



FEMA

Flood Risk Review Meeting Minutes

Pendleton County, West Virginia

April 15, 2021
1:00pm
Webinar

Welcome, Introductions, and Opening Remarks

Presenters for the meeting included:

- Robert Pierson, PMP, *Project Officer, FEMA*
- Elizabeth Ranson, *NFIP Specialist, FEMA*
- Jason Sevanick Durant, GISP, CFM, *Project Manager, Wood*
- Matt Breen, P.E, CFM, *Study Engineer, Wood*
- Chuck Grishaber, *State NFIP Coordinator, WV Office of the Insurance Commissioner*
- Tyler Good, *Community Planner, Resilience Action Partners*

There was a total of 20 attendees, 10 of whom were community, Planning District Commission, or state representatives.

Contacts

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Presentation

Where We Are – Draft Maps

- This study has been ongoing since 2018, when a Discovery meeting was held for the South Potomac Watershed, which includes Pendleton County and the Town of Franklin.
- The Flood Risk Review (FRR) meeting gives local officials the opportunity to review and discuss the draft study data with representatives from FEMA and the State of West Virginia.
- Preliminary flood maps are scheduled to be released in the Fall of 2021, and another meeting will be scheduled to help County and community representatives prepare for outreach to property owners affected by the preliminary maps. Afterwards, a 90-day appeal period for all new or modified flood hazard information will start. Maps are expected to be finalized through a Letter of Final Determination (LFD) in the Spring of 2023 and will become effective six months later. However, if appeals are received the process may take longer.
- Representatives from the County and community are encouraged to submit review the draft study data and submit any concerns or comments up to 30 days from the date of the FRR meeting. Questions and comments can be sent to Kevin Sneed and Robert Pierson.

Flood Study Update

- This countywide study incorporates new hydrologic and hydraulic modeling and mapping for 2.6 miles of detailed, AE Zones, as well as new 'QL2' LiDAR data collected by FEMA and United States Geological Survey (USGS) in late 2016.
- This study updates all effective Zone A areas with revised model-backed data and establishes model-backed Zone A flood hazards in previously unmapped locations that drain at least 2 square miles. The total studied Zone A mileage is 402 miles.
- Approximate study reaches in this countywide project include any streams already identified as Zone A on the effective FIRM (which may include streams with 1 square mile or greater drainage areas) as well as any streams without previously mapped flood hazards that have drainage areas greater than or equal to 2 square miles.
- The draft data can be accessed on the West Virginia Flood Tool at <https://www.mapwv.gov/flood/map/>.
- The following significant impacts of the study were reviewed with the communities:
 - Approximately 340 structures are expected to be newly *mapped in* of the regulatory floodplain.
 - Approximately 665 structures are expected to be newly *mapped out* of the regulatory floodplain.
 - Many properties in the effective SFHA are not insured. Within the effective SFHA there are about 1,210 structures, compared to 54 NFIP policies. Countywide, there are 93 NFIP policies in force.
- FEMA will provide Pendleton County and incorporated communities with Flood Risk Dashboards that show how the proposed flood map updates could impact each community from a National Flood Insurance Program perspective.

Using Flood Risk Data to Reduce Risk

- Non-regulatory Flood Risk Products (FRPs) can inform flood mitigation decisions. These non-regulatory products include the Changes Since Last Firm (CSLF), Water Surface Elevation (WSE) grids, depth and analysis grids, and economic loss calculation tools. New FRPs associated with this update will be posted to the Map Service Center (MSC) when available.



- FRPs are helpful for managing development and for hazard mitigation planning. Since hazard mitigation planning is cyclical, FRPs can help identify hazards even after a new hazard mitigation plan is completed. Hazard identification should consistently inform decision-making as Pendleton County moves forward with mitigation and development projects.
- The National Flood Hazard Layer (NFHL), the MSC, and the West Virginia Flood Tool were discussed as tools to assess risk. There was a discussion clarifying that there are three different versions of the NFHL: Effective, Preliminary, and Draft.
- A discussion took place notifying attendees that the draft data is available for review on the West Virginia Flood Tool and will also soon be available on the FEMA Region 3 CSLF Viewer.

Discussion

- Hazard Mitigation Planning should incorporate the draft changes to the high-risk flood hazard areas. In areas with updated high-risk flood hazard areas, the more conservative data (wider floodplain and higher BFE) should be used for permitting.
- Following the FRR meeting, there will be a 30-day comment period for County and community officials to submit comments on the data. After the County and communities have reviewed the materials provided, FEMA and its mapping partners can be reached to answer any questions about the study.
- At this point, it is recommended that outreach be conducted to discuss future mitigation actions.
- The community will need to update their ordinance once FEMA issues the LFD (projected Summer 2022).

Questions/Comments

Q: Does the draft data change any of the existing floodplain or stormwater ordinances?

No. The County and incorporated communities will have an opportunity to update local ordinances for the new regulatory flood data at a later point in the project timeline. FEMA can provide assistance to communities when the time comes to update the floodplain ordinances.

Q: Can we review the structures being mapped in and out of the floodplain in the Town of Franklin?

Yes. The project manager for this Study, Jason Sevanick, gave a demonstration of the West Virginia Flood Tool to take a closer look at the structures being mapped in and out of the floodplain in the Town of Franklin.