



MESA COUNTY

Department of Public Works
 200 S. Spruce Street ~ P.O. Box 20000 ~ Grand Junction, CO 81502
 (970) 244-1765 ~ www.mesacounty.us

**FLOODPLAIN DEVELOPMENT
 PERMIT APPLICATION**

Contact Information		
Applicant	Address	Phone
		E-mail
Owner	Address	Phone
		E-mail
Project Information		
Location(s)		
Parcel Number(s)		
Activity Proposed (brief description):		
Structure Type (check all that apply) <input type="checkbox"/> No Structures Proposed <input type="checkbox"/> Accessory Building (i.e. garage, shed, barn, etc.) <input type="checkbox"/> Residential with _____ unit(s) <input type="checkbox"/> Manufactured/Mobile Home (in manufactured/mobile home park? Y N) <input type="checkbox"/> Mixed-use <input type="checkbox"/> Non-residential (flood-proofing proposed? Y N) <input type="checkbox"/> Other (Describe _____)		
FEMA National Flood Insurance Program Information		
<i>The following information must be completed by a Colorado registered engineer or surveyor with understanding of the NFIP regulations:</i>		
Engineer / Surveyor	Address	Phone
		E-mail
Floodplain Determination (check only one) <input type="checkbox"/> The property is not located within a Special Flood Hazard Area (Floodplain) <input type="checkbox"/> Portions of the property are located within a Special Flood Hazard Area, but the proposed project is completely outside of the Special Flood Hazard Areas <input type="checkbox"/> The proposed project is located within a Special Flood Hazard Area with the following designation: <div style="display: flex; justify-content: space-between;"> Zone _____ In the Floodway? Y N Base (100-year) Flood Elevation _____ <input type="checkbox"/> NGVD29 <input type="checkbox"/> NAVD88 </div>		PE/PLS Stamp (sign and date)
Watercourse Name:		
Applicable FIRM Panel(s):	FIRM Revision Date:	
Applicant Certification		
I hereby certify that all statements herein and in attachments to this application are, to the best of my knowledge, true and accurate and agree to comply with the conditions of permit approval.		
Signature of Applicant		Date

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Supporting Document Requirements

Please provide the following information, where applicable, along with your application:

- PLOT PLAN - A site plan, drawn to scale (at not less than 1"=200'), showing the location and dimensions of the lot, the spatial arrangements of all existing and proposed structures and improvements, route(s) of access during a 100-year flood, streets and driveways, stored materials and flood-proofing measures. The plot plan must show both banks of the stream channel, any existing overflow channels and the perimeter of the Special Flood Hazard Area (Floodplain) in relation to the project site.
- STRUCTURES – List all of the existing and proposed structures on the project site within the Special Flood Hazard Area (Floodplain). State the type of construction (frame, metal, masonry, etc.). State the elevation of the lowest floor (in NAVD88 datum), including basement (expressed in feet above Mean Sea Level as determined from comparison to an identified datum point).
- CROSS SECTION – Provide a cross section or elevation view at the point of the proposed development showing:
 - the full channel of the stream
 - the contours of the adjoining land areas of the project site
 - the elevation of the Base Flood (i.e. 100-year flood event)
 - the elevation of the lowest floor, including basement, of all proposed structures
 - the elevation to which each structure has been or will be flood-proofed
 - the elevation of existing and propose streets or driveways
 - areas to be filled or excavated
 - water and/or wastewater treatment facilities
 - existing and proposed storage areas
 - elevation of all utilities serving the site or structure
 - other _____

(Note: All elevations shall be tied to the Mesa County Local Coordinate System (NAVD88). Location and elevation of the control points are available from Survey Information Management System on the County Webpage (www.mesacounty.us) under the Online Services menu.)

