



**Cover Sheet Notes**

Development Services Center  
101 City Hall Plaza | Durham, NC 27701  
919-560-4137 or 919-560-4144 | [dscfloodplain@durhamnc.gov](mailto:dscfloodplain@durhamnc.gov)  
[www.durhamnc.gov](http://www.durhamnc.gov)

Development  
Services Center

Date: \_\_\_\_\_

**COVER SHEET NOTES for FLOODPLAIN:**

**Either- For sites without floodplain on the property [add correct FIRM panel reference and date]:**

- THIS SITE IS NOT IN ANY SPECIAL FLOOD HAZARD AREAS OR FUTURE CONDITIONS FLOOD HAZARD AREAS, AS SHOWN ON:  
FIRM PANEL(S): \_\_\_\_\_,  
EFFECTIVE DATE(S): \_\_\_\_\_.

**Or- For sites with floodplain on the property use this 3 part note to list all flooding sources associated with the site, in chronological order, where applicable):**

**Part 1-Add this**

- ALL PROPOSED AND FUTURE DEVELOPMENT WITHIN THE FLOODWAY OR NON-ENCROACHMENT AREA OR FLOODWAY FRINGE AND NON-ENCROACHMENT AREA FRINGE, INCLUDING FILL, NEW CONSTRUCTION, SUBSTANTIAL IMPROVEMENTS, MANUFACTURED HOUSING, STORAGE OF MATERIALS AND STORAGE OF TOXIC OR FLAMMABLE SUBSTANCES, IS PROHIBITED EXCEPT AS PROVIDED BY APPLICABLE FLOOD HAZARD REGULATIONS OF UDO SECTION 3.22 AND 8.4.

**Part 2- Either -use this when Development is not proposed in flood sources-**

- THIS DEVELOPMENT WITHIN THIS SITE IS NOT LOCATED IN ANY SPECIAL FLOOD HAZARD AREAS OR FUTURE CONDITIONS FLOOD HAZARD AREAS, AS SHOWN ON:  
FIRM PANEL(S): \_\_\_\_\_,  
EFFECTIVE DATE(S): \_\_\_\_\_,  
KNOWN FLOOD SOURCES:

**Part 2 - Or -use this when Development is proposed in flood sources-**

- THE DEVELOPMENT WITHIN THIS SITE IS LOCATED WITH THE FOLLOWING FLOOD SOURCES AS NOTED AND SHOWN ON:  
FIRM PANEL(S): \_\_\_\_\_,  
EFFECTIVE DATE(S): \_\_\_\_\_,  
KNOWN FLOOD SOURCES:

**Part 3-Use the following (as needed), as part of question 2, align under "KNOWN FLOOD SOURCES"-**

**Use for streams-**

FEMA STREAM NAME: \_\_\_\_\_, BFE(S): \_\_\_\_\_.

**Use for LOMRs-**

LOMR NUMBER: \_\_\_\_\_, EFFECTIVE DATE: \_\_\_\_\_,

FEMA STREAM NAME: \_\_\_\_\_, BFE(S): \_\_\_\_\_.

**Use for Flood Studies-**

FLOOD STUDY GENERATED BY OTHERS: \_\_\_\_\_, EFFECTIVE DATE: \_\_\_\_\_,

FEMA STREAM NAME: \_\_\_\_\_, BFE(S): \_\_\_\_\_,

ENGINEER'S NAME: \_\_\_\_\_, COMPANY'S NAME: \_\_\_\_\_,

COMPANY ADDRESS: \_\_\_\_\_,

PHONE: \_\_\_\_\_, EMAIL: \_\_\_\_\_.

**COVER SHEET NOTES for FLOODPLAIN (CONTINUED):**

1. ALL BFES FOR FLOODPLAIN/FLOODWAY OR OTHER FLOOD SOURCES ARE SURVEYED ON THIS PLAN TO SHOW POTENTIAL IMPACTS THAT PLACE STRUCTURES AND OTHER WORK NEAR, IN OR CROSSING A CONDITION OF FLOODING TO PROTECT THE LIVES AND PROPERTY OF THE COMMUNITY. FLOODWAY IS SHOWN AS FEMA MAPPED.

