor of attached garage, must be at or above the flood protection elevation.
 - Fill must be placed around the foundation 15 ft in all directions at an elevation of 1 ft above the 100 year flood elevation.
4. Submit confirmation of elevation and floodproofing requirements to the County Zoning Department after completion.
 - A registered land surveyor shall submit a FEMA Elevation Certificate to confirm elevation requirements.
 - A professional engineer or architect shall submit a letter with their stamp/seal confirming floodproofing measures meet floodproofed design.



Failure to construct the structure in accordance with floodplain requirements will result in:

- Enforcement action requiring corrections to bring building into compliance & verification.
- No future permits will be issued until it is brought into compliance and compliance is verified.
- Extremely high or unavailable flood insurance.

*****NOTE: Simply meeting floodplain requirements does not make the property eligible for an exemption to flood insurance (Letter of Map Change). See a staff member for information about removing a property from the floodplain prior to construction.**