- SUBDIVISION PLANS – Subdivision or other development plans. (Note - If the subdivision or other development exceeds 50 lots or 5 acres, whichever is the lesser, the applicant must provide a determination by a licensed engineer of the "100-year" flood elevations if they are not otherwise available).
- STORED MATERIAL – Identify and describe all materials which are presently or are proposed to be stored within Special Flood Hazard Area on the project site. In the case that the store material(s) is/are hazardous to animal or plant life, are explosive, poisonous, flammable, or is/are volatile when in contact with water, explain the degree of hazard for each such material.
- SPECIFICATIONS – Provide specifications for construction material(s) for flood-proofing, filling, dredging, grading or channel improvement. Proposed flood-proofing measures designed to mitigate potential flood hazards at the site must be certified by a professional engineer or architect registered in the State of Colorado.
- WATERCOURSE ALTERATIONS OR RELOCATIONS – Any proposed watercourse alterations or relocations must be indicated on an overhead air photo (at not less than 1"=200') and at least two cross-sections. Existing direction of the water forces, areas of bank erosion, areas of accretion (build-up) or potential for channel movements shall be shown on the air photos. Related hydraulic considerations such as water-course capacity, efficiency or storage characteristics should be provided where applicable.
- NARRATIVE – Provide a narrative which describes the effect of the development on adjoining, upstream and downstream properties and uses at the time of the 100-year flood. Include the following:
 - describe the effect caused by this development on flood-water height (elevation), velocity, and direction of floodwaters during a 100-year flood event
 - evaluate the possibility of increased erosion to downstream properties or scour to adjacent or upstream properties as a result of this development
 - estimate the additional protective measures necessary to mitigate the increased erosion or scour
 - evaluate the possibility of release and effect of toxic or hazardous materials during a 100-year flood event
- UTILITIES – Describe the locations and list the specifications for flood-proofing equipment for sanitary sewer, domestic water, electric power and natural gas utilities.
- ANCHORING – Describe the method or anchoring floatables. Call-out the specifications for anchors and anchoring ties.
- FLOODPLAIN/HAZARD BOUNDARY MAP – Where detailed information for the floodplain or flood hazard is not available, provide a floodplain boundary map, prepared by a registered professional engineer, drawn to scale (at not less than 1"=200') and showing the items required on a PLOT PLAN.
- ELEVATION CERTIFICATE – An elevation certificate, on the FEMA approved form (found at www.fema.gov) must be submitted at the completion of construction. The Mesa County Building Department will not issue a certificate of occupancy for a fixed structure, or proceed with utility inspections for a manufactured home unless this document has been received and approved by the Mesa County Floodplain Administrator.
- OTHER REQUIRED INFORMATION –

FLOODPLAIN DEVELOPMENT PERMIT APPLICATION

Agency Review

The following information must be completed by the designated County Floodplain Administrator:

Date Received:	Received By:	Fee \$ _____ Paid Y N	Permit No. _____
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The proposed activity is is not in conformance with the current County Floodplain Regulations and the Floodplain Development Permit is hereby:

Approved **Denied**

Note: Should the application be denied, the applicant may revise and resubmit the application or may request a hearing before the Board of Appeals.

Corrective Action Required:

Conditions of Approval

Approval of the Floodplain Development Permit is subject to the following conditions:

General Conditions (the following conditions apply to all permits)

- No work of any kind may begin until an approved Floodplain Development Permit has been issued.
- The permit may be revoked if false statements are made herein. If revoked, all work must cease until the permit is re-issued.
- This permit applies only to the proposal identified in the application and may not be expanded or transferred.
- This permit shall be valid for a period on one year from the date of issuance. If substantial commencement relative to the original purpose of this permit has not begun during that year, this permit shall become invalid at that time. Extension of a Floodplain Development Permit can be achieved only through the application, review and evaluation process as required for the original permit.
- Applicant is hereby informed that other permits may be required to fulfill local, state, and federal regulatory requirements. Applicant shall proceed as submitted with this application and in conformity with all Federal and State Statutes as well as all local regulations; including, but not limited to, subdivision regulations, zoning regulations, floodplain regulations, and building codes.
- Applicant hereby gives consent to the Floodplain Administrator or his/her representative to make reasonable inspections required to verify compliance.
- The proposed features shall be constructed as described in the documents submitted with the application. Any significant changes to the dimensions and/or materials, differing from those as presented with the Floodplain Application shall be reviewed and approved by Mesa County Floodplain Administrator personnel prior to construction.
- Failure to follow any of the requirements of the conditions of approval voids approval of this permit.

Project Specific Conditions (the following conditions apply to this permit when specifically denoted)

- All utility service connections including electrical, ventilation, and service facilities shall be located to prevent damage due to flooding. The domestic water and sewer services shall be designed such that floodwaters cannot damage any component of the system and must be designed to prevent excessive infiltration and/or permeation during a flood event. Such systems must be approved by the applicable regulating entity.
- Upon completion of the construction of the dwelling, an Elevation Certificate stating the elevation of the top of the lowest finished floor, signed and sealed by a licensed Land Surveyor, must be submitted to the Mesa County Floodplain Administrator.
- This permit is for construction of the subdivision infrastructure, overall site grading and fill only. Each individual dwelling must obtain a separate floodplain development permit at the time of construction.
- The dwelling shall not include a habitable crawlspace or basement and the lowest finished floor of the habitable space shall be at least 1 foot above the 100-year floodplain elevation as identified on this application.
- The Modular Home shall be anchored with over-the-top ties and frame ties or equivalent to prevent flotation, resist rupture, and prevent collapse or lateral movement caused by water pressure or debris.
- No fill shall take place in the area of the floodway.
- Other

Approval of Agency Representative:

I hereby approved the floodplain development permit for the proposed activity, subject to the attached conditions.

Signature of County Floodplain Administrator

Date