



Legislation Text

File #: 13222, Version: 1

**Fiscal Note**

No expenditure is required.

**Title**

Amending Secs. 28.06(3)(a), 28.105(1)(c)4.b., and 28.105(2)(d)4.c., of the Madison General Ordinances to update the Floodplain Insurance Rate Map and the Flood Insurance Study for the City of Madison.

**Body**

DRAFTER'S ANALYSIS: This amendment adds two additional map panels to complete the update of the Floodplain Maps recently adopted by the Common Council on December 2, 2008. Also included are two text changes to bring the City's Floodplain ordinance into compliance with the Wisconsin Administrative Code.

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The Common Council of the City of Madison do hereby ordain as follows:

1. Subdivision (a) entitled "Incorporation of Floodplain Maps" of Subsection (3) entitled "Floodplain Maps" of Section 28.06 entitled "Zoning Districts and Zoning District Maps" of the Madison General Ordinances is amended to read as follows:

"(3) Floodplain Maps.

(a) Incorporation of Floodplain Maps. The location and boundaries of the Floodway, Flood Fringe, and General Floodplain Districts are hereby established as shown on the Flood Boundary and Floodway Maps and the Flood Insurance Rate Maps, both dated as being effective on January 2, 2009, and prepared by the Federal Insurance Administration of the U. S. Federal Emergency Management Agency, together with other supplemental maps, including the revised Flood Insurance Rate Maps, provided by the Federal Emergency Management Agency, and shown on map panels 55025C0242G, 55025C0243G, 55025C0244G, 55025C0261G, 55025C0262G, 55025C0263G, 55025C0264G, 55025C0266G, 55025C0267G, 55025C0268G, 55025C0269G, 55025C0288G, 55025C0379G, 55025C0383G, 55025C0389G, 55025C0390G, 55025C0393G, 55025C0394G, 55025C0401G, 55025C0402G, 55025C0403G, 55025C0404G, 55025C0406G, 55025C0407G, 55025C0408G, 55025C0409G, 55025C0413G, 55025C0416G, 55025C0417G, 55025C0418G, 55025C0419G, 55025C0426G, 55025C0427G, 55025C0428G, 55025C0429G, 55025C0431G, 55025C0432G, 55025C0433G, 55025C0434G, 55025C0436G, 55025C0437G, 55025C0438G, 55025C0439G, 55025C0441G, 55025C0442G, 55025C0443G, 55025C0444G, 55025C0451G, 55025C0453G, 55025C0465G, 55025C0557G, 55025C0576G. The above-mentioned maps with all information shown thereon, together with the accompanying Federal Insurance Administration's Flood Insurance Study for the City of Madison, Wisconsin, Numbers 55025CV001B and 55025CV002B, and in which are indicated floodway data and flood profiles, and all amendments thereto to such floodplain maps shall be as much a part of this ordinance as if fully set forth and described herein. This section shall become effective January 2, 2009. Any change to the base flood elevations in the Flood Insurance Study or on the Flood Insurance Rate Map must be reviewed and approved by the Department of Natural Resources and the Federal Emergency Management Agency (FEMA) before it is effective. No changes to regional elevations on non-FEMA maps shall be effective until approved by the Department of Natural Resources. If more than one map or revision is referenced, the most restrictive information shall apply."

2. Subparagraph b. of Paragraph 4. of Subdivision (c) entitled "Standards for Developments in Floodway Areas" of Subsection (1) entitled "F1 Floodway District" of Section 28.105 entitled "Flood Plain Districts" of the Madison General Ordinances is amended to read as follows:

"b. No material is deposited in the navigable channel unless a permit has been granted by the Department

of Natural Resources pursuant to Ch. 30, Wis. Stats., and a permit pursuant to 33 U.S.C. ~~1334~~1344 has been issued, if applicable, and the other requirements of this section are met.”

3. Subparagraph c. of Paragraph 4. of Subdivision (d) entitled “Nonconforming Uses” of Subsection (2) entitled “F2 Flood Fringe District” of Section 28.105 entitled “Flood Plain Districts” of the Madison General Ordinances is amended to read as follows:

“c. In combination with other previous modifications or additions to the building, ~~does not~~ is equal to or exceeds fifty percent (50%) of the present equalized assessed value of the building.”