

# EXECUTIVE BRIEF REGULAR MEETING

**AGENDA DATE:** August 3, 2021

**DEPARTMENT:** Community Sustainability

**TITLE:**

Ordinance No. 2021-10 – Second Reading – amending Chapter 23 “Land Development Regulations” regarding changes to floodplain management standards for manufactured homes as required by FEMA

**SUMMARY:**

The subject amendments were drafted based on guidance provided by the Florida Department of Emergency Management’s Floodplain Management Office to local governments participating in the FEMA Community Rating System (CRS). These amendments would require manufactured homes located in the City’s special flood hazard area to be elevated if they are replaced or substantially improved in the future. However, no impacts are anticipated within the City’s boundaries as the existing manufactured and mobile home parks are located outside the special flood hazard area.

**BACKGROUND AND JUSTIFICATION:**

FEMA Community Rating System (CRS) assigns class ratings based on the level of participation in the CRS program, which include local floodplain land development requirements. CRS Classes are rated from 9 to 1, where a lower classification provides a greater discount on flood insurance premiums to residents. The City currently has a CRS Class 7 rating, which entitles residents to a 15% reduction in their Federal Flood Insurance rates. Last year, FEMA announced new prerequisite requirements to obtain or retain a CRS Class 8 rating or lower. If the subject amendments are not adopted, then the City’s CRS rating would automatically become a Class 9. This would reduce the Federal Flood Insurance discount to 5% for residents.

The subject amendments were recommended by both the Florida Department of Emergency Management and the City’s Floodplain Administrator. Existing manufactured and mobile homes within the City will not be impacted by these amendments as these homes are located outside the special flood hazard area.

The proposed amendments would modify the following sections of the LDR in Chapter 23 of the City’s Code of Ordinances:

- Article 7, Section 23.7-10 – Definitions
- Article 7, Section 23.7-14 - Manufactured Homes

The Planning & Zoning Board (PZB) unanimously voted to recommend approval of the proposed text amendment to the City Commission at the June 23, 2021 meeting. The Historic Resources Preservation Board (HRPB) also unanimously voted to recommend approval of the proposed text amendment to the City Commission at the June 16, 2021 meeting.

The City Commission unanimously voted to approve the subject text amendment on first reading at the July 20, 2021 meeting.

**MOTION:**

Move to approve/disapprove Ordinance 2021-10 amending Chapter 23 “Land Development Regulations” regarding changes to floodplain management standards for manufactured homes as required by FEMA .

**ATTACHMENT(S):**

Ordinance 2021-10  
PZHP Staff Report