




**CITY OF DANIA BEACH  
COMMUNITY DEVELOPMENT DEPARTMENT  
STAFF REPORT**

**DATE:** March 24, 2015

**TO:** Robert Baldwin, City Manager

**FROM:** Marc LaFerrier, AICP, Director 

**SUBJECT:** Ordinance Amending Chapter 12 "Flood Damage Prevention" 1<sup>st</sup> Reading

**BACKGROUND**

The City Commission previously adopted the Broward Model Flood damage Prevention Ordinance which included standards such as; limitation on enclosed areas under elevated buildings, a requirement to require accumulation of costs of improvements and repairs of buildings based on issued building permits over a five (5) year period, a requirement to require buildings that sustain repetitive flood damage over a ten (10) year period to be included in the definition of "substantial damage", requirements for critical facilities, and requirements for providing hydraulically equivalent volume in the flood hazard area for proposed fill and, pursuant to Broward County Board of Rules and Appeals.

However after implementing these regulation, staff has determined the accumulation of cost of improvements and repairs of buildings based on issued building permits over a five (5) year period may cause an unnecessary hardship on residents trying to improve or repair their property. By limiting the accumulation of improvement costs to only one (1) year allows for residents located in a special flood hazard area to repair their home up to 50% of the market value each year. Staff has contacted the State's CRS coordinator and has confirmed that the proposed amendment would not change or reduce the City's current CRS rating and therefor would not affect the 5% discount currently received by Dania Beach residents for flood insurance premiums.

City staff recommends that the current flood ordinance amending the requirement to accumulate the costs of improvements and repairs of buildings located in the Special Flood Hazard Area (SFHA) based on issued building permits from over a five (5) year period to a one (1) year period.

**STAFF RECOMMENDATION**

City Commission approve the amended Flood Ordinance.