

MEMORANDUM

To: Seguin Planning & Zoning Commission
From: Jennifer Shortess, P.E., CFM – Assistant Director of Engineering & Capital Projects
Subject: Code of Ordinance Chapter 54. Floods
Date: January 16, 2024

City staff is proposing various amendments to the Code of Ordinance Chapter 54 (Floods). Amendments proposed are to establish the areas of special flood hazard and requirements concerning the lowest floor elevation of residential and nonresidential construction to a minimum of two feet above the base flood elevation.

To avoid suspension from the National Flood Insurance Program (NFIP), FEMA requires adoption of revised Flood Insurance Rate Map (FIRM) for Guadalupe County and incorporated areas, including the City of Seguin, and Flood Insurance Study (FIS) effective March 27, 2024.

Additionally, increasing the level above base flood elevation to which a residential and nonresidential structure is constructed are consistent with area standards and provide increased standards and requirements for floodplain protection and flood hazard mitigation.

Staff recommends approval of the proposed amendments and intends to take the amendments to Council in March.