

SUMMARY and FISCAL NOTE*

Department:	Dept. Contact/Phone:	CBO Contact/Phone:
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** Note that the Summary and Fiscal Note describes the version of the bill or resolution as introduced; final legislation including amendments may not be fully described.*

1. BILL SUMMARY

Legislation Title: AN ORDINANCE relating to floodplains; adopting interim regulations consistent with the Federal Emergency Management Agency (FEMA) regulations; adopting updated National Flood Insurance Rate Maps to allow individuals to continue to obtain flood insurance through FEMA’s Flood Insurance Program; and amending Chapter 25.06 and Section 25.09.030 of the Seattle Municipal Code.

Summary and background of the Legislation:

This proposal is to adopt interim legislation as allowed by state growth management laws. Interim legislation would be in place for six months so that the City’s floodplain mapping and standards would be consistent with federal law and must be in effect by August 19. These regulations would be in place while SDCI develops permanent regulations.

The interim regulations would implement updates to flood prone area mapping and development standards applicable to permit applications for construction on property within these areas. The Federal Emergency Management Agency (FEMA) is requiring these updates. FEMA has been requiring these types of updates across the country, and recently published a final updated flood map for King County. This map (called the Flood Insurance Rate Map) identifies properties that are at risk of flooding and is used to determine which properties are required to have flood insurance. The updated FEMA map is now considered final and is set to go into effect on August 19th.

As part of the same effort, federal law requires each local jurisdiction to update their local floodplain regulations to comply with the new FEMA map and other related federal policies. Seattle’s floodplain regulations, which contain building codes and other standards that make residents, homes, and businesses safer from flooding, must be updated by the date the new FEMA maps go into effect.

2. CAPITAL IMPROVEMENT PROGRAM

Does this legislation create, fund, or amend a CIP Project? ___ Yes ___ X No

3. SUMMARY OF FINANCIAL IMPLICATIONS

Does this legislation amend the Adopted Budget? ___ Yes ___ X No

Does the legislation have other financial impacts to the City of Seattle that are not reflected in the above, including direct or indirect, short-term or long-term costs?

No. While the updated mapping would include approximately 185 additional properties, additional permit applications that would be reviewed using existing and updated development standards is anticipated to be minimal. Existing SDCI staff is sufficient to review permit applications and costs will be recovered by existing permit fees. Updated maps accompanying the legislation have already been prepared.

Is there financial cost or other impacts of *not* implementing the legislation?

No financial costs to the City are anticipated. If the City does not meet this deadline, property owners in floodplains may not be able to purchase new flood insurance or renew an existing policy. FEMA may also withhold grants from the City and other measures.

4. OTHER IMPLICATIONS

a. Does this legislation affect any departments besides the originating department?

No.

b. Is a public hearing required for this legislation?

No.

c. Does this legislation require landlords or sellers of real property to provide information regarding the property to a buyer or tenant?

No.

d. Is publication of notice with *The Daily Journal of Commerce* and/or *The Seattle Times* required for this legislation?

No.

e. Does this legislation affect a piece of property?

The legislation will apply to approximately 2,190 properties along the Puget Sound coast, the Duwamish River, and certain streams. The current floodplain regulations apply to approximately 2,005 properties so the updated mapping would include approximately 185 additional properties beyond those properties covered by the existing floodplain regulations.

f. Please describe any perceived implication for the principles of the Race and Social Justice Initiative. Does this legislation impact vulnerable or historically disadvantaged communities? What is the Language Access plan for any communications to the public?

Nationally, areas with more minority residents tend to have a greater share of unmapped flood risk. While FEMA's new maps better reflect that risk, some property owners will need to purchase flood insurance, which low-income property owners may struggle to afford. The City's floodplain regulations are consistent with the federal requirements for flood insurance.

- g. If this legislation includes a new initiative or a major programmatic expansion: What are the specific long-term and measurable goal(s) of the program? How will this legislation help achieve the program's desired goal(s).**

No new initiative or major programmatic expansion is proposed.