March 2020

Dear Property Owner

The City is providing you with this courtesy notification because FEMA is in the process of updating the official floodplain maps for Linn County. As a result, the floodplain in the vicinity of your property is changing. We trust the following information is helpful as you reassess your flood risk, based on this new information.

What are floodplain maps and Why is FEMA changing them?
FEMA’s official floodplain maps (www.msc.fema.gov) are used across the country to inform property owners, banks, insurers, realtors and regulators about the estimated flood risk in specific locations. Over time, technology has provided a more accurate picture of this risk, and it is therefore appropriate to update the maps accordingly. The last update of the maps for Linn County was in 2010.

What is the City’s role in these changes?
The National Flood Insurance Program (NFIP) is a federal program that enables property owners in participating communities such as ours, to purchase flood insurance. As part of the City of Cedar Rapids’ participation in the NFIP, we partner with FEMA to manage development in the regulatory floodplain within the City limits. Some locally generated topographic data was provided to FEMA to assist with these map updates.

How has the floodplain changed near my property?
You received this letter because you are in the vicinity of a change to FEMA’s official floodplain. Not everyone in or close to the floodplain will see a change. Your property may be closer to or further away from the new floodplain than it is on today’s map. Further details can be found by visiting https://www.fema.gov/view-your-communitys-preliminary-flood-hazard-data. City Staff can also assist you with identifying the specific change(s) near your property. Please contact us for more details at 319 286 5363 or s.pumphrey@cedar-rapids.org

I don’t agree with the changes. Can I appeal?
Yes – One of the reasons we want you to know about these changes is to give you a chance to review them and appeal if desired. The appeal window is for 90 days and ends on June 8, 2020. However, there are specific rules about what it takes to appeal the map. More details can be found here: https://bit.ly/2wsskVX.

When do the changes become effective?
Once the appeal period is complete, FEMA will issue a “Letter of Final Determination” that will set the adoption date. We anticipate the maps becoming effective in the early months of 2021, although a specific date has not yet been determined.

Development Services Department
City Services Center • 500 15th Avenue SW • Cedar Rapids, Iowa 52404 • 319-286-5780
How can I better protect my property and what I’ve invested in it?

There are multiple ways in which a property owner can increase resiliency of their property, the most important being the purchase of flood insurance. Your lender may require you to purchase flood insurance, but even if they don’t, it’s a good idea. It’s available whether or not you are in the floodplain. More information on flood insurance can be found at [www.floodsmart.gov](http://www.floodsmart.gov).

I have questions – who can I contact?

Please reach out to us at 319 286 5780 or at s.pumphrey@cedar-rapids.org with any questions about this map update process and how it might affect you.

Sincerely

Sandy Pumphrey, PE, CFM
Asst. Development Services Manager

![Comparison of Flood Hazard](image)

Example of how the regulatory floodway (cross-hatched) along with the 100-year (teal color), and 500-year (orange color) floodplains are changing.