**COVER SHEET NOTES for SPECIAL CONDITIONS OF APPROVAL:**

1. ALL DEVELOPMENT SHOWN ON THIS PLAN THAT IS LOCATED WITHIN THE FLOODPLAIN WILL REQUIRE THE FOLLOWING BEFORE HOLDS WILL BE RELEASED AND COS ARE GIVEN:
  - AS-BUILTS AFTER COMPLETION,
  - A FLOODPLAIN SITE INSPECTION, AND
  - FINAL FLOODPLAIN PERMIT CLOSEOUT.
2. ALL DEVELOPMENT FOR FLOODPLAIN PERMIT # \_\_\_\_\_ FP IS OUTLINED AS SHOWN ON THE FLOODPLAIN IMPACT PLAN SECTION \_\_\_\_\_. NO COS WILL BE ISSUED FOR LOTS \_\_\_\_\_ UNTIL FLOODPLAIN PERMIT # \_\_\_\_\_ FP HAS BEEN CLOSED OUT (INCLUDING THE ASSOICATED FINAL APPROVED LOMR FROM FEMA).
3. ALL DEVELOPMENT FOR FLOODPLAIN PERMIT # \_\_\_\_\_ FP ASSOCIATED WITH THE ACCESS DRIVE IS OUTLINED AS SHOWN ON THE FLOODPLAIN IMPACT PLAN SECTION \_\_\_\_\_. NO COS WILL BE ISSUED FOR 50% OF THE LOTS ASSOCIATED WITH THIS ACCESS. THE LOTS HELD SHALL INCLUDE LOTS \_\_\_\_\_ TO \_\_\_\_\_ UNTIL FLOODPLAIN PERMIT # \_\_\_\_\_ FP HAS BEEN CLOSED OUT (INCLUDING THE ASSOICATED FINAL APPROVED LOMR FROM FEMA).
4. THE PROPOSED ACCESS DRIVE IS AT 3' FREEBOARD ALL DEVELOPMENT FOR FLOODPLAIN PERMIT # \_\_\_\_\_ FP ASSOCIATED WITH THE ACCESS DRIVE IS OUTLINED AS SHOWN ON THE FLOODPLAIN IMPACT PLAN LOCATED IN SECTION \_\_\_\_\_. NO COS WILL BE ISSUED FOR 25% OF THE LOTS ASSOCIATED WITH THIS ACCESS. THE LOTS HELD SHALL INCLUDE LOTS \_\_\_\_\_ TO \_\_\_\_\_ UNTIL FLOODPLAIN PERMIT # \_\_\_\_\_ FP HAS BEEN CLOSED OUT (INCLUDING THE ASSOICATED FINAL APPROVED LOMR FROM FEMA).
5. ALL PROPOSED DEVELOPMENT IN THE FLOODPLAIN IS ASSOCIATED TO FLOODPLAIN PERMIT # \_\_\_\_\_ FP AS OUTLINED AND SHOWN ON THE FLOODPLAIN IMPACT PLAN. NO COS WILL BE ISSUED FOR ANY OF THE LOTS ASSOCIATED WITH PROPERTIES, UTILITIES OR OTHER WORK LOCATED IN IN THE FLOODPLAIN. THE LOTS HELD SHALL INCLUDE LOTS \_\_\_\_\_ TO \_\_\_\_\_ UNTIL FLOODPLAIN PERMIT # \_\_\_\_\_ FP HAS BEEN CLOSED OUT (INCLUDING THE ASSOICATED FINAL APPROVED LOMR FROM FEMA).
6. ALL PROPOSED DEVELOPMENT IN THE FLOODPLAIN IS ASSOCIATED TO FLOODPLAIN PERMIT # \_\_\_\_\_ FP AS OUTLINED AND SHOWN ON THE FLOODPLAIN IMPACT PLAN. THE PROPOSED ACCESS IS DESIGNED TO A 3' FREEBOARD NO COS WILL BE ISSUED FOR 50% OF THE LOTS ASSOCIATED WITH PROPERTIES OR WORK LOCATED IN IN THE FLOODPLAIN. THE LOTS HELD SHALL INCLUDE LOTS \_\_\_\_\_ TO \_\_\_\_\_ UNTIL FLOODPLAIN PERMIT # \_\_\_\_\_ FP HAS BEEN CLOSED OUT (INCLUDING THE ASSOICATED FINAL APPROVED LOMR FROM FEMA).