

**Town of Paradise  
Interim Policy Document  
National Flood Insurance Program  
Revised May 5, 2003**

**BACKGROUND:**

The Town of Paradise joined the National Flood Insurance Program on November 28, 1997. The Town of Paradise is covered by Butte County Flood Insurance Rate Maps No.'s 0375C, 0550C, and 0575C. The NFIP number assigned to the Town of Paradise is 060748. Currently FEMA does not have detailed mapping of Paradise, and they have not developed the appropriate 100-year flood elevations and limits of inundation. As a result, they have listed Paradise as Zone X, which is defined as "Areas determined to be outside 500-year floodplain". This is in clear conflict with the Town adopted 1980 Master Storm Drain Study and Facilities Plan, which identifies numerous "Special Permit Zones" corresponding to the major drainage ways in the Town of Paradise.

**INTERIM PROCEDURE POLICY:**

In order to achieve compliance with FEMA policies and objectives, as well as minimize the unnecessary costs of engineering and hydrology calculations required of property owners near these "Special Permit Zones", the following policy of procedure is to be utilized:

- 1) The applicant for single family homes, (and their accessory uses such as garages) proposed to be developed, remodeled or reconstructed upon a parcel that is crossed or traversed by a "special permit zone", as identified in the 1980 Study, will be required to provide one of the following:
  - a) A "Certification Letter", stamped and signed by a registered Civil Engineer, stating that the proposed development is "outside" of the special permit zone. This letter should present specifics as to how this determination was made (i.e. by scaling, map measurement, interpolation, elevation calculation, base flood calculation, etc.). This certification should only be made after the Civil Engineer has reviewed the site, relevant studies and historical storm drainage information, along with the proposed plans and finished floor elevations. The intent of this letter is to maintain compliance with Section 8.55.060 of the Paradise Municipal Code (see attached).
  - b) A calculation and determination of the 100-year base flood elevation per FEMA guidelines, and FEMA required elevation certificates.
- 2) All developments other than single family homes and accessory uses such as multifamily developments, parcel maps, subdivisions and commercial structures proposed within the area shown as a special permit zone shall be required to use standard FEMA methodology to calculate the 100 year base flood elevation and to provide the appropriate FEMA elevation certificates, using the appropriate FEMA methodology.
- 3) All structures identified as "Flood Prone Structures" in the 1980 Study will be required to comply with all applicable FEMA and NFIP Policies prior to issuance of building permits for "Substantial Improvement", as defined by FEMA and NFIP (cost of improvements exceeds 50% of the market value of the structure before start of construction).